



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. L1/18549/2019

Dated: 3 .01.2020

To

Thiru.T.Rajamani,
No.24, Pattammal Street,
Krishnapuram, Ambathur
Chennai - 600 053.

Sir,

Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission Application – Layout of house sites in S.No.216/1 part of Pothur village, Avadi Taluk, Thiruvallur District, Villivakkam 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 APU No. L1/2018/000263 dated 07.11.2019.
2. This office letter even No. dated 09.12.2019 addressed to the Applicant.
3. This office letter even No. dated 18.12.2019 addressed to the SRO, Redhills.
4. The SRO, Redhills letter Rc.No.449/Sub-Registrar/2019 dated 02.01.2020.

The proposal received in the reference 1st cited for laying out of house sites in S.No.216/1 part of Pothur village, Avadi Taluk, Thiruvallur District, Villivakkam Panchayat Union limit was examined and layout has been prepared to satisfy the Development Regulations 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.11,000/- (Rupees Eleven Thousand only)
ii)	Layout preparation charges	Rs.6,000/- (Rupees Six Thousand only)
iii)	Balance Scrutiny Fee	Nil
iv)	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 530 sq.m.)	Rs.14,15,000/- (Rupees Fourteen Lakhs and Fifteen Thousand only)

2. You are also requested to remit a sum of **Rs.500/- (Rupees Five Hundred only) in cash towards contribution to Flag Day.**

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 2nd cited:

- i. Chitta & Adangal for the site under reference (S.No.216/1 of Pothur Village) duly attested by a revenue official.
- ii. Form-A duly filled in and signed by the applicant and registered Professional (Form-A furnished by the applicant is not signed by the registered Professional).
- iii. A self-declaration in Rs.20/- stamp paper duly notarised indemnifying CMDA in the form of affidavit to the effect that the applicant will be liable for all future consequences in case of the land falling under land ceiling, land reforms or land acquisition.

6. On compliance / fulfillment of the above payments, the skeleton plan showing road space and public purpose site (0.5%) to be handed over to the Local Body will be sent to the Commissioner, Villivakkam Panchayat Union & public purpose site (0.5%) to be handed over to the TANGEDCO will be sent to the Superintending Officer, CEDC / North, TANGEDCO.

Yours faithfully,

o/c

3/1/20

1/2

for Chief Planner, MSB/Layout

03/01/2020

03/01/2020

Copy to:-

1. The Commissioner

Villivakkam Panchayat Union
Villivakkam @ Ambathur
Chennai – 600 053.

2. The Senior Accounts Officer

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

