



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
Web site: www.cmdachennai.gov.in

Letter No.L1/11991/2020

Dated: 08.08.2021

To

Thiru.S.Asokan,
No.11-F Block, 2nd Main Road,
Anna Nagar,
Chennai – 600 102.

Sir,

Sub: CMDA - APU – Layout Division – Layout of House sites comprised in S.No.21/1 of Nedungundram Village, Vandalur Taluk, Chengalpattu District, Kattankolathur Panchayat Union limit - Remittance of applicable charges – Demand sent – Reg.

- Ref:
1. Planning Permission Application for laying out of house sites received in APU. No. L1/2020/000245 dated 07.11.2020.
 2. G.O.(Ms).No.181, Housing and Urban Development [UD4(1)] Department dated 09.12.2020.
 3. This office letter dated 25.02.2021 addressed to the applicant.
 4. Applicant letter dated 08.03.2021.
 5. This office letter dated 08.07.2021 addressed to the SRO, Tambaram.
 6. Applicant letter dated 04.08.2021 received on 05.08.2021.
 7. This office remainder letter dated 13.08.2021 addressed to the applicant & SRO, Tambaram.

8. Jt. Sub-Registrar, Tambaram letter Rc. No. 402/2021 dated 15.07.2021

The proposal received in the reference 1st cited for layout of House sites in S.No.21/1 of Nedungundram Village, Vandalur Taluk, Chengalpattu District, Kattankolathur Panchayat Union limit was examined and layout has been prepared to satisfy the Tamil Nadu Combined Development & Building Rules, 2019 requirements and taking into account of the existing developments around / future demand for circulation in the area. You are requested to remit the following charges by **three** 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. 18,000/- (Rupees Eighteen Thousand only)
ii)	Layout preparation charges	Rs. 9,000/- (Rupees Nine Thousand only)
iii)	Regularization charges for land	-NA-
iv)	Open Space Reservation Charges under DR Annexure XX (i.e) equivalent land cost in lieu of the land to be reserved and handed over) (for 373 sq.m.)	Rs.35,00,000/- (Rupees Thirty Four Lakhs and Ninety Eight Thousand only)
v)	Balance Scrutiny Fee	NIL

20,000/-

Twenty

Five

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.

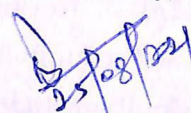
4. The papers would be returned unapproved if the payment is not made within 60 days from the date of issue of this letter.

5. You are also requested to furnish the following particulars as called for in the reference 3rd cited:

- i. Chitta & adangal for the site under reference in favour of present owner Thiru.S.Asokan duly attested by a revenue Official.
- ii. FMB Sketch for the S.No.21 of Nedungundram village incorporating all the latest sub-divisions including the site under reference duly attested by a Deputy Tahsildar.
- iii. Present status of the W.P.No.33063 of 2019 filed by Thiru.R.Devadoss against Tvl.S.Asokan & Others in the Hon'ble High Court of Madras and the O.P.No.167/2019 filed before the District Munsif Court @ Chengalpattu.
- iv. Soft copy (CD) of the proposed Layout plan.

6. On compliance / fulfillment of the above, the skeleton plan showing road area and PP-1 & 2 sites to be handed over to the Local Body will be sent to you for submission of the Gift Deed executed in Rs.100/- stamp paper in favour of the **Kattankolathur Panchayat Union** represented by the **Member-Secretary, Chennai Metropolitan Development Authority** as Donee as per the prescribed format duly signed by the Donor.


o/c
Yours faithfully,



for Senior Planner, Layout

Copy to:-

1. **The Commissioner,**
Kattankolathur Panchayat Union,
Kattankolathur – 603 202,
Chengalpattu District.

2. **The Senior Accounts Officer,**
Accounts (Main) Division,
CMDA, Chennai – 600 008.


24/08/21


24/08/2021