FILE NO.L1-0003-2023

TOTAL EXTENT (AS PER PATTA)	:	50577 SQ.M
ROAD AREA	:	14452 SQ.M
PARK AREA	:	3623 SQ.M
PUBLIC PURPOSE AREA (1%)	:	373 SQ.M
(P.P-1 HANDED OVER TO THE LOCAL BODY 0.5% AREA : 189.0 SQ.M)		
(P.P-2 HANDED OVER TO THE TANGEDCO 0.5% AREA : 184.0 SQ.M)		
REGULAR PLOTS (1 TO 244)	:	244 Nos.
E.W.S. PLOTS (3708 SQ.M) (245 TO 304)	:	60 Nos.
TOTAL No.OF.PLOTS	:	304 Nos.

NOTE:

1. SPLAY-1.5MX1.5M
2. MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSION
3. ROAD AREA, PARK AREA, PUBLIC PURPOSE AREA-1, PUBLIC PURPOSE AREA-2 (RESERVED FOR TANGEDCO) — WERE HANDED OVER TO THE LOCAL BODY VIDE GIFT DEED DOCUMENT NO. 3929/2024, DATED: 27.03.2024, @ SRO AMBATTUR.

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 31.1.2020 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 BEOFRE THE ACTUAL SANCTION OF THE LAYOUT.

(II)TNCDBR-2019, RULE NO : 47 (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)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

LEGEND:

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

மனைப்பிரிவு செயல் முறை உத்தரவு
ந. க. எண் 2832 நாள் 27/04/2024
செயல்முறைகளில் கண்டுள்ள நிபந்தனைகளின்படி மனைப்பிரிவு ஒப்பளிக்கப்பட்டது.
9.0M அகல சாலை ஆக்கிரமிப்பு அகற்றி ஒப்படைக்கப்பட்டது
அவடி மாநகராட்சி

உள்ளாட்சி மன்றப் படி

T.S.No:40 VACANT LAND
T.S.No:40 VACANT LAND
T.S.No:39
T.S.No:39 VACANT LAND
T.S.No:46/3 VACANT LAND
T.S.No:46/4
VACANT LAND
T.S.No:47
T.S.No:1/1
T.S.No:46/2
PARK
PP1
PP2
APPROVED LAYOUT P.P.D/L.O.NO.38/2003
9.0M EXISTING ROAD
10.0M EXISTING ROAD
12.0M EXISTING ROAD
SINGLE POLE L.T.LINE

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.

For CHENNAI HOLD... Partner
For VISHAL DEVELOPER Partner

OWNER SIGNATURE

LICENSED SURVEYOR

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

Planning Permit No. 15795 Dated: 8.4.2024
P.P.D L.O No: 73 / 2024
APPROVED
VIDE LETTER No.: Layout-1/0003/2024
DATED : 8/4/24
For Member Secretary
Chennai Metropolitan Development Authority
Chennai-600 008.

AVADI CORPORATION

LAYOUT OF HOUSE SITES IN T.S.No: 1/1, (OLD S.No.209/2pt) BLOCK No.46, WARD No.D/16 OF THIRUMULLAIVOYAL VILLAGE.

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