



TOTAL EXTENT (AS PER DOCUMENT)	: 3885 SQ.M
ROAD AREA	: 1660 SQ.M
PUBLIC PURPOSE AREA(1%)	: 24 SQ.M
(P.P-1 HANDED OVER TO THE LOCAL BODY (0.5%) - 11 SQ.M P.P-2 HANDED OVER TO THE TANGEDCO (0.5%) - 13 SQ.M)	
REGULAR PLOTS (1 TO 23)	: 23 Nos.
E.W.S. PLOTS (359 SQ.M) (24 TO 30)	: 7 Nos.
TOTAL NO.OF.PLOTS	: 30 Nos.

NOTE:
 1. SPLAY - 1.5M X 1.5M
 2. MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSION.
 3. ROAD AREA
 PUBLIC PURPOSE -1 } WERE HANDED OVER TO THE LOCAL BODY VIDE GIFT DEED
 PUBLIC PURPOSE -2 } DOCUMENT NO.4505/2021, DATED: 25.03.2021 @ SRO SELAIYUR.

CONDITIONS:
 (I)TNCDBR-2019 RULE NO: 47 (8) & AMENDMENTS APPROVED IN G.O.Ms.No.16, MAWS (MA1) DEPARTMENT DATED 31.1.2020 AND PUBLISHED IN TNGG ISSUE No.41 DATED:31.01.2020
 ONE PERCENT OF LAYOUT AREA EXCLUDING ROAD, ADDITIONALLY, SHALL BE RESERVED FOR "PUBLIC PURPOSE". WITHIN THE ABOVE CEILING 0.5% OF AREA SHALL BE TRANSFERRED TO THE LOCAL BODY AND 0.5% OF AREA SHALL BE TRANSFERRED TO THE TANGEDCO OR TO THE LOCAL BODY FREE OF COST THROUGH A REGISTERED GIFT DEED BEFORE THE ACTUAL SANCTION OF THE LAYOUT.
 (II)TNCDBR-2019, RULE NO: 47 (9) IN G.O(Ms) No.18,MAWS DEPARTMENT DATED:04.02.2019 & AMENDMENTS APPROVED IN G.O.Ms.No.16, MAWS (MA1) DEPARTMENT DATED 31.1.2020 AND PUBLISHED IN TNGG ISSUE No.41, DATED 31.01.2020
 THE OWNER OR DEVELOPER OR PROMOTER SHALL SELL THE EWS PLOTS ONLY FOR EWS PURPOSE. AMALGAMATION SHALL BE PERMISSIBLE IN THOSE CASES OF ECONOMICALLY WEAKER SECTION PLOTS, AFTER A PERIOD OF THREE YEARS. IN SUCH CASES OF AMALGAMATION, THE PLANNING PARAMETERS FOR ECONOMICALLY WEAKER SECTION AREAS SHALL NOT APPLY.
 (III)TNCDBR-2019, RULE NO: 47 (11)
 THE COST OF LAYING IMPROVEMENTS TO THE SYSTEMS IN RESPECT OF ROAD, WATER SUPPLY, SEWERAGE, DRAINAGE OR ELECTRIC POWER SUPPLY THAT MAY BE REQUIRED AS ASSESSED BY THE CONCERNED AUTHORITY, NAMELY, THE LOCAL BODY AND TAMIL NADU ELECTRICITY BOARD, SHALL BE BORNE BY THE APPLICANT.
 ©NECESSARY SPACE FOR BUILDING LINE TO BE LEFT AS PER THE RULE IN FORCE WHILE TAKING UP DEVELOPMENT IN EVERY PLOT.

- LEGEND :**
- SITE BOUNDARY
 - ROADS GIFTED TO LOCAL BODY
 - EXISTING ROAD
 - PUBLIC PURPOSE-1 GIFTED TO LOCAL BODY
 - PUBLIC PURPOSE-2 GIFTED TO TANGEDCO
 - E.W.S

CONDITIONS:
 THE LAYOUT APPROVED IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCAL BODY CONCERNED.

P.P.D NO : 64
L.O 2021
APPROVED
 VIDE LETTER NO : L1/11587/2020
 DATE : 9/04/2021

9/4/21
 FOR CHIEF PLANNER(LAYOUT)
 CHENNAI METROPOLITAN
 DEVELOPMENT AUTHORITY 4/5

D. Anitha
 8/4/2021
 PREPARED BY

Rajesh
 02/04/2021
 P.A.I

9/4/2021
 A.P

ST.THOMAS MOUNT PANCHAYAT UNION

LAYOUT OF HOUSE SITES IN S.Nos. 147/1 & 147/2 OF ARASANKAZHANI VILLAGE.

SCALE-1:800 (ALL MEASUREMENTS ARE IN METRE)

