



**CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY**  
Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road,  
Egmore, Chennai - 600 008  
Phone : 28414855 Fax: 91-044-28548416  
E-mail: [mscmda@tn.gov.in](mailto:mscmda@tn.gov.in)  
Web site: [www.cmdachennai.gov.in](http://www.cmdachennai.gov.in)

**Letter No. L1/10759/2018**

**Dated: 4.07.2019**

To  
M/s.Sukeerthi Properties LLP,  
"Newry Grandeur",  
New No.19, Old No.11,  
B Block, 2<sup>nd</sup> Avenue, Anna Nagar East,  
Chennai - 600 102.

**Sir,**

- Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission Application – Sub-Division of house sites in the land comprised in S.Nos.33 pt, 35/1 pt & 2 pt, 50/2A2 & 2B1B, 52/1A1 pt, 1A2, 1B1 pt, 1B2 pt & 2A1 pt, 53/1, 2 & 3, 54 pt, 55 pt, 56, 57/1, 2 & 3, 60, 70/2 pt, 72 and 73/1 of Parivakkam village, Poonamallee Taluk, Thiruvallur District, Poonamallee Panchayat Union limit– Remittance of Development Charge and other charges – Advice sent - Reg.
- Ref: 1. Planning Permission Application for laying out of house sites received in APU No.L1/2018/000118 dated 21.06.2018.  
2. This office letter even No. dated 20.07.2018 addressed to the applicant.  
3. Your letter dated 11.08.2018.  
4. This office letter even No. dated 29.08.2018 addressed to the applicant.  
5. Your letter dated 11.09.2018.  
6. This office letter even No. dated 28.11.2018 addressed to the applicant.  
7. This office letter No.L1/6993/2018 dated 12.12.2018 addressed to the Partner, M/s.Sukeerthi Properties LLP with a copy marked to the Commissioner, Poonamallee Panchayat Union.  
8. Your letter dated 08.01.2019 & 25.01.2019.  
9. The CE, WRD, PWD, Chennai Region letter No.DB/T5(3)I – Parivakkam I – III/2018/M dated 25.02.2019.  
10. The Commissioner, Poonamallee Panchayat Union in letter Rc.No.0058/A3/2019 dated 26.04.2019 enclosing a copy of Gift Deed for Road area registered as Doc.No.1160/2019 dated 26.03.2019 @ SRO, Poonamallee.  
11. Your letter dated 22.05.2019.  
12. Your letter dated 30.05.2019 enclosing the No Objection Certificate issued by the Tahsildar, Poonamallee in RC.No.2618/2018/B1 dated 08.11.2018.  
13. Your letter dated 12.06.2019 enclosing revised Sub-division plan.

\*\*\*

The proposal received in the reference 1<sup>st</sup> cited for Sub-Division of house sites in the land comprised in S.Nos.33 pt, 35/1 pt & 2 pt, 50/2A2 & 2B1B, 52/1A1 pt, 1A2, 1B1 pt, 1B2 pt & 2A1 pt, 53/1, 2 & 3, 54 pt, 55 pt, 56, 57/1, 2 & 3, 60, 70/2 pt, 72 and 73/1 of Parivakkam village, Poonamallee Taluk, Thiruvallur District, Poonamallee Panchayat Union limit was examined and layout plan has been prepared to satisfy the Development Regulation requirements and taking into account of the existing developments around / future demand for circulation in the area. You are requested to remit the following charge by **Two** Demand Draft of a Nationalized Bank in Chennai City drawn in favour of **Member Secretary, CMDA, Chennai-8**, at cash counter (between 10.00 a.m. to 4.00 p.m.) in

CMDA and produce the duplicate copy of the receipt to the Layout Division in CMDA or you may also remit the following charges through online gateway payment in Indusind Bank A/c.No.100034132198 & IFSC Code No.INDB0000328 and inform the same to this office.

i)	Development charges for land under Sec.59 of T&CP Act 1971	Rs.2,10,000/- (Rupees Two Lakhs Ten Thousand only)
ii)	Layout preparation charges	Rs. 5,000/- (Rupees Five Thousand only)
iii)	Balance Scrutiny Fee	NIL
iv)	Regularization charges for land	Does not arise
v)	Open Space Reservation Charges under DR Annexure XX (i.e) equivalent land cost in lieu of the land to be reserved and handed over)	Does not arise

2. You are also requested to remit an amount of **Rs.500/-** (Rupees Five Hundred only) **in cash towards contribution to Flag Day Fund.**

3. Payment received after 30 days from the date of issue of this letter attracts interest at the rate of 12% per annum (i.e. 1% per month) for every completed month from the date of issue of this letter. This amount of interest shall be remitted along with the charges due.


4. The papers would be returned unapproved if the payment is not made within 60 days from the date of issue of this letter.

5. You are also requested to furnish the following particulars:

- i. Tabular statement showing the S.Nos. covered in the site under reference and road portion, its extent as per document and patta, name of the present land owner, the document No., patta No. in which the present land owner inherited the property etc. duly signed by the applicant and Licensed Surveyor as called for in this office letter dated 15.05.2019.
- ii. An Declaration in Rs.20/- Stamp paper undertake to obtain the specification & other hydraulic particulars pertaining to the proposed culvert to be constructed across the said channel from the Competent Authority before commencing the development in the site under reference.

6. On compliance / fulfillment of the above payments and receipt of above particulars, the skeleton plan showing road space and park area to be handed over to the Local Body will be sent to the Commissioner, Poonamallee Panchayat Union.

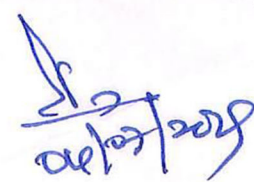
Yours faithfully,

  
for Principal Secretary /  
Member-Secretary

**Copy to:-**

1. **The Commissioner,**  
Poonamallee Panchayat Union  
Poonamallee, Chennai – 600 056.
2. **The Senior Accounts Officer**  
Accounts (Main) Division  
CMDA, Chennai – 600 008.



  
02/07/2019

2/2