



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. L1/20886/2019

Dated: 17.03.2020

To
Thiru. Antony George,
No.3/7, Kamaraj Street,
Metha Nagar, Madhavaram,
Ponneri, Thiruvallur,
Chennai - 600 051.

Sir,

- Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission Application - Layout of house sites in the land comprised in S.No.1/2 of Nadukuthagai Village, Avadi Taluk, Thiruvallur District, Poonamallee 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.L1/2019/000298 dated 15.12.2019.
 2. This office letter even No. dated 23.12.2019 addressed to the CE, WRD, PWD, Chennai Region.
 3. This office letter even No.-1 dated 28.01.2020 addressed to the applicant.
 4. This office letter even No.-2 dated 28.01.2020 addressed to the Executive Officer, Thiruninravur Town Panchayat.
 5. The Executive Officer, Thiruninravur Town Panchayat letter Rc.No.20886/2019 dated 28.01.2020.
 6. The CE, WRD, PWD letter No.DB/T5(3)/I-Nadukuthagai Village-II/2020/M dated 03.02.2020.
 7. This office letter even No. dated 13.03.2020 addressed to the Sub-Registrar, Avadi.
 8. The Sub-Registrar, Avadi letter No.291/2020 dated 16.03.2020.

The proposal received in the reference 1st cited for laying out of house sites in the land comprised in S.No.1/2 of Nadukuthagai Village, Avadi Taluk, Thiruvallur District, Poonamallee 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 **three** 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.20,000/- (Rupees Twenty Thousand only)
ii)	Layout preparation charges	Rs.16,000/- (Rupees Sixteen Thousand only)



iii)	Balance Scrutiny Fee	Nil
vi)	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) (for 11 sq.m.)	Rs.50,000/- (Rupees Fifty Thousand only)

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

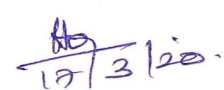
3. Payment received after 30 days from the date of issue of this letter attracts interest at the rate of 12% per annum (i.e. 1% per month) for every completed month from the date of issue of this letter. This amount of interest shall be remitted along with the charges due.

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. You are also requested to comply all the conditions stipulated in the PWD letter received in the reference 6th cited.

6. On compliance / fulfillment of the above payment, the skeleton plan showing road area and Public Purpose-1 site (0.5% area) to be handed over to the Local Body will be sent to the Commissioner, Poonamallee Panchayat Union, Chennai-56 and the Public Purpose-2 site (0.5% area) to be handed over to the TANGEDCO will be sent to the Superintendent Engineer, Chennai Electricity Distribution Circle, West, TANGEDCO, Anna Nagar, Chennai-40 or to the Local Body i.e. Commissioner, Poonamallee Panchayat Union, Chennai-56 as per your choice.

Yours faithfully,

o/c  17/3/20
2/2

for Chief Planner, Layout

 17/3/2020

Copy to:-

- 1. The Commissioner**
Poonamallee Panchayat Union
Poonamallee, Chennai - 56.
- 2. The Senior Accounts Officer**
Accounts (Main) Division
CMDA, Chennai – 600 008.

