



TOTAL EXTENT : 107550 M²
 ROAD AREA : 32910 M²
 PARK AREA : 7559 M²
 PUBLIC PURPOSE PLOTS(I TO LVII): 7615 M²
 No. OF PLOTS : 485 Nos.
 REGULAR PLOTS (I TO 316) : 316 Nos.
 E.W.S PLOTS(317 TO 485)(7547 M²): 169 Nos.

NOTE:-
 1. SPLAY 1.5M X 1.5M, 3.0M X 3.0M.
 2. MEASUREMENTS INDICATED ARE EXCLUDING THE SPLAY DIMENSIONS.
 3. ROAD AREA WERE ALREADY HANDED OVER TO THE LOCAL BODY.
 4. PROPOSED CULVERT SHOULD BE CONSTRUCTED BY THE APPLICANT AT HIS OWN COST BEFORE SANCTION OF THE LAYOUT BY THE LOCAL BODY.

CONDITIONS:-
 1. DR RULE NO: 24(B)
 THE AREA earmarked for PUBLIC PURPOSE PLOTS I TO LVII (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 1/10TH OF THE MARKET VALUE OF THE PLOT. THE PROPORTIONATE DEVELOPMENT COST ON THE PRICE OF THE PUBLIC PURPOSE PLOT THE SAME SHOULD BE APPROVED BY COMA. 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 ANY BODY FOR RESIDENTIAL USE ONLY.

P.W.D. CONDITIONS:-
 THE FOLLOWING CONDITIONS OF P.W.D VIDE THE CE, P.W.D WSD, CHENNAI REGION, CHEPAUK, CHENNAI-5, LETTER NO: TC(2)/5480/2008/25-10-07-2009, ARE TO BE COMPLIED BY THE APPLICANT BEFORE SANCTION OF THE LAYOUT.
 (1) THE FIELD LEVEL OF THE APPLICANT SITE SHOULD BE RAISED TO A MINIMUM LEVEL OF (C) 8.000M TO AVOID INUNDATION DURING THE HEAVY FLOODS. (FILLING HAS TO BE DONE FOR A DEPTH VARYING FROM 1.000M TO 1.100M.)
 (2) A PERMANENT FENCING SHOULD BE CONSTRUCTED ALONG THE BOUNDARIES BETWEEN THE DRAINAGE CHANNEL AND THE SITE UNDER REFERENCE AFTER FIXING THE BOUNDARIES OF THE APPLICANTS LAND IN THE PRESENCE OF REVENUE AUTHORITIES AND P.W.D OFFICIALS, SO THAT NO ENCRoACHMENT ACTIVITIES BEHIND THE APPLICANTS LAND AREA OCCUR.
 (3) THE LAYOUT SHOULD BE FORMED ONLY 3M AWAY FROM THE BOUNDARY AND PROPOSED FENCING.
 (4) THE SEWAGE WATER FROM THIS PROPOSED LAYOUT AREA SHOULD NOT BE LET INTO THE CHANNEL AND FOR THE DISPOSAL OF THE SEWAGE WATER, SUITABLE ARRANGEMENTS SHOULD BE MADE BY THE APPLICANTS.
 (5) THE STORM WATER DRAINS OF THE ENTIRE AREA OF THE PROPOSED LAYOUT SHOULD TAKE IN WELL DEFINED CHANNELS. THE NETWORK ARRANGEMENTS (STORM WATER AND DISPOSAL POINT) AND SIZES OF THE DRAINAGE CHANNELS INCLUDING THEIR CONFLUENCE WITH EXISTING CHANNELS SHOULD BE DESIGNED IN CONSULTATION WITH WATER RESOURCES ORGANISATION ON PUBLIC WORKS DEPARTMENT AND SHOULD BE APPROVED BY P.W.D BEFORE EXECUTION.
 (6) THE APPLICANT SHOULD PROVIDE RAINWATER HARVESTING ARRANGEMENTS IN THE SITE AT HIS OWN COST.
 (7) FAILING TO COMPLY WITH ANY OF THE ABOVE CONDITIONS, WILL LEAD TO WITHDRAWAL OF THE RECOMMENDATION FOR APPROVAL OF PLANNING PERMISSION.

LEGEND:-
 [Symbol] SITE BOUNDARY
 [Symbol] PROPOSED ROAD
 [Symbol] EXISTING ROAD
 [Symbol] PARK
 [Symbol] PUBLIC PURPOSE PLOTS
 [Symbol] E.W.S
 [Symbol] CHANNEL

CONDITION:-
 THE LAYOUT APPROVED IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCAL BODY CONCERNED.
 P.P.D NO: 8
 LO APPROVED: 2010
 VIDE LETTER NO: L1/2129/2010
 DATED: 22/02/2010

FOR OFFICE COPY
 FOR MEMBER, SECRETARY
 CHENNAI METROPOLITAN
 DEVELOPMENT AUTHORITY



PERUNGALATHUR TOWN PANCHAYAT

LAYOUT OF HOUSE SITES IN S.No: 392/1,2,3,5,6,7, 393/1A1B, 2A2, 2A3, 2A4, 2A5, 2A6, 2A7, 2B, 395/4B, 396/1A1, 2, 397/222, 3B1A, 3B1B, 3B2, 405/3, 406/3A1A, 407/3A21B AND 409/2B2 OF PERUNGALATHUR VILLAGE.

SCALE: 1:500 (ALL MEASUREMENTS ARE IN METRE ONLY)