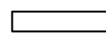


SITE EXTENT (AS PER PATTI) - 5200 SQ.M
ROAD AREA - 1882 SQ.M
TOTAL NO. OF PLOTS - 8 Nos.

NOTE:

1. SPLAY - 3.0M x 3.0M
2. MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSIONS
3.  ROAD AREA WAS HANDED OVER TO THE LOCAL BODY VIDE GIFT DEED DOCUMENT NO.8364/2019,DATED:11.11.2019 @ SRO PADAPPAL.

CONDITIONS:

(I) THE FOLLOWING CONDITIONS OF PWD VIDE THE CE, WRD, PWD, CHENNAI REGION, CHEPAUK, CHENNAI-5, LETTER NO.DB/T5(3)/F-THIRUMUDIVAKKAM-007442/2019/12.09.2019. ARE TO BE COMPLIED BY THE APPLICANT BEFORE ISSUING OF THE LAYOUT APPROVAL BY THE COMPETENT AUTHORITY (LOCAL BODY)

- 1) THE EXISTING GROUND LEVEL OF THE SITE SHOULD BE RAISED TO MINIMUM LEVEL OF (+)17.980M (i.e) 0.80M ABOVE THE SILL LEVEL OF SLUICE NO.3 (NATHAM BRANCH CHANNEL) OF CHEMBARAMBAKKAM TANK WHICH IS (+)18.780M, WITH FILLING VARIES FROM 1.25M TO 1.28M WITH LAYERS OF NOT MORE THAN 0.30 METRE DEPTH TO. ACHIEVE REQUIRED DEGREE OF COMPACTION TO THE ENTIRE AREA OF THE APPLICANT LAND TO AVOID INUNDATION DURING THE HEAVY RAINS. THE ALL-ROUND PAVEMENT LEVEL WITHIN SITE SHOULD NOT BE LESS THAN (+)17.980M.
- 2) THE APPLICANT SHOULD PREPARE THE LAYOUT PROPOSAL BY CONSIDERING THE SUITABLE INTERNAL STORM WATER DRAINAGE NET WORK (PERIPHERAL & LATERAL), RAINWATER HARVESTING, ROADS (PERIPHERAL & LATERAL) AND SEWERAGE ALIGNMENT & GARBAGES/DEBRIS AND OTHER SOLID WASTE MANAGEMENT AS PER NORMS IN EXISTENCE WITHIN THE APPLICANT LAND ACCORDING TO THE EXISTING RULES IN FORCE AND SHOULD GET PROPER APPROVAL FROM THE COMPETENT AUTHORITY WITHOUT FAIL. THE SEWAGE OR ANY UNHYGIENIC DRAINAGE SHOULD NOT BE LET INTO THE CHANNEL COURSE AT ANY COST AND THE DEBRIS AND OTHER MATERIALS SHOULD NOT BE DUMPED INTO THE CHANNEL OBSTRUCTING FREE FLOW OF WATER. THE APPLICANT SHOULD MAKE DRAIN NETWORKS AT HIS OWN COST AND THE SAME IS TO BE CONNECTED TO THE NATURAL STORM WATER DRAINAGE OR CHANNEL.
- 3) THE APPLICANT SHOULD CLEARLY DEMARCATHE HIS BOUNDARY ESPECIALLY ON THE EASTERN SIDE & NORTHERN SIDE ABUTTING THE CHANNEL IN S.NO. 30 & 10 OF THIRUMUDIVAKKAM VILLAGE BEFORE THE COMMENCEMENT OF ANY DEVELOPMENTAL ACTIVITIES IN PRESENCE OF REVENUE AUTHORITIES AND PWD/WRD AUTHORITIES CONCERNED WITHOUT FAIL AND SHOULD NOT ENCROACH THE CHANNEL