



**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. L1/3854/2020**

**Dated: 19.06.2020**

To

M/s.Shanthiniketan Jineshwara, a partnership firm  
represented by its Partner Thiru.Girish Kumar Bhandari,  
No.1, City Link Road,  
Adambakkam,  
Chennai - 600 088.

**Sir,**

Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission Application – Layout of house sites in S.No.242/1 & 2A of Mannivakkam Village, Vandalur Taluk, (previously Chengalpattu Taluk), Chengalpattu District (previously Kancheepuram District), Kattankolathur 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.L1/2020/000054 dated 04.03.2020.
  2. The CE, PWD, WRD, Chennai Region in letter No. DB / T5(3) / I – Inundation / Mannivakkam /II 2019 / M dated 03.04.2019.
  3. This office letter even No. dated 26.05.2020 addressed to the applicant.
  4. Applicant letter dated 05.06.2020.
  5. This office letter even No. dated 16.06.2020 addressed to the Sub-Registrar, Guduvanchery.
  6. The Sub-Registrar, Guduvanchery letter Rc.No.110/2020 dated 17.06.2020.

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The proposal received in the reference 1<sup>st</sup> cited for laying out of house sites in S.No.242/1 & 2A of Mannivakkam Village, Vandalur Taluk, (previously Chengalpattu Taluk), Chengalpattu District (previously Kancheepuram District), Kattankolathur 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.32,000/- (Rupees Thirty Two 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 262 sq.m.)	Rs.17,10,000/- (Rupees Seventeen Lakhs and Ten 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 remarks received in the reference 2<sup>nd</sup> 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, Kattankolathur Panchayat Union and the Public Purpose-2 site (0.5% area) to be handed over to the TANGEDCO will be sent to the Superintendent Engineer, Chengalpattu Electricity Distribution Circle, TANGEDCO, Chengalpattu or to the Local Body i.e. Commissioner, Kattankolathur Panchayat Union as per your choice.

Yours faithfully,

o/c

Hg  
17/6/20

for Chief Planner, Layout  
Member-Secretary,

17/06/2020

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**Copy to:-**

**1. The Commissioner**

Kattankolathur Panchayat Union  
Kattankolathur – 603 202  
Chengalpattu District.

**2. The Senior Accounts Officer**

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