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பெருநகர சென்னை மாநகராட்சி

Greater Chennai Corporation

நகரமைப்பு பிரிவு

Town Planning Section-Works

கட்டிட அனுமதி

Building Permission

(1919 ஆம்ஆண்டின் சென்னை மாநகராட்சி சட்டம் 238 வது பிரிவின் படி)

(1919 MCMC Act Section 238)

கட்டட அனுமதி எண்/ Building Plan No		திட்ட அனுமதி எண்/Plan Submission No	
CEBA/WDCN08/00480/2023		CMDA/PP/NHRB/C/0357/2023 - 19/09/2023	
மண்டலம் / Zone	கோட்டம் / Ward	அனுமதி நாள் / Approval Date	விண்ணப்பித்த நாள்/ Application Date
N08	N100	27/12/2023	30/11/2023
விண்ணப்பித்தவர் பெயர் மற்றும் முகவரி / Applicant name & address		Mayur Promoters Private Limited Rep by its Director Sanjay K Jain-Door No.9, Shop No. G13, Mayur Plaza, Veerappan Street, Chennai 600001.	
மேம்பாட்டு முன்மை / Service Type		Building Permit for CMDA Approved Plan	
மனை அமைவிடம் / Plot address		Door No:New No.48/52 , Old No.46 & 14/1,Block No:10,Plot No:0, Survey No:Old R.S.No.140/3 Part & New R.S.No.140/7, Taylors Road,Kilpauk(N100),Kilpauk(N100),Egmore, Chennai,	
Building License Fees			605900
Road cut charges - CMWSSB SEWERAGE			37800
Road cut charges - CMWSSB, WATER			28400
Road cut charges - TNEB			28400
Scrutiny Fees			3100
Workers Welfare Board			788400
மொத்தக் கட்டணம்/ Total (In Rs.)			1492000

Amount (in words): Rupees Fourteen Lakhs Ninety Two Thousands Only

Payment Details:

DD Number: 001033 Amount (In Rs.): 1492000 Date: 19/12/2023 Bank: AXIS BANK LTD.

மிக குறிப்பிட்ட நிபந்தனைகளுடன் அனுமதிக்கு ஒப்பளிக்கப்பட்ட வரைபட நகலின்படி அனுமதி

Sanctioned for Building Permit for CMDA Approved Plan Subject to Terms and Condition on Rear Side and as per Sanctioned plan copy.

அனுமதி காலம் முடிவு 26/12/2028

Permit Valid upto 26/12/2028

Digitally Signed by K Sundararajan
Date: 27-Dec-2023 (17:01:41)

Executive Engineer (T.P.)

P.P.A approved by
C.M.D.A vide
Lr.No.CMA/ [illegible]/c/0257/2023
Dated.17/04/2023....

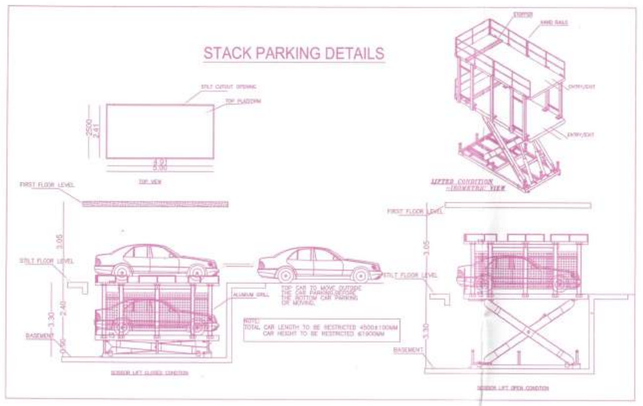
The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madurai Bench of Madras High Court

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR WITH MECHANIZED PARKING + 5 FLOORS RESIDENTIAL BUILDING (HEIGHT- 18.00M) WITH 10 DWELLING UNITS AVAILING PREMIUM FSI WITH TOD BENEFIT AT NEW DOOR NO.48/52(OLD DOOR NO.46 AND PRIOR THERETO DOOR NO.14/1), TAYLORS ROAD, KILPAUK, CHENNAI COMPRISED IN OLD R.S.NO.140/3 PART & NEW R.S.NO140/7, BLOCK NO.10 OF EGMORE VILLAGE WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

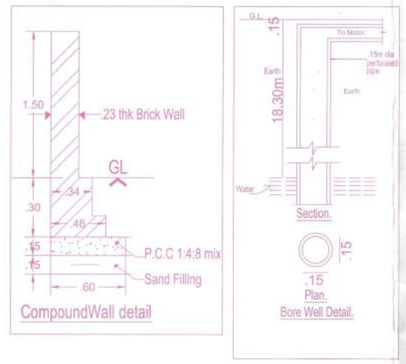
A) AREA STATEMENT	SQ.M.
AREA AS PER PATTA	912.50
AREA AS PER DOCUMENT	912.49
AREA CONSIDERED FOR FSI	912.49
STREET ALIGNMENT/ ROAD WIDENING/LINK ROAD	0.00
OSR AREA	0.00
TOTAL FSI AREA	2533.08
FSI FACTOR	2.776
COVERAGE AREA (PERCENTAGE %)	NA

