



**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](mailto:mcmda@tn.gov.in)  
Web site: [www.cmdachennai.gov.in](http://www.cmdachennai.gov.in)

**Letter No.L1/3768/2020**

**Dated: 8 .07.2020**

To

M/s.Sivasankar Real Assets Private Limited,  
represented by its Director Thiru.A.Sivasankar,  
GPA on behalf of Tvl.T.Dhanalakshmi & T.Sathishkumar,  
No.11, F-Block, Second Main Road,  
Anna Nagar East, Chennai - 600 102.

Sir,

Sub: CMDA - APU – Layout Division – Proposed laying out of Public Purpose Plot bearing Nos. I & II lies in CMDA approved layout PPD/LO No.24/2018 into house sites comprised in S.Nos.405/1 part & 406 part of Perugavoor Village, Ponneri Taluk, Thiruvallur District, Sholavaram Panchayat Union limit - Remittance of applicable charges – Demand sent – Reg.

- Ref: 1. Planning Permission Application for laying out of house sites received in APU No.L1/2020/000055 dated 04.03.2020.
2. Layout of house sites approved vide PPD/LO No.24/2018 in letter No.L1/12930/2018-1 dated 20.02.2019.
3. Applicant letter dated 11.05.2020 received on 13.05.2020.
4. This office letter even No dated 21.05.2020 addressed to the applicant.
5. Applicant letter dated 26.05.2020.
- .....

The proposal received in the reference 1<sup>st</sup> cited for laying out of Public Purpose Plot bearing Nos. I & II lies in CMDA approved layout PPD/LO No.24/2018 into house sites comprised in S.Nos.405/1 part & 406 part of Perugavoor Village, Ponneri Taluk, Thiruvallur District, Sholavaram Panchayat Union limit was examined and sub-division has been prepared to satisfy the Tamil Nadu Combined Development & 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 a Demand Draft 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	-NA- 12,000/- Twelve
ii)	Layout preparation charges	Rs.4,000/- (Rupees Four Thousand only)
iii)	Balance Scrutiny Fee	NIL
v)	Regularization charges for land	-NA-
vi)	Open Space Reservation Charges under DR Annexure XX (i.e) equivalent land cost in lieu of the land to be reserved and handed over)	-NA-

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 (computed) 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 the Public Purpose-1 site (0.1% area - reserved for Local Body) and the Public Purpose-2 site (0.1% area - reserved for TAN(2000)) will be sent to the Commissioner, Shivajinagar Panchayat Union for taking over of the same through registered G.P. Deed.

Yours faithfully,

o/c

  
for Chief Planner, Layout







**Copy to:**

1. The Commissioner  
Shivajinagar Panchayat Union,  
Shivajinagar, Chennai - 600 047.
2. The Senior Accounts Officer  
Accounts (Plan) Division  
UPCA, Chennai - 600 008.