R.C.No : 2540/2024/Dtp Date : 05/08/2024
Approved by Panchayat Union and Forwarded to Village Panchayat For Final Approval

Commissioner
Kattankolathur Panchayat Union

FILE NO: LAYOUT-1 / 0245 / 2023

SITE EXTENT (AS PER PATTA)	:	40450 SQ.M
ROAD AREA	:	13602 SQ.M
PARK AREA	:	2699 SQ.M
(PARK AREA-1 : 2035.0 SQ.M)		
(PARK AREA-2 : 664.0 SQ.M)		
PUBLIC PURPOSE PROVIDED (1&2)	:	271 SQ.M
PP-1 HANDED OVER TO THE LOCAL BODY (0.5%) :120.0 SQ.M		
PP-2 HANDED OVER TO THE TANGEDCO (0.5%) :151.0 SQ.M		
REGULAR PLOTS (1 TO 149)	:	149 Nos
EWS PLOTS (150 TO 196) (2738 SQ.M)	:	47 Nos
TOTAL NO. OF PLOTS	:	196 Nos
CONVENIENT SHOP SITE	:	2 Nos

NOTE:
1. SPLAY - 1.5M x 1.5M
2. MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSIONS
3. ROAD AREA, PARK AREA, PUBLIC PURPOSE-1, PUBLIC PURPOSE-2 (RESERVED FOR TANGEDCO) — WERE HANDED OVER TO THE LOCAL BODY VIDE GIFT DEED DOC.NO:4634/2024, DATED:29.06.2024 @ SRO, TAMBARAM JOINT I.

CONDITIONS:

(I) TNCDBR-2019,RULE NO: 47 (8) IN G.O(Ms) No.18,MAWS DEPARTMENT DATED:04.02.2019 & & AMENDMENTS APPROVED IN G.O.Ms No.16,(MA) DEPARTMENT DATED:31.1.2020 AND PUBLISHED IN TNGG ISSUE NO:41, DATED:31.1.2020

ONE PERCENT OF LAYOUT AREA EXCLUDING ROAD,ADDITIONALLY,SHALL BE RESERVED FOR"PUBLIC PURPOSE" WITHIN THE ABOVE CEILING 0.5%OF AREA SHALL BE TRANSFERRED TO THE LOCAL BODY AND 0.5% OF AREA SHALL BE TRANSFERRED TO THE TANGEDCO OR TO THE LOCAL BODY FREE OF COST THROUGH A REGISTERED GIFT DEED BEFORE THE ACTUAL SANCTION OF THE LAYOUT.

(II) TNCDBR-2019 RULE NO: 47 (9) IN G.O(Ms) No.18,MAWS DEPARTMENT DATED:04.02.2019 & & AMENDMENTS APPROVED IN G.O.Ms No.16,(MA) DEPARTMENT DATED:31.1.2020 AND PUBLISHED IN TNGG ISSUE NO:41, DATED:31.1.2020

THE OWNER OR DEVELOPER OR PROMOTER SHALL SELL THESE PLOTS ONLY FOR EWS PURPOSE. AMALGAMATION SHALL BE PERMISSIBLE IN THOSE CASES OF ECONOMICALLY WEAKER SECTION PLOTS AFTER A PERIOD OF THREE YEARS. IN SUCH CASES OF AMALGAMATION, THE PLANNING PARAMETERS FOR ECONOMICALLY WEAKER SECTION AREAS SHALL NOT APPLY.

