



**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. L1/12883/2019

Dated: 08.08.2019

To  
Thiru.J.Ashwin,  
No.15/49, Siruvallur Road,  
Perambur,  
Chennai – 600 011.

Sir,

- Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission Application – Layout of house sites in S.Nos.410/2 part, 410/5 part & 428 part of Ayapakkam Village, Avadi Taluk, Thiruvallur District, Villivakkam Panchayat Union limit - Development Charge and other charges to be remitted – Advice sent - Reg.
- Ref: 1. PPA for laying out of house sites received in this office vide reference APU No.L1/2019/000176 dated 31.07.2019.  
2. Layout of house sites approved in CMDA vide PPD/LO.No.49/2009 in letter No.L1/12195/2009 dated 21.10.2009.  
3. Authority Resolution in A.R.No.126/2018 dated 14.11.2018 by converting the School site lying in approved layout PPD/LO.NO.49/2009 into residential site.  
4. This office letter even No. dated 02.08.2019 addressed to the applicant.

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The proposal received in the reference 1<sup>st</sup> cited for laying out of house sites in S.Nos.410/2 part, 410/5 part & 428 part of Ayapakkam Village, Avadi Taluk, Thiruvallur District, Villivakkam Panchayat Union limit was examined and layout has been prepared to satisfy the Development Regulations 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 **two** separate Demand Drafts 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.9,000/- (Rupees Nine Thousand only)
ii)	Layout preparation charges	Rs.5,000/- (Rupees Five Thousand only)
iii)	Balance Scrutiny Fee	Nil
iv)	Regularization charges for land	-NA-



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)	-NA- (since site under reference lies in an approved layout)
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2. You are also requested to remit a sum of **Rs.500/- (Rupees Five Hundred only) in cash towards contribution to Flag Day.**

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. On compliance / fulfillment of the above the skeleton plan showing road area and Public Purpose site (0.5% area) to be handed over to the Local Body will be sent to the Commissioner, Villivakkam Panchayat Union and the balance Public Purpose site (0.5% area) to be handed over to the TANGEDCO will be sent to the Superintendent Engineer, Chennai Electricity Distribution Circle West, Thirumangalam, Anna Nagar, Chennai-600 040.

Yours faithfully,

*[Handwritten signature]*

*[Handwritten signature]*  
8/8/19

for Senior Planner, MSB/Layout

*[Handwritten signature]*  
08/08/2019

**Copy to:-**

**1. The Commissioner**

Villivakkam Panchayat Union  
Villivakkam @ Ambathur  
Chennai – 600 053.

**2. The Senior Accounts Officer**

Accounts (Main) Division  
CMDA, Chennai – 600 008.

