



TOTAL EXTENT : 7480 SQ.M
 ROAD AREA : 2162 SQ.M
 TOTAL NO. OF PLOTS : 36 NOS

NOTE:

1. SPLAY - 1.5M X 1.5M
2. MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSIONS
3. ROAD AREA WAS ALREADY HANDED OVER TO THE LOCAL BODY
 VIDE GIFT DEED DOCUMENT NO. 8297 / 2013, DATE: 23.9.2013.

CONDITIONS:

- (1) THE FOLLOWING CONDITIONS OF WRD VIDE THE CE WRD, CHENNAI REGION, CHENNAI, LETTER NO.75 (9) / 6884 / 2013, DATED: 30.5.2013 ARE TO BE COMPLIED BY THE APPLICANT BEFORE ISSUING OF THE LAYOUT APPROVAL BY THE COMPETENT AUTHORITY (LOCAL BODY).
 - A. CONDITIONS TO BE FULFILLED BEFORE THE PLANNING PERMISSION.
 1. THE EXISTING GROUND LEVEL OF THE SITE SHOULD BE RAISED TO A MINIMUM LEVEL OF (+) 19.990 M (i.e.) 0.30M ABOVE THE MURUTHUPANDIAN STREET CEMENT CONCRETE ROAD BY USING HARD SOIL UNIFORMLY WITH AN AVERAGE FILLING VARYING FROM 0.77M TO 1.03M TO THE ENTIRE AREA OF THE APPLICANT'S LAND TO AVOID INUNDATION DURING HEAVY RAINS BY ADAYAR ODAI AND VAIKKAL.
 2. PROPER STORM WATER DRAINAGE CHANNEL NETWORK OF SIZE 0.60 X 0.90M SHOULD BE CONSTRUCTED ALL ROUND THE SITE BY THE APPLICANT AT HIS OWN COST AND THIS CHANNEL LINKED WITH THE EXISTING "ADAYAR ODAI" IS RUNNING AT THE WESTERN SIDE OF THE SITE AS SHOWN IN DRAWING FOR DRAIN OUT THE RAIN WATER.
 3. NO ENCROACHMENT ACTIVITIES SHOULD BE DONE IN THE EXISTING LAND BETWEEN EMBANKMENT BUND TOE AND APPLICANT LAND BOUNDARY AND EXISTING LAND BETWEEN VAIKKAL AND APPLICANT LAND BOUNDARY AND IT SHOULD BE MAINTAINED AS IT IS IN THE REVENUE RECORDS.
 - B. CONDITIONS TO BE FOLLOWED AFTER GETTING THE PLANNING PERMISSION.
 1. THERE SHOULD NOT BE ANY CROSS MASONRY STRUCTURES ACROSS THE ADAYAR ODAI AND VAIKKAL WITHOUT PERMISSION FROM THE WRD.
 2. TO AVOID ANY POSSIBLE ENCROACHMENT, PERMANENT COMPOUND WALL SHOULD BE CONSTRUCTED ON THE WESTERN AND EASTERN BOUNDARY OF THE PROPOSED SITE, AFTER DEMARCATING TO THE BOUNDARY BY THE REVENUE DEPARTMENT IN THE PRESENCE OF THE WRD OFFICIALS.
 3. THERE SHOULD NOT BE ANY HINDRANCE TO THE FLOW OF WATER IN THE ADAYAR ODAI AND VAIKKAL WHICH ARE RUNNING AT THE WESTERN SIDE AND EASTERN SIDE OF THE PROPOSED SITE RESPECTIVELY.
 4. SEWAGE WATER FROM THIS AREA SHOULD NOT BE LET INTO THE ADJACENT ADAYAR ODAI AND VAIKKAL FOR THE DISPOSAL OF THE SEWAGE WATER, SUITABLE ARRANGEMENTS SHOULD BE MADE IN THE APPLICANT LAND BY THE APPLICANT AT HIS OWN COST WHICH SHOULD BE ENSURED BY CMDA WHILE PROVIDING THE PLAN FOR CONSTRUCTION.
 5. THE APPLICANT SHOULD PROVIDE RAIN WATER HARVESTING ARRANGEMENTS IN THE SITE AT HIS OWN COST.
 6. THE WRD HAVE EVERY RIGHT TO ADDRESS THE CMDA TO CANCEL THE PERMISSION GRANTED FOR THIS PLANNING PERMISSION PROPOSAL IN CASE OF BREACH OF ANY OF THE CONDITIONS AND IN THAT EVENT THE APPLICANT'S SHALL NOT BE ELIGIBLE FOR ANY COMPENSATION WHATSOEVER.
- (II) 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.
- (III) LOCAL BODY SHOULD ENSURE COMPLIANCE OF ALL THE CONDITIONS STIPULATED BY PWD IN THEIR LETTER NO. 75(3) / 6884 / 2013, DATED: 30.5.2013, AND SHALL OBTAIN A LETTER FROM PWD CONFIRMING THE COMPLIANCE OF THE CONDITIONS BEFORE THE SANCTION AND RELEASE OF THE LAYOUT.



CONDITION:-	
THE LAYOUT APPROVAL IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCAL BODY CONCERNED.	
P.P.D	NO.
L.O.	42
APPROVED	
VIDE LETTER NO : LI / 1636 / 2012	
DATE	: 4 / 11 / 2013

PREPARED BY P.A.H.(G.A) A.P.(S.K) D.P.(V.K)

KUNDRATHUR PANCHAYAT UNION.

LAYOUT OF HOUSE SITES IN S.Nos: 163/2B2, 3, 164/1, 2, 3A AND S.No: 164/3B OF VARADHARAJAPURAM VILLAGE.

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

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FOR MEMBER SECRETARY
 CHENNAI METROPOLITAN
 DEVELOPMENT AUTHORITY

