



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. L1/6576/2020

Dated: 11.11.2020

To
Thiru.N.Baskar,
Unit-3, Ground Floor, Pine Block
Eden Park, L&T Apartments,
Siruseri, Chennai – 603 103.

Sir,

Sub: CMDA - Area Plans Unit - Layout Division - Planning Permission Application – Laying out of house sites for the land comprised in S.Nos.71/5 part & 6 and 72/2D part of Grant Lyon village, Ponneri Taluk, Thiruvallur District, Puzhal Panchayat Union limit - Development Charge and other charges to be remitted – Advice sent - Reg.

- Ref:
1. PPA received in APU No.L1/2020/000110 dated 13.07.2020.
 2. This office letter even No. dated 14.09.2020 addressed to the CE., PWD, WRD, Chennai Region.
 3. The CE., PWD, WRD, Chennai Region letter DB/T5(3)/F-Grant Lyon Village-I/2019/M dated 31.07.2019.
 4. This office letter even No. dated 15.09.2020 addressed to the applicant.
 5. Applicant letter dated 17.09.2020.
 6. Applicant letter dated 19.10.2020 enclosing revised layout plan.

The proposal received in the reference 1st cited and the revised layout plan received in the reference 6th cited for laying out of house sites in S.Nos.71/5 part & 6 and 72/2D part of Grant Lyon village, Ponneri Taluk, Thiruvallur District, Puzhal Panchayat Union 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 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.65,000/- (Rupees Sixty Five Thousand only)
ii)	Layout preparation charges	Rs.40,000/- (Rupees Forty Thousand only)
iii)	Balance Scrutiny Fee	Nil
iv)	Regularization charges for land	Rs.4,35,000/- (Rupees Four Lakh and Thirty Five Thousand only)
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 (Since Park area of 1511 sq.m. has been reserved in the layout.)

2. You are also requested to remit a sum of **Rs.500/- (Rupees Five Hundred only) in cash towards contribution to Flag Day.**

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 payments, 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, Puzhal Panchayat Union and the public purpose-2 site (0.5% area) to be handed over to the TANGEDCO will be sent to the Superintending Officer, CEDC / West, TANGEDCO @ 110 KV SS Complex, Thirumangalam, Anna Nagar, Chennai – 40 or to the Commissioner, Puzhal Panchayat Union, as per your choice for taking over of the same through registered Gift Deed.

Yours faithfully,

o/c $\frac{H_2}{4/11/20}$
for Member Secretary 2/2
2/2
04/11/2020
04/11/2020

Copy to:-

1. The Commissioner

Puzhal Panchayat Union
Puzhal, Chennai – 600 066.

2. The Senior Accounts Officer

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

