



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
Web site: www.cmdachennai.gov.in

Letter No. L1/18548/2019

Dated: 6 .03.2020

To
Thiru.Sunil Kumar Lalwani,
GPA on behalf of M/s.Kalpataru Constructions,
No.7/493, Velachery Main Road, 1st Floor,
Medavakkam,
Chennai - 600 100.

Sir,

Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission Application – Layout of house sites in S.Nos.40/1A5B of Vengaivasal Village, Tambaram Taluk, Kancheepuram District, St.Thomas Mount Panchayat Union 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 CMDA vide APU No.L1/2019/000262 dated 07.11.2019.
 2. This office letter even No. dated 09.12.2019 addressed to the applicant.
 3. Applicant letter dated 10.12.2019.
 4. This office letter even No. dated 03.03.2020 addressed to the Sub-Registrar, Selaiyur.
 5. The Sub-Registrar, Selaiyur letter Rc.No.2-7/2020 dated 04.03.2020.

The proposal received in the reference 1st cited for laying out of house sites in S.Nos.40/1A5B of Vengaivasal Village, Tambaram Taluk, Kancheepuram District, St.Thomas Mount Panchayat Union limit was examined and layout has been revised 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 **Four** 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.10,000/- (Rupees Ten Thousand only)
ii)	Layout preparation charges	Rs.5,000/- (Rupees Five Thousand only)
iii)	Balance Scrutiny Fee	Nil
vi)	Regularization charges for land	Rs.65,000/- (Rupees Sixty Five Thousand only)



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) (for 151 sq.m.)	Rs.24,00,000/- (Rupees Twenty Four Lakhs only)
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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 payment, the skeleton plan showing road area and Public Purpose site (0.5% area) to be handed over to the Local Body will be sent to the St.Thomas Mount Panchayat Union @ Chitlapakkam, Chennai-64 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-II), TANGEDCO, K.K.Nagar, Chennai-78.

Yours faithfully,

o/c Hg 6/3/20
2/2
for Chief Planner, Layout
&
06/03/2020
06/03/2020

Copy to:-

1. The Commissioner

St. Thomas Mount Panchayat Union
@ Chitlapakkam, Chennai – 64.

2. The Senior Accounts Officer

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