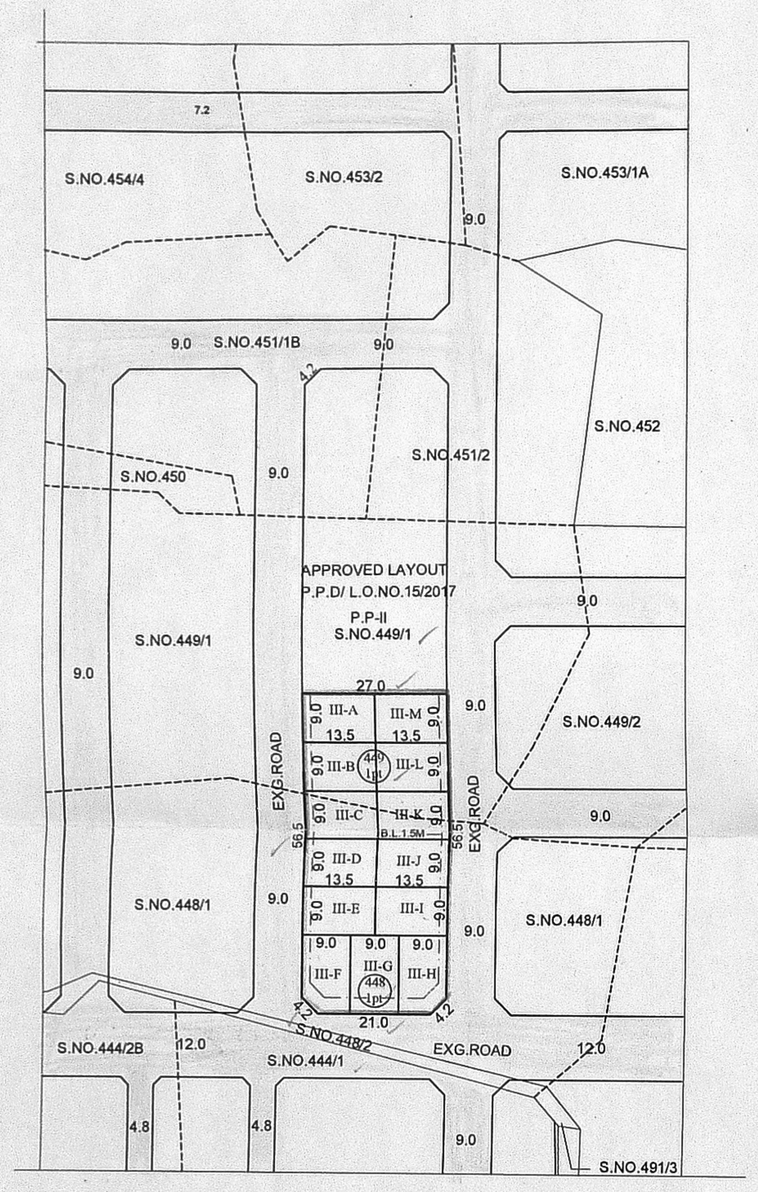

SITE EXTENT (AS PER APPROVED LAYOUT) : **1599 SQ.M**

NO.OF.PLOTS (RESIDENTIAL) : **13 Nos.**

NOTE:

MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSIONS

CONDITIONS :

(I) THE FOLLOWING AND OTHER CONDITIONS OF PWD VIDE THE CE,WRD,CHENNAI REGION, CHEPAUK , CHENNAI -5. LETTER NO.DB/T5(3)/ F- I & CULVERT-KUNDRATHUR / 2016/ 25.11.2016. ARE TO BE COMPLIED BY THE APPLICANT BEFORE ISSUING OF THE LAYOUT APPROVAL BY THE COMPETENT AUTHORITY (LOCAL BODY)

