



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.L1/18821/2016 -1

Dated: 07.2017

04.08.2017

To

The Commissioner,
Greater Chennai Corporation,
Ripon Building,
Chennai – 600 003.

Sir,

Sub : CMDA – Area Plans Unit – Layout Division - Planning Permission – Layout of house sites in Old S.Nos.342 part & 489, Present T.S.No.42 part, Block Bo.72, Old S.Nos.344 part, 471 part, 472, 473 part, 475 part, 485 part, 486 part & 487, Present T.S.No.46 part, Block No.72, Ward-B of Ambathur village, Ambathur Taluk, Thiruvallur District, Greater Chennai Corporation limit – Approved – Reg.

- Ref:
1. PPA received in APU No.L1/2016/000836 dated 09.12.2016.
 2. Applicant letter dated 13.02.2017.
 3. This office letter even No. dated 27.03.2017 addressed to the Chief Engineer, WRD, Chennai Region (PWD).
 4. Letter received from the Chief Engineer, WRD, Chennai Region (PWD) in letter no. DB/T5(3)/F-I & C-Ambathur/2016 dated 31.03.2017 received on 05.04.2017.
 5. This office DC advice letter even No. dated 16.05.2017 addressed to the applicant.
 6. Applicant letter dated 18.05.2017 enclosing the receipts for payment.
 7. This office letter even no. dated 24.05.2017 addressed to the Commissioner, Greater Chennai Corporation.
 8. Letter W.D.C.No.SD/WDCN07/00269/2017 dated 13.07.2017 from the Executive Engineer, Works Department, Greater Chennai Corporation enclosing the Gift Deed registered as Doc.No.8846/2017 dated 12.07.2017 @ SRO, Ambathur.

The proposal received in the reference 1st cited for the proposed Layout of house sites in Old S.Nos.342 part & 489, Present T.S.No.42 part, Block Bo.72, Old S.Nos.344 part, 471 part, 472, 473 part, 475 part, 485 part, 486 part & 487, Present T.S.No.46 part, Block No.72, Ward-B of Ambathur village, Ambathur Taluk, Thiruvallur District, Greater Chennai Corporation 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.



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.

3. The applicant ^{in the ref 6th cited} has remitted the following charges / fees as called for in this office letter 8th cited:

Description of charges	Amount	Receipt No. & Date
Scrutiny Fee	Rs. 57,900/- ✓	B-003006 dated 09.12.2016 ✓
Development charge	Rs.1,60,000/- ✓	B-004525 dated 17.05.2017 ✓
Layout Preparation charges	Rs. 72,000/- ✓	
Contribution to Flag Day Fund	RS. 500/- ✓	334920 dated 17.05.2017 ✓

4. The approved plan is numbered as **PPD/LO. No.28/2017**. Three copies of layout plan and planning permit **No.9392** are sent herewith for further action.

5. You are requested to ensure that roads are formed as shown in the plan before sanctioning the layout.

Yours faithfully,

o/c
04/08/2017
for MEMBER SECRETARY 2/6
25/7/17
25/07/2017

Encl: 1. 3 copies of Layout plan.
2. Planning permit in duplicate
(with the direction to not to use the logo of CMDA in the Layout plan since the same is registered).

Copy to:

1. M/s Gurusamy Naidu & Company Private Limited,
No.15, Wallace Garden 2nd Street,
Nungambakkam,
Chennai – 600 006. ✓
2. The Deputy Planner,
Master Plan Division, CMDA, Chennai-8.
(along with a copy of approved layout plan). ✓
3. The Chief Engineer,
WRD, Chennai Region (PWD)
Chepauk, Chennai – 600 005.
(along with a copy of approved layout plan). ✓
4. Stock file /Spare Copy ✓

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9/8

1.	The Director General of Police Mylapore, Chennai – 600 004. P.B.No. 844550	7.	The Director of Fire & Rescue Services No.1, Greams Road Nungambakkam, Chennai – 600 006.
2.	The Commissioner of Police Chennai Police, Vepery Chennai – 600 007.	8.	The Registrar of Co-operative Society 170, EVR High Road Kilpauk, Chennai – 600 010.
3.	The Managing Director Metropolitan Transport Corporation Pallavan house, Anna Salai Chennai – 600 002.	9.	The Superintending Engineer TNEB, Chennai Development Circle 144, Anna Salai, Chennai – 600 002.
4.	The Post Master General Chennai Region, Chennai – 600 002.	10.	The Commissioner Civil Supplies & Consumer Protection Ezhilagam, Chepauk, Chennai – 600 005.
5.	The Chief General Manager – Telephone Purasawalkam High Road Purasawalkam, Chennai – 600 007.	11.	The Managing Director CMWSSB, No. 1, Pumping Station Road Chennai – 600 002.
6.	The Director of School Education College Road, Nungambakkam Chennai – 600 006.	12.	The Chief Divisional Manager / Chief Area Manager Indian Oil Corporation No.500, Anna Salai, Teynampet, Chennai – 600 018.

Letter No.L1/18821/2016-2

Dated: 07.2017

04/08/2017

Sir,

Sub : CMDA – Area Plans Unit – Layout Division - Planning
Permission – Layout of house sites in Old S.Nos.342 part &
489, Present T.S.No.42 part, Block Bo.72, Old S.Nos.344 part,
471 part, 472, 473 part, 475 part, 485 part, 486 part & 487,
Present T.S.No.46 part, Block No.72, Ward-B of Ambathur
village, Ambathur Taluk, Thiruvallur District, Greater Chennai
Corporation limit – Approved – Reg.

Ref: 3

1. PPA received in APU No.L1/2016/000836 dated 09.12.2016.
2. This office letter No.L1/18821/2016-1, dated 04/08/2017.

The proposal received in the reference cited for the proposed Layout of house sites in Old S.Nos.342 part & 489, Present T.S.No.42 part, Block Bo.72, Old S.Nos.344 part, 471 part, 472, 473 part, 475 part, 485 part, 486 part & 487, Present T.S.No.46 part, Block No.72, Ward-B of Ambathur village, Ambathur Taluk, Thiruvallur District, Greater Chennai Corporation limit was examined and approved on 04.08.2017 and numbered as PPD/L.O. No.28/2017, in the reference 2nd cited.

2. In that layout, the area earmarked for public purpose plot (I, II & III) would remain reserved for a specific period of one year from the date of approval. If your Department requires any land, you are requested to purchase the plot within a year from the date of approval.

Yours faithfully

for MEMBER SECRETARY

Name & Address of the Developer:

M/s Gurusamy Naidu & Company Private Limited,
No.15, Wallace Garden 2nd Street,
Nungambakkam,
Chennai – 600 006.

25/11/17

25/08/2017