ABUTTING THE LAND. THE NECESSARY SETBACK DISTANCE SHOULD BE PROVIDED AS PER THE NORMS IN EXISTENCE AND AS PER THE RULES IN FORCE OF CMDA. THE APPLICANT SHOULD SPECIFICALLY PREPARE THE LAYOUT PROPOSAL AND PROVIDE NECESSARY SETBACK DISTANCE AS PER THE NORMS IN EXISTENCE AND AS PER THE RULES IN FORCE OF CMDA (CIRCULAR -13.03.2019) ON EASTERN & NORTHERN BOUNDARY OF THE APPLICANT SITE TO FACILITATE ACCESS TO THE SITE WITHOUT ANY HINDRANCE TO THE MOVEMENT OF HEAVY MACHINERY FOR EXECUTING THE MAINTENANCE/ IMPROVEMENT/ DEVELOPMENT WORKS BY PWD/WRD IN FUTURE PERIODICALLY.
- 4) THE WIDTH OF THE CHANNEL EARMARKED IN THE FMB SKETCH SHOULD BE MAINTAINED WITHOUT ENCROACHING AS PER REVENUE RECORDS & MEASUREMENTS AND ALSO SHOULD MAINTAIN WITH THE HYDRAULIC PARAMETERS OF THE CHANNEL. IF ANY DAMAGES OCCURRED TO THE SAID COURSE, IT SHOULD BE RESTORED TO THE ORIGINAL STANDARDS AT HIS OWN COST.
- 5) THE CHANNEL COURSE IN S.NO.30 & 10 ALONG THE BOUNDARY OF APPLICANT'S LAND SHOULD BE COMPLETELY DESILTED AND RESECTIONED BY CONSTRUCTING RETAINING WALL ON EITHER SIDE OF THE DRAIN AS PER THE FMB AT THE APPLICANT'S OWN COST. THE BED LEVEL OF THE ABOVE COURSE SHOULD BE ASCERTAINED AND RESTORED BEFORE COMMENCING THE DEVELOPMENT ACTIVITY IN THE PRESENCE OF THE CONCERNED PWD/WRD EXECUTIVE ENGINEER. MOREOVER, THE WIDTH OF ENTIRE FIELD DRAIN AS PER REVENUE RECORDS (FMB) ALONG & WITHIN THE STRETCH OF APPLICANTS LAND SHOULD BE MAINTAINED PROPERLY WITHOUT ANY CHANGE AND NO ENCROACHMENTS.
- 6) THE GOVERNMENT CHANNEL COURSE STRETCH ABUTTING THE APPLICANT BOUNDARY IN S.NO.30 & 10 SHOULD BE MARKED AS PER FMB AND MONITORED AND MAINTAINED BY THE APPLICANT AT HIS OWN COST. THE WIDTH OF THE COURSE SHOULD BE MAINTAINED WITHOUT ENCROACHMENT AS PER REVENUE RECORDS AND THE HYDRAULIC PARAMETERS OF THE FIELD DRAIN SHOULD BE MAINTAINED. THE APPLICANT SHOULD MAKE NECESSARY PERIODICAL ARRANGEMENTS FOR FREE FLOW OF WATER THROUGH THE EXISTING DRAIN TO THE DOWNSIDE AREA WITHIN THE PROPOSED LAYOUT SITE. ALSO THE APPLICANT SHOULD DESILT THE DRAIN PERIODICALLY AND REMOVE THE OBSTRUCTION THEN AND THERE WITHOUT ANY HINDRANCE FOR FREE FLOW OF WATER AT HIS OWN COST WITHIN THE PROPOSED LAND EVEN AFTER THE COMPLETION OF PROJECT ALSO.