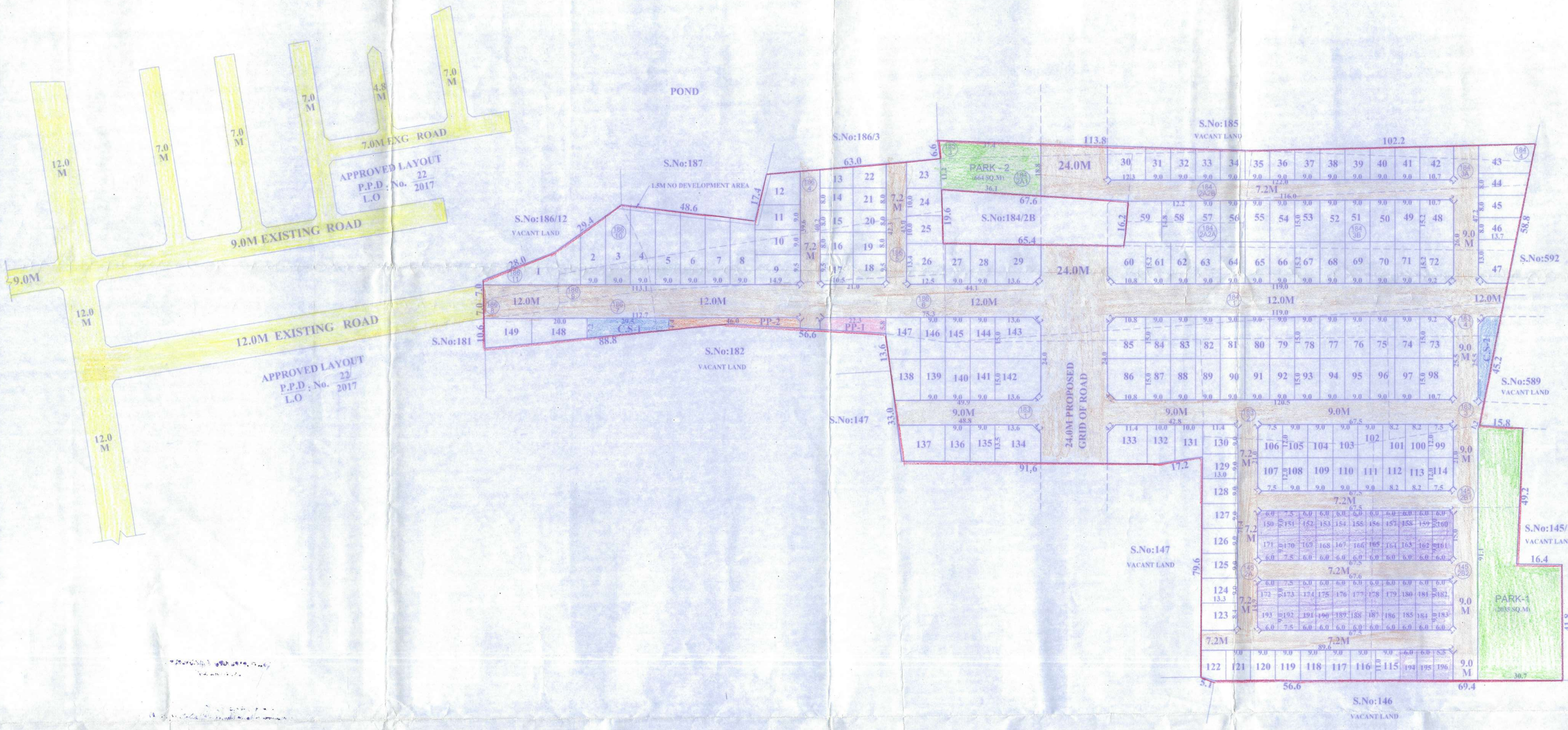
(III) TNCDBR-2019, RULE NO: 47 (11)

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.

(VI) THE APPLICANT IS RESPONSIBLE FOR THE SHAPE,SIZE & DIMENSIONS OF THE SITE UNDER REFERENCE.

(VII) 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
- PARK GIFTED TO LOCAL BODY
- EWS
- PUBLIC PURPOSE -1 GIFTED TO LOCAL BODY
- PUBLIC PURPOSE -2 GIFTED TO LOCAL BODY (FOR TANGEDCO)
- CONVENIENT SHOP



மனைபிரிவு / மனை உட்பிரிவு
அனுமதி எண் 11/2024-25 நாள் 19.10.2024
அனுமதி அளிக்கப்படுகிறது
ப.ம. எண் 11/2024-25 நாள் 19.10.2024
தலைவர்
நெடுங்குன்றம் ஊராட்சி
காட்டாங்கொளத்தூர் ஊராட்சி ஒன்றியம்
19/10/2024

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.

OWNER'S SIGNATURE

Er. B. ALFIN JACOB, B.E.,
REGD. ENGINEER, GR-II
(CMDA REGD. No. RE/GR-II/2023/04/271)
No. 15, WEST KOOVAM RIVER ROAD,
CHINTADRIPET, CHENNAI- 600 002.
Mob: 97909 73900

LICENSED SURVEYOR

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

Planning Permit No. 15865 Dated: 10/07/2024
P.P.D / L.O No: 148/2024
APPROVED
VIDE LETTER No.: Layout-1/0245/2023
DATED :
For Member Secretary
Chennai Metropolitan Development Authority
Chennai-600 008.

KATTANKOLATHUR PANCHAYAT UNION

LAYOUT OF HOUSE SITES IN S.Nos: 145/2A, 2B1, 2B2, 183/1, 2, 3, 4, 184/1, 2A1, 2A2A, 2A2B, 3A, 3B, 4, 185/3, 186/4, 5, 6, 7, 8, 9, 10 AND 186/11 OF NEDUNGUNDRAM VILLAGE.

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