

**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. L1/4511/2019**Dated: 07.07.2019**

To
M/s. Ashok Nandavanam Properties Pvt.Ltd.,
No.11, F-Block, 2nd Main Road
Anna Nagar East
Chennai – 600 102.

Sir,

Sub:	CMDA - Area Plans Unit - Layout Division Layout Division – Layout of Public Purpose Plot Nos. I & II lying in the approved layout No.PPD/ L.O. No. 41/2017 in to house sites comprised in S.Nos.50 part and 63/2 part, 3 & 4 part of Nemam Village Poonamallee Taluk, Thiruvallur District, Poonamallee Panchayat Union limit.– Remittance of Development Charge and other charges – Advice sent - Reg.
Ref:	<ol style="list-style-type: none">1. Planning Permission Application received in CMDA vide APU.No. L1/2019/000044 dated 15.03.2019.2. Layout of house sites approved vide PPD/LO No.41/2017 in letter No.L1/21011/2015 dated 11.09.2017.3. This office letter even No. dated 31.05.2019 addressed to the applicant.4. Applicant letter dated 01.07.2019.5. This office letter even No. dated 05.07.2019 addressed to the applicant.

The proposal received in the reference 1st cited for conversion of Public Purpose Plot Nos. I & II lying in the approved layout No.PPD/ L.O. No. 41/2017 in to house sites comprised in S.Nos.50 part and 63/2 part, 3 & 4 part of Nemam Village Poonamallee Taluk, Thiruvallur District, Poonamallee Panchayat Union limit was examined and layout plan has been prepared to satisfy the Development Regulation requirements and taking into account of the existing developments around / future demand for circulation in the area. You are requested to remit the following charge by a 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	Does not arise
ii)	Layout preparation charges	Rs.6,000/- (Rupees Six Thousand only)
iii)	Balance Scrutiny Fee	Nil
iv)	Regularization charges for land	Does not arise



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
----	------------------------------------------------------------------------------------------------------------------------------------	----------------

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. On compliance / fulfillment of the above ~~payment~~, the skeleton plan showing road area and Public Purpose site (0.5% area) to be handed over to the Local Body will be sent to the Commissioner, Poonamallee Panchayat Union and the balance Public Purpose site (0.5% area) to be handed over to the TANGEDCO will be sent to the Superintendent Engineer, Chennai Electricity Distribution Circle (~~South~~), TANGEDCO, K.K.Nagar, Chennai-600 078: *Thirumangaluru, Anna Nagar, West Chennai - 690.*

Yours faithfully,

17/10/19

o/c
Senior Planner, M&B / *2/2*
for Principal Secretary /
Member Secretary

17/10/19

17/10/19

6. You are also requested to furnish fresh legal opinion for the site u/r as called for in this office letter in the reference 5th cited.

Copy to:-

1. The Commissioner,
Poonamallee Panchayat Union
Poonamallee, Chennai - 56.

2. The Senior Accounts Officer
Accounts (Main) Division
CMDA, Chennai - 600 008.