1. THE PROCESS OF EARTH FILLING AND COMPACTION SHOULD BE DONE FOR A DEPTH VARYING FROM 1.520 M TO 3.390 M DEPENDING UPON THE EXISTING FIELD LEVELS IN LAYERS OF NOT MORE THAN 0.30 METRE DEPTH TO ACHIEVE REQUIRED DEGREE OF COMPACTION AND THE EXISTING APPLICANT LAND SHOULD BE RAISED TO A LEVEL OF (+) 19.290M AND THE FILED UP TOP SURFACE SHOULD HAVE A GENTLE FALLING GRADIENT TOWARDS THE EAST/SOUTH DIRECTION.
2. THE ALL-ROUND PAVEMENT LEVEL WITHIN SITE SHOULD BE AT (+) 19.290M. THE APPLICANT SHOULD PROVIDE ALL-ROUND AND INTERIOR STORM WATER DRAINAGE NETWORK, SO THAT THE ULTIMATE DISPOSAL OF STORM WATER SHOULD BE DISCHARGED TO BE NEAREST NATURAL STORM WATER CHANNEL/DRAINS EXISTING ON THE EASTERN AND SOUTHERN SIDE OF THE APPLICANTS LANDS. THE APPLICANT SHOULD MAKE DRAIN NETWORKS AT THEIR OWN COST AND THE SAME IS TO BE CONNECTED TO THE NATURAL STORM WATER DRAINAGE OR CHANNEL. ALSO THE APPLICANT SHOULD PROVIDE EMERGENCY PUMPING OPERATION FOR THE SEEPAGE WATER IF IT IS PROPOSED TO HAVE BASEMENT FLOOR.
3. THE APPLICANT SHOULD MAKE THEIR OWN ARRANGEMENTS TO COLLECT THE DEBRIS AND GARBAGE'S WITHIN THE PREMISES DURING DEMOLITION AND ALSO DURING THE CONSTRUCTION OF BUILDING AND HAS TO BE DISPOSED OFF AS PER THE NORMS PRESCRIBED BY THE TAMIL NADU POLLUTION CONTROL BOARD AND OTHER DEPARTMENTS CONCERNED AND SHOULD NOT BE DUMPED IN THE NEARBY CHANNEL, PUBLIC PLACES ETC.
4. THE APPLICANT SHOULD DO PROPER SOIL TEST, AND SUITABLE FOUNDATION SHOULD BE SELECTED DEPENDING UPON THE SOIL CONDITION AND THE STRUCTURAL DESIGNED SHOULD BE OBTAINED FROM THE APPROVED STRUCTURAL ENGINEER.
5. THE PWD/WRD, WILL NOT BE HELD RESPONSIBLE FOR THE STRUCTURAL STABILITY AND SOUNDNESS OF THE BUILDING PROPOSED BY THEM AND PWD/WRD SPECIFICALLY RECOMMEND ONLY FOR INUNDATION POINT OF VIEW.
6. THE APPLICANT SHOULD PROVIDE RAIN WATER HARVESTING ARRANGEMENTS IN THE SITE AT THEIR OWN COST.
7. THE APPLICANT SHOULD MAKE NECESSARY ARRANGEMENTS FOR THE SEWERAGE TREATMENT AND FOR ITS DISPOSAL AFTER OBTAINING NECESSARY PERMISSION FROM THE CHENNAI METROPOLITAN WATER SUPPLY AND SEWERAGE BOARD AND AS PER THEIR NORMS IN EXISTENCE AND AS AMENDED FROM TIME TO TIME AND SHOULD NOT BE LET INTO THE NEARBY CHANNEL OR STORM WATER DRAIN.
8. THE APPLICANT SHOULD PROVIDE A PUCCA COMPOUND WALL ALL-ROUND THE PROPOSED LAYOUT SITE AND A SETBACK DISTANCE OF ABOUT 3.0M SHOULD BE LEFT WHEREVER THE SITE ABUTTING THE CHANNEL.
9. THE APPLICANT SHOULD CLEARLY DEMARCATE THE BOUNDARY OF THEIR LAND BEFORE THE COMMENCEMENT OF ANY DEVELOPMENTAL ACTIVITIES AND SHOULD NOT ENCROACH THE CHANNEL ABUTTING THE LAND.
10. THE APPLICANT SHOULD PROVIDE NECESSARY ARRANGEMENTS FOR FREE FLOW OF WATER THROUGH THE EXISTING CHANNEL TO THE DOWN SIDE AREA WITHIN THE PROPOSED LAYOUT SITE. ALSO THE APPLICANT SHOULD DESILT THE CHANNEL PERIODICALLY AND REMOVE THE OBSTRUCTION THEN AND THERE WITHOUT ANY HINDRANCE FOR FREE FLOW OF WATER AT THEIR OWN COST WITHIN THE PROPOSED LAND AND CONDITION NO.5 STIPULATED FOR CULVERT PERMISSION FURNISHED BELOW.
11. THE APPLICANT SHOULD NOT CARRY OUT ANY OTHER CROSS MASONRY STRUCTURES ACROSS THE CHANNEL WITHOUT PRIOR PERMISSION FROM PWD.
12. THE PWD/WRD OFFICIALS SHOULD BE ALLOWED TO INSPECT THE SITE AT ANY TIME DURING EXECUTION AND AFTER COMPLETION OF PROJECT ALSO.

PERMISSION FOR CULVERT

(III)LOCAL BODY SHOULD ENSURE COMPLIANCE OF ALL THE CONDITIONS STIPULATED BY PWD IN THEIR LETTER NO.T5 LETTER NO.DB/T5(3)/ F- I & CULVERT-KUNDRATHUR / 2016 / AND SHALL OBTAIN A LETTER FROM PWD CONFIRMING THE COMPLIANCE OF THE CONDITIONS BEFORE THE SANCTION AND RELEASE OF THE LAYOUT .

(IV) DR RULE NO : 29 (11)

THE COST OF LAYING IMPROVEMENTS TO THE SYSTEMS IN RESPECT OF ROAD, WATER SUPPLY, SEWERAGE, DRAINAGE OR ELECTRIC POWER SUPPLY THAT MAY BE REQUIRED AS ASSESSED BY THE COMPETENT AUTHORITY SHALL BE BORNE BY THE APPLICANT.

LEGEND:

SITE BOUNDARY

EXISTING ROAD

CONDITION:-

THE SUB-DIVISION APPROVAL IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCAL BODY CONCERNED

P.P.D / L.O NO 76 / 2018

APPROVED

VIDE LETTER NO : L1 / 15273 / 2018

DATED : / 11 / 2018

22/11/18

FOR MEMBER SECRETARY
CHENNAI METROPOLITAN
DEVELOPMENT AUTHORITY

4/5

PREPARED BY

P.A.II

A.P 25/11/2018

KUNDRATHUR TOWN PANCHAYAT

SKETCH SHOWING THE SUB DIVISION OF PUBLIC PURPOSE PLOT NO.III INTO RESIDENTIAL USE IN THE APPROVED LAYOUT P.P.D/L.O.NO.15/2017 IN S.Nos. 448/1pt AND S.No.449/1pt OF KUNDRATHUR VILLAGE.

SCALE-1:800 (ALL MEASUREMENTS ARE IN METRE)