



**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)  
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**Letter No. L1/15145/2019**

**Dated: 26.05.2020**

To

M/s.Sri Ayyapaa Builders Private Limited,  
GPA on behalf of Tmt.Subbammal,  
No.4/6, Giri Road, T.Nagar,  
Chennai – 600 017.

**Sir,**

**Sub:** CMDA - Area Plans Unit - Layout Division - Planning Permission Application – Sub-division of house sites in Old S.No.7/1B & 22, Present T.S.Nos.5/2 & 7/2, Ward-B, Block No.58 of Zamin Pallavaram Village, Pallavaram Taluk, Chengalpattu District. (previously Kancheepuram District), Pallavaram Municipal limit - Development Charge and other charges to be remitted – Advice sent - Reg.

- Ref:**
1. Planning Permission Application for laying out of house sites received in APU No.L1/2019/000214 dated 10.09.2019.
  2. This office letter even No.-1 dated 30.09.2019 addressed to the Commissioner, Pallavaram Municipality.
  3. This office letter even No.-2 dated 30.09.2019 addressed to the CE, WRD, PWD, Chennai Region.
  4. The Commissioner, Pallavaram Municipality letter Rc.No.6180/2019/F1 dated 11.11.2019.
  5. This office reminder letter even No. dated 20.11.2019 addressed to the CE, WRD, PWD, Chennai Region.
  6. This office letter even No. dated 10.12.2019 addressed to the applicant.
  7. The Applicant letters dated 20.12.2019 & 06.02.2020.
  8. The CE, WRD, PWD, Chennai Region letter No.DB/T5(3)/I-Zamin Pallavaram Village-II/2020/M dated 03.03.2020.

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The proposal received in the reference 1<sup>st</sup> cited for sub-division of house sites in Old S.No.7/1B & 22, Present T.S.Nos.5/2 & 7/2, Ward-B, Block No.58 of Zamin Pallavaram Village, Pallavaram Taluk, Chengalpattu District (previously Kancheepuram District), Pallavaram Municipal limit was examined and the sub-division plan has been prepared to satisfy the Tamil Nadu Combined Development and 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 **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.50,000/- (Rupees Fifty Thousand only)
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ii)	Layout preparation charges	Rs.4,000/- (Rupees Four 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)	Does not Arise (since OSR area of 985 sq.m. has been reserved in the sub-division)

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 6<sup>th</sup> cited:

- Online TSFR for old S.No.22 present T.S.No.7/2 measuring 2631 sq.mtr. in the name of present owner Tmt.Subbammal.
- Copy of Old FMB Sketches for the S.Nos.7 & 22 with incorporating all the latest sub- division duly attested by a revenue official.

6. On compliance / fulfilment of the above payment, the skeleton plan showing road space & park area to be handed over to the Local Body will be sent to the Commissioner, Pallavaram Municipality.

Yours faithfully,

O/c

26/5/20

for Member Secretary

26/05/2020

26/05/2020

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**Copy to:-**

- The Commissioner**  
Pallavaram Municipality,  
Pallavaram, Chennai – 43.
- The Senior Accounts Officer**  
Accounts (Main) Division  
CMDA, Chennai – 600 008.

