



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. L1/2748/2020

Dated: 11.09.2020

To
M/s.Vigneshwara Homes (P) Ltd.,
Represented by its Director Thiru.N.R.K.Venkat,
No.3/15, Cenotaph 1st Street,
Tenampet, Chennai - 600 018.

Sir,

- Sub:** CMDA - Area Plans Unit - Layout Division - Planning Permission Application – Layout of house sites in S.No.416/8 part & 416/9 part of Perumbakkam Village, Tambaram Taluk, Chengalpattu District (formerly 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 APU No.L1/2020/000044 dated 19.02.2020.
 2. This office letter even No. dated 04.03.2020 addressed to the CE, PWD, WRD, Chennai Region.
 3. This office letter even No. dated 04.06.2020 addressed to the applicant.
 4. The CE, PWD, WRD, Chennai Region letter No.DB/T5 (3)/I-Perumbakkam Village – H/2020/M dated 09.06.2020.
 5. Applicant letter dated 13.07.2020 received on 14.07.2020.
 6. This office letter even No. dated 17.08.2020 addressed to the applicant.
 7. Applicant letter dated 21.08.2020.

The proposal received in the reference 1st cited for laying out of house sites in S.No.416/8 part & 416/9 part of Perumbakkam Village, Tambaram Taluk, Chengalpattu District (formerly Kancheepuram District), St.Thomas Mount Panchayat Union limit was examined and layout has been prepared 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.30,000/- (Rupees Thirty Thousand only)
ii)	Layout preparation charges	Rs.17,000/- (Rupees Seventeen Thousand only)
iii)	Balance Scrutiny Fee	Nil

vi)	Regularization charges for land	Rs.2,45,000/- (Rupees Two Lakhs and Forty 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)	Does not arise (Since OSR area of 595 sq.m. has been reserved in the layout)

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 furnish the self-declaration in Rs.20/- stamp paper duly notarized 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 (also mentioning the site address in it) as called for in the reference 6th cited.

6. On compliance / fulfilment of the above payment, the skeleton plan showing road area, park space and Public Purpose-1 site (0.5% area) to be handed over to the Local Body will be sent to the Commissioner, St.Thomas Mount Panchayat Union @ Chitlapakkam, Chennai-64 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, South-II, TANGEDCO, K.K.Nagar, Chennai-78 (or) to the Local Body i.e. Commissioner, St.Thomas Mount Panchayat Union as per your choice.

Yours faithfully,

o/c

11/19/20

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for Chief Planner, Layout

11/19/2020

11/19/2020

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.

