



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road,
Egmore, Chennai - 600 008
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Web site: www.cmdachennai.gov.in

Letter No. L1/6012/2020

Dated: 3 .10.2020

To

Tvl.B.Nageshwara Rao & 2 Others,
No.97/80, Vanagaram Road,
Athipattu, Ambathur,
Chennai - 600 058.

Sir,

Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission Application – Layout of house sites in S.No.27/2A, 27/4A & 28/2B of Koladi Village, Poonamallee Taluk, Thiruvallur District, Thiruverkadu Municipal limit – Remittance of Development Charge and other charges - Advice sent - Reg.

Ref: 1. Authority Resolution in A.R.No.25/2020 dated 22.01.2020.
2. Planning Permission Application for sub-division of house sites received in CMDA vide APU No. L1/2020/000096 dated 27.06.2020.
3. This office letter even No. dated 25.07.2020 addressed to the applicant.
4. Applicant letter dated 03.09.2020.
5. This office letter even No. dated 09.09.2020 addressed to the applicant.
6. Applicant letter dated 16.09.2020.

The proposal received in the reference 2nd cited for laying out of house sites in S.No.27/2A, 27/4A & 28/2B of Koladi Village, Poonamallee Taluk, Thiruvallur District, Thiruverkadu Municipal limit was examined and layout 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 **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 Indus Ind 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.24,000/- (Rupees Twenty Four Thousand only)
ii)	Layout preparation charges	Rs.6,000/- (Rupees Six Thousand only)
ii)	Balance Scrutiny Fee	Nil

iii)	Regularization charges for land	Rs.2,90,000/- (Rupees Two Lakhs and Ninety Thousand only)
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)	-DNA- (since the plottable area is less than 3000 sq.m.)

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 space, Park area and Public Purpose-1 site (0.5% area) to be handed over to the Local Body will be sent to the Commissioner, Thiruverkadu Municipality 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 (West), TANGEDCO, Thirumangalam, Chennai-40 or to the Local Body i.e. Commissioner, Thiruverkadu Municipality as per your choice, *for taking over of the same through registered Gift deed.*

Yours faithfully,

dc
for Chief Planner, Layout
3/10/20
2/2
03/10/2020
03/10/2020

Copy to:-

1. The Commissioner

Thiruverkadu Municipality,
Thiruverkadu,
Chennai – 600 077

2. The Senior Accounts Officer

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