

TOTAL EXTENT (AS PER PATT) = 9460 Sq.M

ROAD AREA = 2641 Sq.M

PUBLIC PURPOSE AREA (1%) = 69 Sq.M

PP-1 HANDED OVER TO THE LOCAL BODY (0.5%) = 34.7 Sq.m

PP-2 HANDED OVER TO THE TANGEDCO (0.5%) = 34.3 Sq.m

TOTAL NO. OF PLOTS = 81 Nos.

NOTE:

- SPLAY - 1.5M x 1.5M
- MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSIONS
- ROAD AREA WERE HANDED OVER TO THE LOCAL BODY VIDE GIFT DEED DOC.NO: 5375/2019, DATED:22.07.2019 @ SRO, PADAPPAI
- PUBLIC PURPOSE-1 (0.5%)
- PUBLIC PURPOSE-2 (0.5%) WAS HANDED OVER TO THE TANGEDCO VIDE GIFT DEED DOC.NO: 5374/2019, DATED:22.07.2019 @ SRO, PADAPPAI

CONDITIONS:

(I) THE FOLLOWING CONDITIONS OF PWD VIDE THE CE, WRD, PWD, CHENNAI REGION, CHEPAUK, CHENNAI-5, LETTER NO. DB/T5(3)/F-VARADHARAJAPURAM-1/2019/M/22.04.2019. ARE TO BE COMPLIED BY THE APPLICANT BEFORE ISSUING OF THE LAYOUT APPROVAL BY THE COMPETENT AUTHORITY (LOCAL BODY)

- THE PROCESS OF EARTH FILLING AND COMPACTION SHOULD BE DONE IN LAYERS OF NOT MORE THAN 0.30M DEPTH TO ACHIEVE THE REQUIRED DEGREE OF COMPACTION AND THE APPLICANT LAND SHOULD BE RAISED TO A LEVEL OF (+) 8.440M (i.e 1.57M ABOVE EXISTING ROAD LEVEL OF (+)6.87M ABUTTING THE PROPOSED SITE.
- THE APPLICANT SHOULD CLEARLY DEMARCATATE THE BOUNDARY OF THEIR LAND AS PER REVENUE RECORDS.
- THE APPLICANT SHOULD ABIDE BY THE RULES AND REGULATIONS OF THE PWD/WRD FROM TIME TO TIME.
- THE APPLICANT SHOULD PROVIDE RAINWATER HARVESTING ARRANGEMENTS IN THE SITE.
- THE APPLICANT SHOULD DO PROPER SOIL TEST AND SUITABLE FOUNDATION SHOULD BE SELECTED DEPENDING UPON THE SOIL CONDITION AND THE STRUCTURAL DESIGN SHOULD BE OBTAINED FROM THE APPROVED STRUCTURAL ENGINEER DURING CONSTRUCTION.
- THE PWD/WRD WILL NOT BE HELD RESPONSIBLE FOR THE STRUCTURAL STABILITY, SAFETY AND SOUNDNESS OF THE BUILDING PROPOSED BY THE APPLICANT AND PWD/WRD SPECIFICALLY RECOMMEND ONLY FOR INUNDATION POINT OF VIEW.
- THE PERMISSION GRANTED TO THE APPLICANT SHOULD NOT BE ALTERED / MODIFIED / CHANGED TO ANY OTHERS.

FAILING TO COMPLY WITH ANY OF THE ABOVE CONDITIONS, PWD/WRD RESERVES RIGHTS TO WITHDRAW THE TECHNICAL OPINION ON INUNDATION POINT OF VIEW TO ABOVE PROPOSED SITE AND IN THAT EVENT, THE APPLICANT SHALL NOT BE ELIGIBLE FOR ANY COMPENSATION WHAT SO EVER AND LEGAL ENTITY.

(II) TNCDBR RULE NO: 47 (11)

THE COST OF LAYING IMPROVEMENTS TO THE SYSTEMS IN RESPECT OF ROAD, WATER SUPPLY, SEWERAGE, DRAINAGE OR ELECTRIC POWER SUPPLY THAT MAY BE REQUIRED AS ASSESSED BY THE CONCERNED AUTHORITY, NAMELY, THE LOCAL BODY AND TAMIL NADU ELECTRICITY BOARD, SHALL BE BORNE BY THE APPLICANT.

