



**CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY**

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E-mail: [mcmda@tn.gov.in](mailto:mcmda@tn.gov.in)  
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Letter No. L1/14915/2016

Dated 01.06.2017

To

**1. The Executive Officer**

Minjur Selection Grade Town Panchayat  
Minjur, Chennai – 601 203.

Sir,

Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission – Proposed Laying out of house site in S.No. 63/2 of Minjur village, Ponneri Taluk, Thiruvallur District, Minjur Town Panchayat limit – Approved - Reg.

- Ref:
1. PPA received in APU Letter No.L1/2016/000685 dated: 28.09.2016.
  2. This office letter even no. dated 02.12.2016 addressed to the applicant.
  3. Applicant letter dated 30.11.2016 and 07.12.2016.
  4. This office DC advice letter even no. dated 01.03.2017 addressed to the applicant.
  5. Applicant letter dated 06.03.2017.
  6. This office letter even No. dated 11.03.2017 addressed to the Executive officer Minjur selection Grade Town Panchayat. Letter RC.No.60/2017/A1/Dated 20.04.2017 from the Executive office Minjur selection Grade Town Panchayat enclosing the Gift Deed for Roads area registered as Doc.No.1371/2017 dated: 10.04.2017. @ SRO, Ponneri

8. Applicant letter dated 02.05.2017.
9. CE (Chennai Region), WRO, PWD Lr. No. T5(3)/8488/2009, dated 31.08.2009.

The proposal received in the reference 1<sup>st</sup> cited for the Proposed Laying out of house site in S.No. 63/2 of Minjur village, Ponneri Taluk, Thiruvallur District, Minjur Town Panchayat limit was examined and layout plan has been revised to satisfy the Development Regulation requirements and approved.

2. Issuance of Planning Permission by CMDA under the statutory provisions does not confirm any ownership or title over the property, in favour of the applicant. Before issuing planning permission for any development, Chennai Metropolitan Development Authority in this regard, checks only the aspect of applicant's right over the site under reference to make the development thereon based on the copies of the documents (such as Sale Deed, Patta, Lease Deed, Gift Deed etc., and GPA) furnished by the applicant along with his application to prove the same. Thus, CMDA primarily considers only the aspect on whether the applicant prima facie has a right to carry out development on the site under reference.

3. Any person who acquires interest in the property shall ensure independently about the ownership and the applicant's right before acquiring the same. Further, if any individual claim right (or) title over the property he/she/ they shall have to prove it before the appropriate/competent Court to decide on the ownership or get the matter settled in the Court of Law and CMDA is not the competent authority to decide on this matter.



4. The applicant has remitted the following charges / fees as called for in this office letter 4<sup>th</sup> cited:

Description of charges	Amount	Receipt No. & Date
Scrutiny Fee	Rs. 2,100/- ✓	B 002409 dated 28.09.2016. ✓
Development Charge for land	Rs. 4,500/- ✓	B-003777 ✓
Layout Preparation charges	Rs. 3,000/- ✓	<del>B-003337</del> dated 06.03.2017. ✓
Contribution to Flag Day Fund	RS. 500/- ✓	334753 ✓ dated 06.03.2017.

4. The approved plan is numbered as **PPD/LO.No.14/2017**. Three copies of sub-<sup>Layout</sup>division plan and planning permit **No.9378** are sent herewith for further action.

Yours faithfully,

*31/05/17*  
*08/08/17*  
*31/05/17*  
*31/05/2017*  
*01/06/2017*  
*2/5*  
for MEMBER SECRETARY

- Encl: 1. 3 copies of layout plan.  
2. Planning permit in duplicate  
(with the direction to not to use the logo of CMDA  
in the Layout plan since the same is registered).

Copy to:

- A. Lakshmi* ✓
1. Thiru. T. Kannan,  
Door No.1/85,  
24 Feet wide Road,  
Cinnaseemavaram,  
Minjur, Chennai – 601203.
  2. The Deputy Planner,  
Master Plan Division, CMDA, Chennai-8.  
(along with a copy of approved layout plan).
  3. Stock file /Spare Copy

~~B-003337 dated 06.03.2017.~~