



TOTAL EXTENT	: 56050 M ²
ROAD AREA	: 19397 M ²
PARK AREA	: 3718 M ²
PUBLIC PURPOSE PLOTS (I TO XVIII)	: 3829 M ²
NO. OF PLOTS	: 165 NOS.
REGULAR PLOTS (1 TO 93)	: 93 NOS.
E.W.S. PLOTS (3895 M ²) (94 TO 165)	: 72 NOS.
CONVENIENCE SHOP	: 3 NOS.
SHOP SITE	: 1 NO.

NOTE :

1. SPALY - 1.5 M X 1.5 M, 3.0 X 3.0 M.
 2. MEASUREMENTS ARE INDICATED EXCLUDING SPALY DIMENSIONS.
 3. ROAD AREA } WERE ALREADY HANDLED OVER TO THE LOCAL BODY VIDE GIFT DEED DOCUMENT NO. 7592/09.
PARK AREA }
- DATED : 8/10/2009.

CONDITION :

- I. D.R. RULE NO. 29 (II) THE COST OF LAYING /IMPROVEMENTS TO THE SYSTEMS IN RESPECT OF ROAD, WATERSUPPLY SEWERAGE, DRAINAGE OR ELECTRIC POWER SUPPLY THAT MAY BE REQUIRED AS ASSESSED BY THE COMPETENT AUTHORITY, SHALL BE BORNE BY THE APPLICANT.
- II. THE AREA EARMARKED FOR PUBLIC PURPOSE PLOTS I TO XVIII (VIZ. POST AND TELEGRAPH OFFICE, POLICE STATION ETC.) WOULD REMAIN RESERVED FOR A SPECIFIC PERIOD OF ONE YEAR FROM THE DATE OF APPROVAL TO ENABLE THE GOVERNMENT DEPT. CONCERNED TO NEGOTIATE WITH THE OWNER AND ACQUIRE THE RESERVED LAND IF REQUIRED FOR THEM. THE COST OF THE PLOT SHOULD NOT BE MORE THAN GUIDE LINE VALUE. IF THE PROMOTER ADDS PROPORTIONATE DEVELOPMENT COST ON THE PRICE OF THE PUBLIC PURPOSE PLOT, THE SAME SHOULD BE APPROVED BY CMDA. AFTER THE SAID PERIOD OF ONE YEAR AND IF NONE OF THE AGENCIES PURCHASE THE RESERVED LAND FULL/PART, THE LAYOUT OWNER /DEVELOPER IS FREE TO DISPOSE OF THE SITE RESERVED FOR PUBLIC PURPOSE TO ANYBODY FOR RESIDENTIAL USE ONLY.
- III. THE FOLLOWING CONDITIONS OF PWD VIDE THE CE, PWD, WRD CHENNAI REGION, LETTER NO. T5(S)/10871/2008, PT. 02, 03, 2009, ARE TO BE COMPLIED BY THE APPLICANT BEFORE FORMATION OF THE LAYOUT.
 1. THE EXISTING GROUND LEVEL OF THE PROPOSED SITE SHOULD BE RAISED TO A LEVEL OF (+) 23.00M (I.E. THE TOP LEVEL OF THE EXISTING GROUND LEVEL PLUS 0.30M) (I.E. REQUIRED HEIGHT OF FILLING IS VARYING FROM 0.785M TO 2.250M) AND THE STRUCTURES MUST BE CONSTRUCTED 45 CM. ABOVE THE EXISTING ROAD LEVEL OF (+) 23.700M TO AVOID INUNDATION DURING HEAVY FLOODS.
 2. THE PROCESS OF EARTH FILLING AND COMPACTION SHOULD BE DONE ONLY AFTER THE ERECTION OF FOUNDATION FOOTINGS.
 3. THE PROCESS OF FILLING AND COMPACTION SHOULD BE DONE IN LAYERS OF NOT MORE THAN 0.30 METRES. DEPTH TO ACHIEVE THE REQUIRED DEGREE OF COMPACTION.
 4. THE PROMOTER SHOULD PROVIDE ADEQUATE DEWATERING ARRANGEMENTS TO BAIL OUT THE WATER WITHIN PREMISES AND NECESSARY DRAINAGE FACILITIES MUST BE PROVIDED.
 5. THE PROMOTER SHOULD PROVIDE ADEQUATE RAINWATER HARVESTING ARRANGEMENTS IN THE SITE AT HIS OWN COST.
 6. THE PROMOTER SHOULD NOT CARRYOUT ANY CROSS MASONRY STRUCTURES ACROSS THE CHANNEL ETC, WITHOUT PRIOR PERMISSION FROM WRD.
 7. THE PROMOTER SHOULD DEMARCATTE THE SITE BOUNDARY AMIDST PRESENCE OF WRD OFFICERS ESPECIALLY AT PLACES WHERE THE SITE IS DEFUNCT FIELD CHANNEL (NOW IT HAS BEEN CONVERTED IN TO VILLAGE ROAD) IN SURVEY NO. 37/3A.
 8. THE WRD OFFICIALS SHOULD BE ALLOWED TO INSPECT THE SITE AT ANY TIME DURING EXHIBITION.
 9. THE PROMOTER SHOULD ABIDE BY THE RULES AND REGULATION OF WRD FROM TIME TO TIME FAILING TO COMPLY ANY OF THE ABOVE CONDITION, THE DEPARTMENT RESERVE THE RIGHT TO WITH DRAW THE PERMISSION GRANTED.
 10. THE PROMOTER SHOULD LEAVE THE SPACE VACANT JUST BELOW THE HIGH TENSION LINE PASSING THROUGH THEIR PLOT AS PER THE NORMS PRESCRIBED BY THE TNED.

LEGEND :

- ▬ SITE BOUNDARY
- ▬ PROPOSED ROAD
- ▬ EXISTING ROAD
- ▬ PARK
- ▬ PUBLIC PURPOSE
- ▬ E.W.S
- ▬ COMMERCIAL

POONAMALLEE PANCHAYAT UNION.

LAYOUT OF HOUSESITES IN S. NOS. 36/1, 2, 3, 37/3A2, 44/1, 2A, 2B, 45, 46, 47/1 & 47/5 OF KANNAPALAYAM VILLAGE.

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

P.P.D NO. 51
L.O APPROVED, 2009.
VIDE LETTER NO. L1/15559/09
DATED : 4/11/2009.

FOR MEMBER SECRETARY
CHENNAI METROPOLITAN
DEVELOPMENT AUTHORITY.