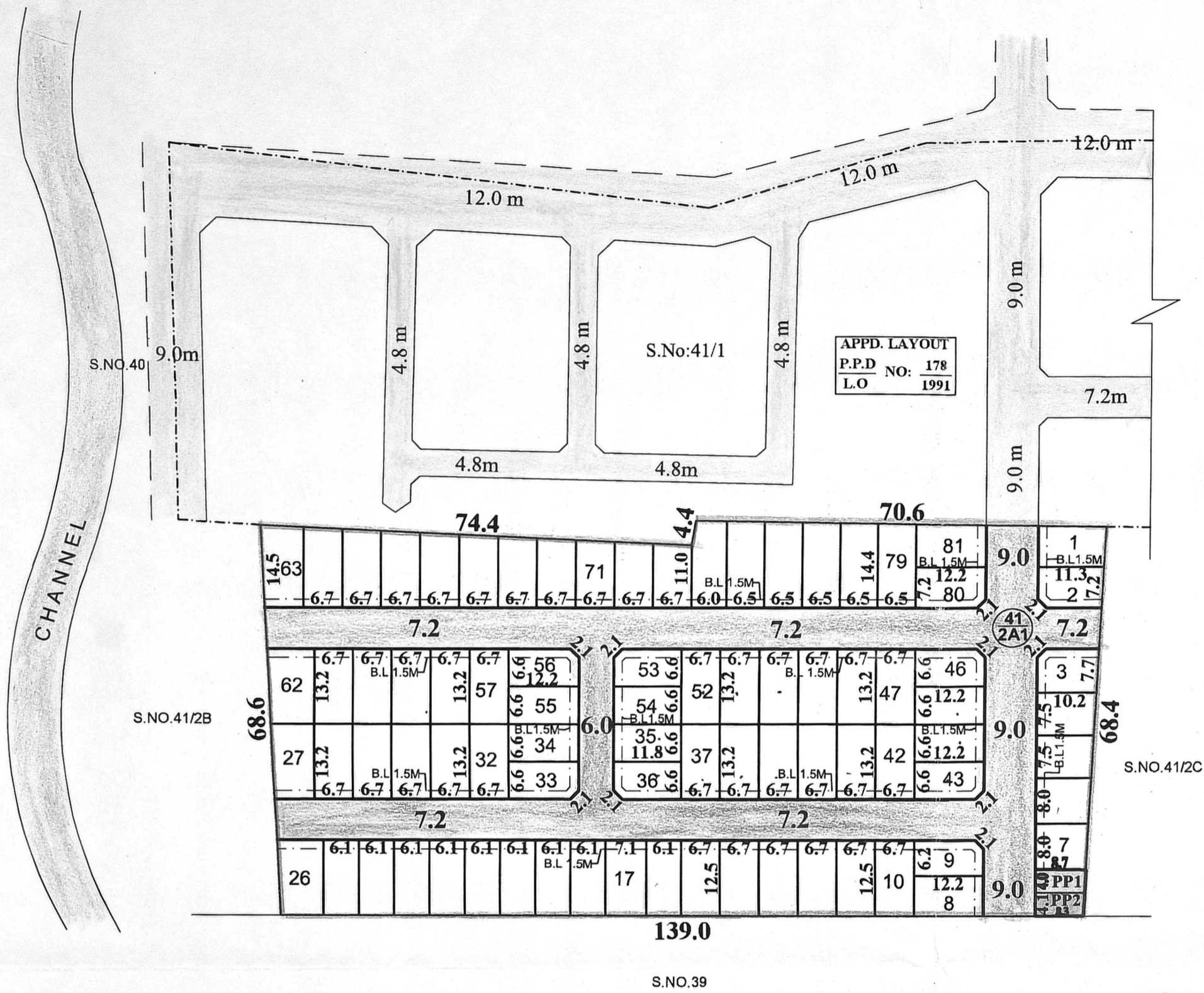
(III) TNCDBR-2019 RULE NO: 47 (8)

ONE PERCENT OF LAYOUT AREA EXCLUDING ROAD, ADDITIONALLY, SHALL BE RESERVED FOR "PUBLIC PURPOSE". WITHIN THE ABOVE CEILING 0.5% OF AREA SHALL BE TRANSFERRED TO THE LOCAL BODY AND 0.5% OF AREA SHALL BE TRANSFERRED TO THE TANGEDCO FREE OF COST THROUGH A REGISTERED GIFT DEED BEOFRE THE ACTUAL SANCTION OF THE LAYOUT.

(IV) LOCAL BODY SHOULD ENSURE COMPLIANCE OF ALL THE CONDITIONS STIPULATED BY PWD IN THEIR LETTER NO.DB/T5(3)/F-VARADHARAJAPURAM-1/2019/M/22.04.2019. AND SHALL OBTAIN A LETTER FROM PWD CONFIRMING THE COMPLIANCE OF THE CONDITIONS BEFORE THE SANCTION AND RELEASE OF THE LAYOUT.

LEGEND

- SITE BOUNDARY
- ROADS GIFTED TO THE LOCAL BODY
- EXISTING ROAD
- PUBLIC PURPOSE-1 GIFTED TO THE LOCAL BODY
- PUBLIC PURPOSE-2 GIFTED TO THE TANGEDCO
- CHANNEL



PREPARED BY P.A-IV (S.M)

CHECKED BY P.A.II (N.B.V)

A.P.(S.A)

KUNDRATHUR PANCHAYAT UNION

LAYOUT OF HOUSE SITES IN S.No: 41/2A1 OF VARADHARAJAPURAM VILLAGE.

SCALE : 1:800 (ALL MEASUREMENTS ARE IN METRE.)

CONDITIONS:

THE LAYOUT APPROVED IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCAL BODY CONCERNED.

P.P.D NO : 90 L.O 2019

APPROVED

VIDE LETTER NO : L1 / 5504 / 2019

DATE : / 08 / 2019

FOR MEMBER SECRETARY CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

