FILE NO: LAYOUT-1/0313/2023

SITE EXTENT (AS PER DOCUMENT)	:	10441 SQ.M
ROAD AREA	:	2869 SQ.M
PARK AREA	:	768 SQ.M
EWS PROVIDED	:	796 SQ.M
PUBLIC PURPOSE PROVIDED (1&2)	:	86 SQ.M
PP-1 HANDED OVER TO THE LOCAL BODY (0.5%) = 40.0 SQ.M		
PP-2 HANDED OVER TO THE TANGEDCO (0.5%) = 46.0 SQ.M		
REGULAR PLOTS (1 TO 50)	:	50 Nos
EWS PLOTS (51 TO 62) (796 SQ.M)	:	12 Nos
TOTAL NO. OF PLOTS	:	62 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: 2349/2024, DATED:29.02.2024 @ SRO, RED HILLS.

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, MAWS (MA1) DEPARTMENT DATED 31.01.2020 AND PUBLISHED IN TNGG ISSUE No.41.DATED 31.01.2020

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, MAWS (MA1) DEPARTMENT DATED 31.1.2020 AND PUBLISHED IN TNGG ISSUE No.41 DATED:31.01.2020.

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

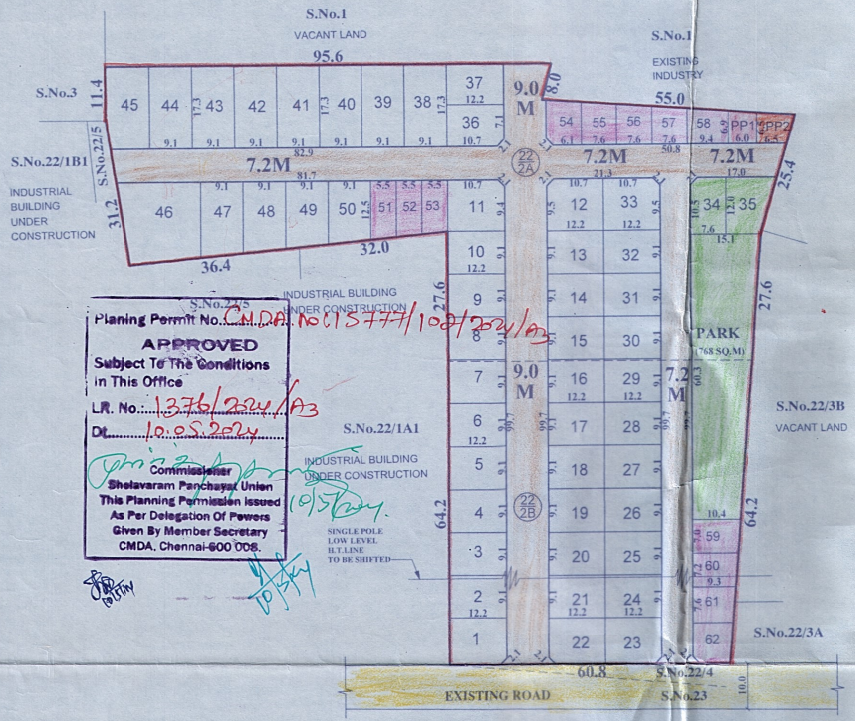
(III) TNCDBR-2019, RULE NO: 47 (11)

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.

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

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

உள்ளாட்சி மன்றப் படி



Planing Permit No. CMDA. No 015777/1024/2024/A3
APPROVED
Subject To The Conditions in This Office
LR. No. 1376/2024/A3
Dt. 10.05.2024
Commissioner
Sholavaram Panchayat Union
This Planning Permission Issued As Per Delegation Of Powers Given By Member Secretary CMDA, Chennai-600 008.

கட்டட அனுமதி
ஒப்புதல் அளிக்கப்படுகிறது
க. அ. எண் : 1 / 2024-2025
28.6.24 முதல் 27.6.25 வரை
தலைவர்
முல்லைவாயல் ஊராட்சி
மனுநர்
சோழவரம் ஊராட்சி ஒன்றியம்.

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.

LEGEND:

- SITE BOUNDARY
- ROADS GIFTED TO LOCAL BODY
- EXISTING ROAD
- PARK AREA GIFTED TO LOCAL BODY
- EWS
- PUBLIC PURPOSE-1 GIFTED TO LOCAL BODY
- PUBLIC PURPOSE-2 GIFTED TO LOCAL BODY (FOR TANGEDCO)

OWNER SIGNATURE

S.R. VISHVA VIJAY
CONSULTING ENGINEER
Registered Architect CMDA No. RA/Gr.II/19/06/019
No. 8/403, East Avenue Road, Muthamizh Nagar,
Chennai-600 118. Cell: 98404 44652
E-mail: cmdaplan@gmail.com

LICENSED SURVEYOR

CONDITIONS :
THE LAYOUT APPROVED IS SUBJ... NOT TO OBTAINING SANCTION FROM ...OCAL BODY CONCERNED

Planning Permit No. 15777 Dated: 12/03/2024
P.P.D L.O No: 55/2024
APPROVED
VIDE LETTER No.: Layout-1/0313/2023
DATED :
For Member Secretary
Chennai Metropolitan Development Authority
Chennai-600 008.

SHOLAVARAM PANCHAYAT UNION

LAYOUT OF HOUSE SITES IN S.No: 22/2A AND 22/2B OF NALLUR VILLAGE

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