- 7) THE APPLICANT SHOULD NOT CARRY OUT ANY OTHER CROSS MASONRY STRUCTURES ACROSS THE CHANNELS, AND PRIOR PERMISSION FROM PWD/WRD SHOULD BE OBTAINED IF FOUND NECESSARY.
- 8) THE PWD/WRD OFFICERS SHOULD BE ALLOWED TO INSPECT THE SITE AT ANY TIME DURING EXECUTION AND THE THEREAFTER, IF NECESSARY. ADVANCE INTIMATION SHOULD BE GIVEN TO THE PWD/WRD OFFICERS CONCERNED BEFORE COMMENCEMENT OF WORK. PWD/WRD IS GIVING OPINION ONLY IN CONNECTION WITH INUNDATION ASPECTS AND DOES NOT DELIVER ANY RIGHTS TO THE APPLICANT TO ENCROACH THE PWD / GOVERNMENT LANDS.
- 9) THE PERMISSION GRANTED TO THE APPLICANT, SHOULD NOT BE ALTERED/MODIFIED/CHANGED TO ANY OTHERS. BASED ON THE RECORDS SUBMITTED BY THE APPLICANT, THE PERMISSION IS GRANTED. IF ANY DOCUMENTS SEEM TO BE FAKE/MANIPULATED/FABRICATED, IN FUTURE THE ABOVE PERMISSION WILL BE CANCELLED WITHOUT ANY CORRESPONDENCE. HENCE, THE APPLICANT IS SOLELY RESPONSIBLE OF GENUINETY OF THE DOCUMENTS SUBMITTED.
- 10) THE APPLICANT SHOULD ABIDE BY THE RULES AND REGULATION OF THE PWD/WRD FROM TIME TO TIME. THE APPLICANT SHOULD ALSO ABIDE COURT OF LAW OF BOTH STATE & CENTRAL GOVERNMENT FROM TIME TO TIME.
- 11) IF THE CMDA INSISTS FOR ANY CULVERT DURING PLANNING APPROVAL, THE APPLICANT SHOULD APPROACH THE PWD/WRD FOR GETTING SEPARATE APPROVAL FOR ANY ADDITIONAL CULVERT IN FUTURE.
- 12) THE APPLICANT SHOULD NOT OBJECT AT ANY TIME FOR THE MAINTENANCE WORK / IMPROVEMENTS WORK OF THE CHANNEL TO BE CARRIED OUT BY PWD/WRD THE APPLICANT SHOULD NOT DUMP THE GARBAGES/DEPRS IN THE CHANNEL AND AVOID THE SEWAGE WATER INTO THE CHANNEL, ETC. THE APPLICANT SHOULD GIVE AN UNDERTAKING IN WRITING TO THE EFFECT THAT THE ABOVE PROPOSAL WILL NOT OBSTRUCT IN CASE ANY MAINTENANCE/IMPROVEMENT/DEVELOPMENT WORKS AS PER REVENUE RECORD [FMB] ARE TO BE CARRIED OUT BY PWD/WRD IN FUTURE PERIODICALLY.
- 13) THE APPLICANT SHOULD GET CLEARANCE CERTIFICATE FOR HIS SITE FROM THE REVENUE DEPARTMENT TO MAKE SURE THAT THE SITE IS NOT AN ENCROACHED PROPERTY FROM THE WATER BODY. THE TRUENESS OF THE DOCUMENT RECEIVED FROM THE APPLICANT IN RESPECT TO THE OWNERSHIP IS PURELY OF APPLICANT RESPONSIBILITY AND IT IS ONLY FOR REFERENCE PURPOSE TO THIS DEPARTMENT. THE LEGAL VALIDITY OF THIS DOCUMENT SHOULD BE VERIFIED AND ENSURED BY THE DEVELOPMENT REVENUE AUTHORITIES.






