



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road,
Egmore, Chennai - 600 008
Phone : 28414855 Fax: 91-044-28548416
E-mail: mcmda@tn.gov.in
Web site: www.cmdachennai.gov.in

Letter No. L1/15607/2019

Dated: 11.11.2019

To

Thiru.R.Chandrasekaran,
New No.4, 57th Street,
Ashok Nagar,
Chennai – 600 083.

Sir,

Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission Application – Laying out of house sites in the property comprised in S.Nos.192/1 & 2 and 198/1 & 2 of Thandalam Village, Pallavaram Taluk, Kancheepuram District, Kundrathur Panchayat Union limit – Remittance of Development Charge and other charges – Demand sent - Reg.

Ref:

1. Planning Permission Application for laying out of house sites received in No. L1/2019/000218 dated 16.09.2019.
2. This office letter even No. dated 18.10.2019 addressed to the Applicant.
3. Applicant letter dated 24.10.2019 & 28.10.2019.
4. This office letter even No. dated 06.11.2019 addressed to the Applicant.

The proposal received in the reference 1st cited for laying out of house sites for the land comprised in S.Nos.192/1 & 2 and 198/1 & 2 of Thandalam Village, Pallavaram Taluk, Kancheepuram District, Kundrathur Panchayat Union limit was examined and layout has been prepared to satisfy the Tamil Nadu Combined Development & 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.17,000/- (Rupees Seventeen Thousand only)
ii)	Layout preparation charges	Rs.12,000/- (Rupees Twelve 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	DNA (since the plottable area is less than 3000 sq.m.)



2. You are also requested to remit a sum 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. You are also requested to furnish the following particulars as called for in the reference 4th cited:

- i. FMB sketch for S.No.192 with incorporating the latest sub-divisions duly attested by a Revenue official not below the rank of Deputy Tahsildar.
- ii. Citta & Adangal for the S.No.192/1 & 2 duly attested by a Revenue official (Chitta & Adangal furnished along with PPA are attested by a Notary Public only).
- iii. Revised legal opinion for the site under reference as per the prescribed format (Annexure-C) disclosing the transaction details for every sub-divisions right from the year 1975 and including the land in S.No.198 measuring 53 cents.

5. The papers would be returned unapproved if the payment is not made within 60 days from the date of issue of this letter.

6. On compliance / fulfillment of the above payment, the skeleton plan showing Road & Park area and Public Purpose site (0.5% area) to be handed over to the Local Body will be sent to the Commissioner, Kundrathur Panchayat Union @ Padappai 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 (South-I), TANGEDCO, K.K.Nagar, Chennai-78.

Yours faithfully,

for Chief Planner. MSB/Layout

Copy to:-

1. The Commissioner

Kundrathur Panchayat Union
@ Padappai – 601 301,
Kancheepuram District.

2. The Senior Accounts Officer

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

o/c

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