

**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.inWeb site: www.cmdachennai.gov.in**Letter No. L1/15272/2018****Dated: .11.2018**

To
The Executive Officer
Kundrathur Town Panchayat,
Kundrathur,
Chennai – 600 069.

Sir,

Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission – Laying out of Public Purpose Plot No.IV lying in CMDA Approved Layout PPD/LO No.15/2017 dated 06.06.2017 into house sites comprised in S.Nos.477/2 Part,485/2A part & 485/2B Part of Kundrathur Village, Pallavaram Taluk, Kancheepuram District, Kundrathur Town Panchayat limit – Approved - Reg.

Ref: 1. Planning Permission Application for laying out of house sites received in APU No.L1/2018/000189 dated 13.08.2018.
2. Layout of house sites approved vide PPD/LO No.15/2017 in this office letter No. L1/13855/2016-1 dated 06.06.2017.
3. Your letter dated 04.10.2018.
4. This office DC Advice letter even No. dated 29.10.2018 addressed to the Applicant.
5. Applicant letter dated 13.11.2018 enclosing the receipts for payment.
6. G.O.Ms.No.112, H&UD Department dated 22.06.2017.
7. Secretary (H & UD and TNRERA) Letter No.TNRERA/261/2017, dated 09.08.2017.

.....

The proposal received in the reference 1st cited for the proposed laying out of Public Purpose Plot No.IV lying in CMDA Approved Layout PPD/LO No.15/2017 dated 06.06.2017 into house sites comprised in S.Nos.477/2 Part,485/2A part & 485/2B Part of Kundrathur Village, Pallavaram Taluk, Kancheepuram District, Kundrathur 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.



vi)	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-
-----	--	------

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. On compliance / fulfillment of the above ^{payments,} the final plans will be sent to the Executive Officer, Kundrathur Town Panchayat for further action.

Yours faithfully,

26/10/2018

26/10/18

for Principal Secretary /
Member Secretary

2/2

26/10/2018

Copy to:-

1. The Executive Officer
Kundrathur Town Panchayat,
Kundrathur, Chennai – 600 069.

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

