



<b>TOTAL EXTENT</b>	:	<b>12019 M2</b>
<b>ROAD AREA</b>	:	<b>3319 M2</b>
<b>PARK AREA</b>	:	<b>898 M2</b>
<b>PUBLIC PURPOSE PLOTS ( I TO III )</b>	:	<b>887 M2</b>
<b>REGULAR PLOTS ( 1 TO 41 )</b>	:	<b>41 NOS</b>
<b>E.W.S.PLOTS (896 M2) (42 TO 58)</b>	:	<b>17 NOS</b>
<b>TOTAL NO OF PLOTS</b>	:	<b>58 NOS.</b>

- NOTE:**
1. SP.LAY - 1.5M X 1.5M, 3.0 X 3.0M
  2. MEASUREMENTS ARE INDICATED EXCLUDING SP.LAY DIMENSIONS
  3. ROAD AREA WERE ALREADY HANDED OVER TO THE LOCAL BODY
  4. PARK AREA WERE GIFT DEED DOCUMENT NO. 13649/2010 DATED: 3 / 12 / 2010

**CONDITION :**

**I. DR RULE NO : 29 ( 8 )**  
 THE AREA earmarked FOR PUBLIC PURPOSE PLOTS I TO III (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 DEPARTMENT 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 GUIDELINE 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 ABOVE SAID CONDITIONS ARE MET, THE PLOTS WILL BE HELD BY THE GOVERNMENT AS FREE TO DISPOSE OF THE SITE RESERVED FOR PUBLIC PURPOSE TO ANYBODY FOR RESIDENTIAL USE ONLY.

**II. DR RULE NO : 29 ( 9 )**  
 THE OWNER OR DEVELOPER OR PROMOTER SHALL SELL THE EWS PLOTS ONLY FOR EWS PURPOSE. NO CONVERSION OR AMALGAMATION SHALL BE PERMISSIBLE IN THE CASE OF EWS PLOTS.

**III. DR RULE NO : 29 ( 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 COMPETENT AUTHORITY SHALL BE BORNE BY THE APPLICANT.

- IN THE FOLLOWING CONDITIONS OF PWD VIDE THE CE, PWD, WARD CHENNAI REGION, CHENNAI, CHENNAI, LETTER NO: 7831/7487/ AUTHORITY (LOCAL BODY):
- 1) THE GROUND LEVEL OF THE SITE UNDER REFERENCE SHOULD BE RASSED TO A MINIMUM LEVEL OF (+) 23.100M (64.50' OF THE CHANNEL PLUS 0.80M). THE REQUIRED HEIGHT OF FILLINGS IS VARYING FROM 0.200M TO 0.810M.
  - 2) A PERMANENT FENCING SHOULD BE CONSTRUCTED ALONG THE BOUNDARIES BETWEEN THE CHANNEL, AND THE PROMOTERS SITES, AFTER FIXING THE BOUNDARIES TO THE PROMOTER'S LANDS BY THE REVENUE AUTHORITIES IN THE PRESENCE OF THE WARD OFFICIALS.
  - 3) THE LAYOUT SHOULD BE FORMED ONLY 3M AWAY FROM THE BOUNDARY OF PROPOSED FENCING.
  - 4) THE WIDTH OF THE FIELD CHANNEL, EARMARKED IN THE SKETCH SHOULD BE MAINTAINED AS PER REVENUE RECORDS WITHOUT ANY ENCROACHMENT.
  - 5) THERE SHOULD NOT BE ANY HINDRANCE TO THE FREE FLOW OF WATER THROUGH THE EXISTING CHANNEL, TO THE DOWNSIDE COMMAND AREA.
  - 6) THE IRIGATION CHANNEL, SHOULD BE WELL PRESENTED BY THE PROMOTER WITHOUT ANY OBSTRUCTIONS TO FACILITATE IRIGATION TO THE DOWNSIDE AVACUT.
  - 7) THE PROMOTER SHOULD NOT CARRY OUT ANY OTHER ACROSS MASONRY STRUCTURES ACROSS THE CHANNEL, WITHOUT PRIOR PERMISSION FROM WATER RESOURCES DEPARTMENT.
  - 8) THE PROMOTER SHOULD PROVIDE RAIN WATER HARVESTING ARRANGEMENTS IN THE PROPOSED SITE AT HIS OWN COST.
  - 9) THE PROMOTER SHOULD PROVIDE ADEQUATE DRAINAGE NET WORK, ALL AROUND THE SITE AND NO SEWAGE WATER SHOULD BE ALLOWED IN THE CHANNEL.
  - 10) THE PROMOTER SHOULD TAKE ACTION TO EVICT THE ENCROACHMENTS IF ANY IN THE LAND UNDER REFERENCE AT HIS OWN COST.
  - 11) THE PROMOTER SHOULD ABIDE BY THE RULES AND REGULATIONS OF THE WARD FROM TIME TO TIME.
  - 12) THE PERMISSION GRANTED IS LIABLE TO BE REVOKED IF BREACH ANY OF THE CONDITIONS NOTICED AND IN THE EVENT OF SUCH REVOCATION, THE PROMOTER SHALL NOT BE ELIGIBLE TO ANY COMPENSATION WHATSOEVER.

- LEGEND**
- ▬ SITE BOUNDARY
  - ▬ PROPOSED ROAD
  - ▬ EXISTING ROAD
  - ▬ PARK
  - ▬ PUBLIC PURPOSE.
  - ▬ E.W.S
  - ▬ CHANNEL

**CONDITIONS:**  
 THE LAYOUT APPROVAL IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCAL BODY CONCERNED

**P.P.D NO 36**  
**L.O APPROVED 2010**  
 VIDE LETTER NO : L1/17789/2010  
 DATED : 20/12/2010

PREPARED BY

P.A.(I)(M)

A.P.(S)(A)

D.P.(C)(B)

**POONAMALLEE PANCHAYAT UNION**

**LAYOUT OF HOUSE SITES IN S.NO: 60, 61/1 AND 61/2 OF MEPPUR VILLAGE.**

SCALE 1: 800 (ALL MEASUREMENTS ARE IN METRE)