FAILING TO COMPLY WITH ANY OF THE ABOVE CONDITIONS, PWD/WRD RESERVES RIGHTS TO WITHDRAW THE TECHNICAL OPINION ALONG WITH NOC ON INUNDATION POINT OF VIEW FOR THE ABOVE PROPOSAL AND IN EVENT THE APPLICANT SHALL NOT BE ELIGIBLE FOR ANY COMPENSATION WHATSOEVER AND AS WELL AS LEGAL ENTITY.

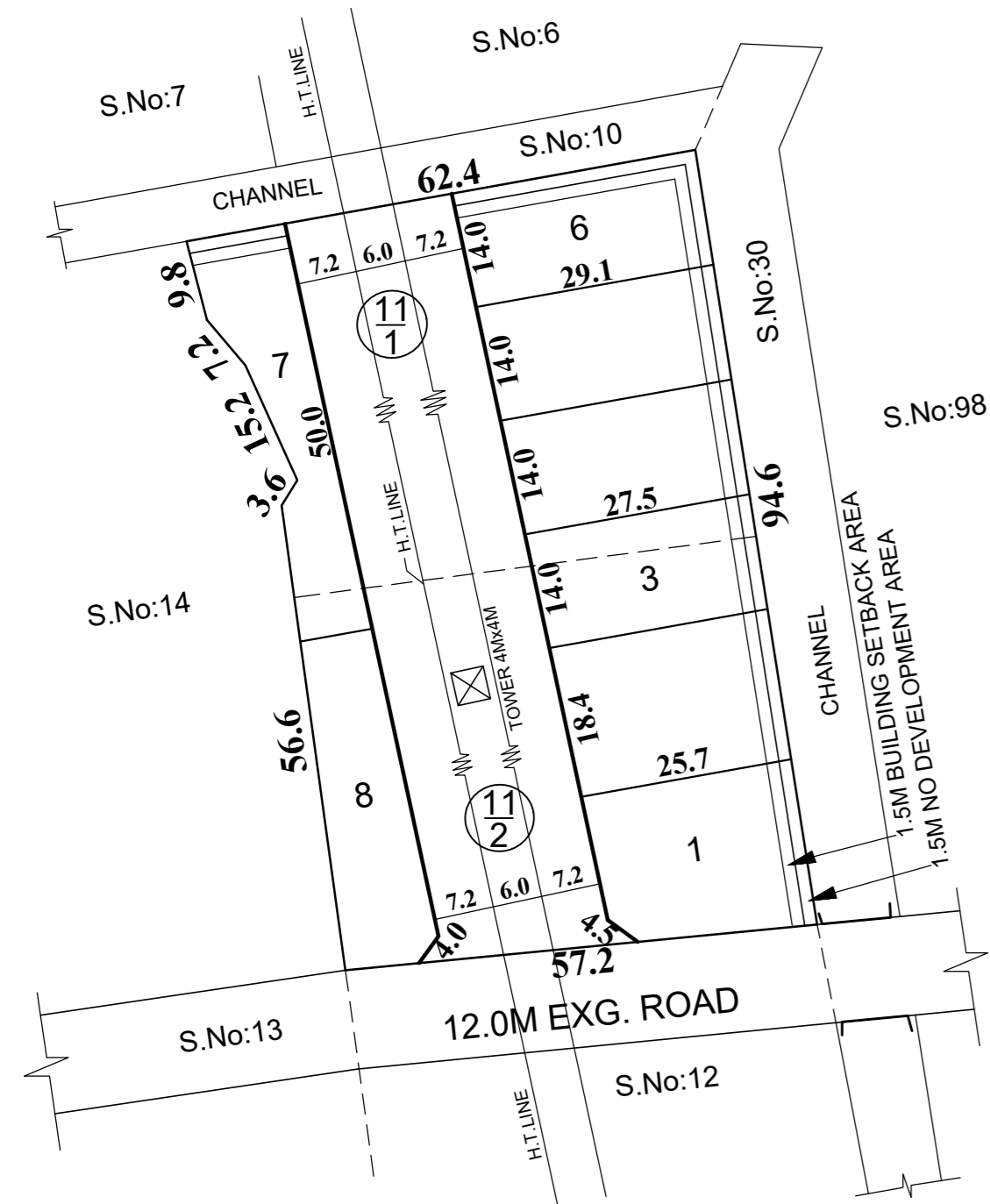
(II) **TNCDBR RULE No: 47 (11):**
 THE COST OF LAYING IMPROVEMENTS TO THE SYSTEMS IN RESPECT OF ROAD, WATER SUPPLY, SEWERAGE, DRAINAGE OR ELECTRIC POWER SUPPLY THAT MAY BE REQUIRED AS ASSESSED BY THE CONCERNED AUTHORITY, NAMELY, THE LOCAL BODY AND TAMIL NADU ELECTRICITY BOARD, SHALL BE BORNE BY THE APPLICANT.

(III) LOCAL BODY SHOULD ENSURE COMPLIANCE OF ALL THE CONDITIONS STIPULATE BY WRD, PWD IN THEIR LETTER NO.DB/T5(3)/F-THIRUMUDIVAKKAM-007442/2019/12.09.2019. AND SHALL OBTAIN A LETTER FROM PWD CONFIRMING THE COMPLIANCE OF THE CONDITIONS BEFORE THE SANCTION AND RELEASE OF THE LAYOUT.

⊙ NECESSARY SPACE FOR BUILDING LINE TO BE LEFT AS PER THE RULE IN FORCE WHILE TAKING UP DEVELOPMENT IN EVERY PLOT.

LEGEND

-  SITE BOUNDARY
-  ROADS GIFTED TO LOCAL BODY
-  EXISTING ROAD
-  CHANNEL
-  NO DEVELOPMENT AREA



This Planning Permission Issued under New Rule TNCDBR.2019 is subject to final outcome of the W.P(MD) No.8948 of 2019 and WMP (MD) Nos. 6912 & 6913 of 2019.

CONDITIONS:
 THE SUB-DIVISION APPROVED IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCAL BODY CONCERNED.

P.P.D NO : **132**
L.O 2019
APPROVED
 VIDE LETTER NO : LI / 9376 / 2019
 DATE : 9 / 12 / 2019

OFFICE COPY
 FOR CHIEF PLANNER(MSB/LAYOUT)
 CHENNAI METROPOLITAN
 DEVELOPMENT AUTHORITY



KUNDRATHUR PANCHAYAT UNION

SUB-DIVISION OF HOUSE SITES IN S.Nos: 11/1 & 11/2 OF THIRUMUDIVAKKAM VILLAGE.

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