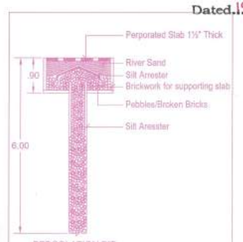
A) PARKING STATEMENT

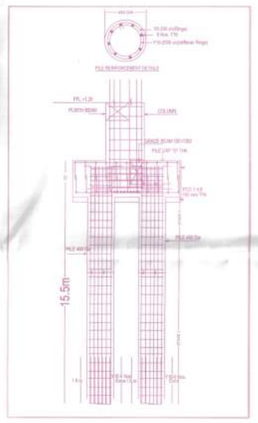
VEHICLE	REQUIRED	PROVIDED
LORRY	0	0
CAR	20	28
TWO WHEELER	0	0
CYCLE	0	0

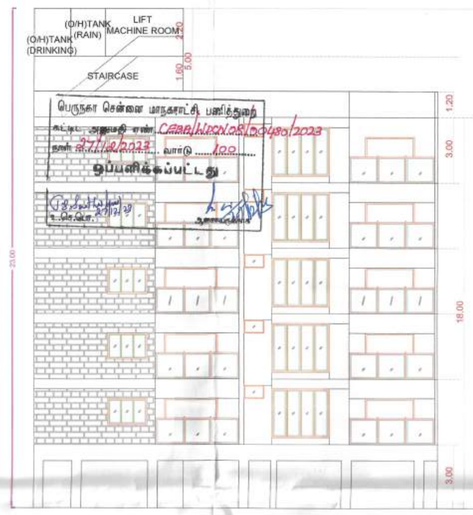




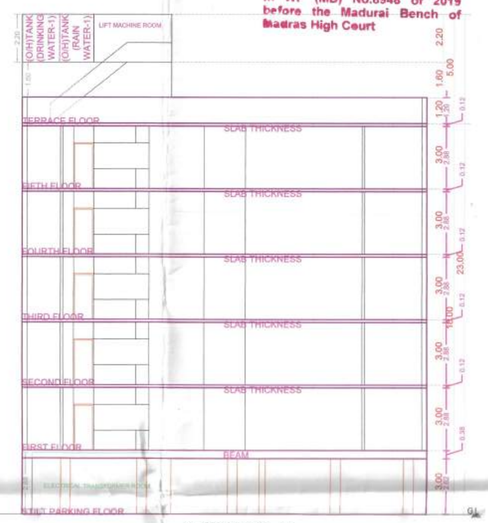




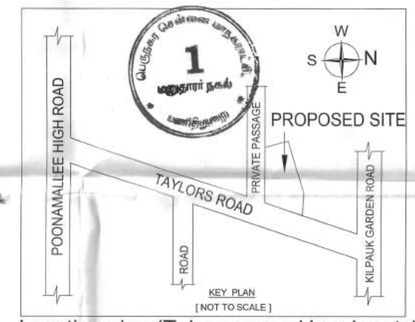




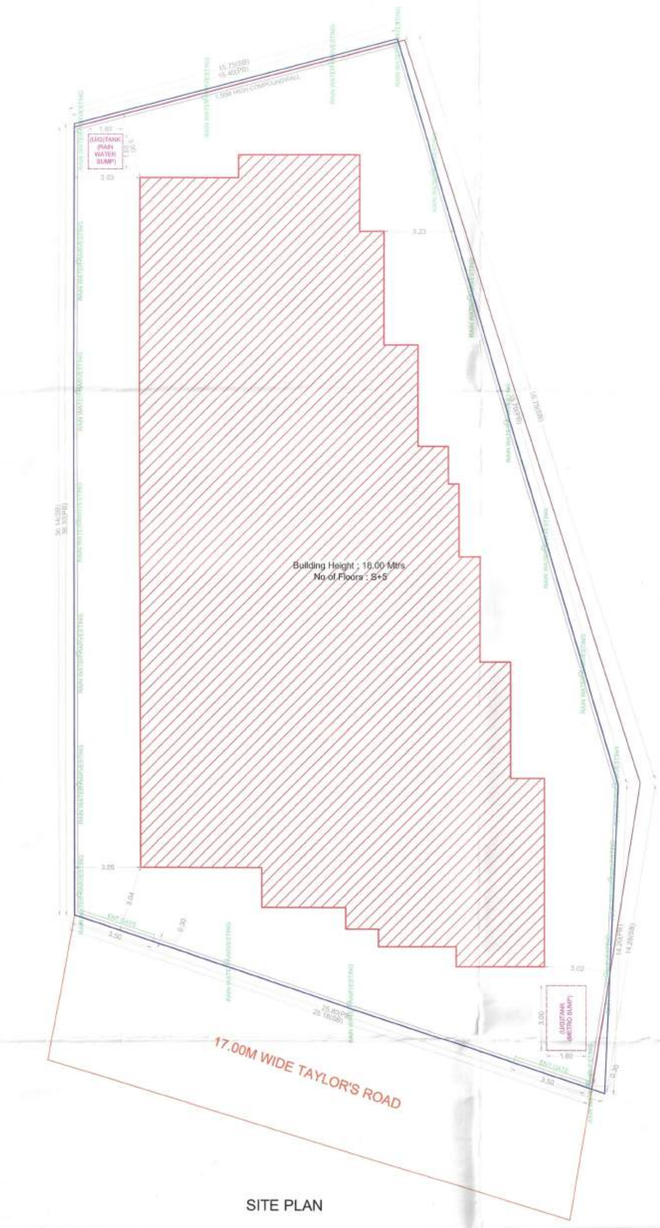
EAST SIDE ELEVATION



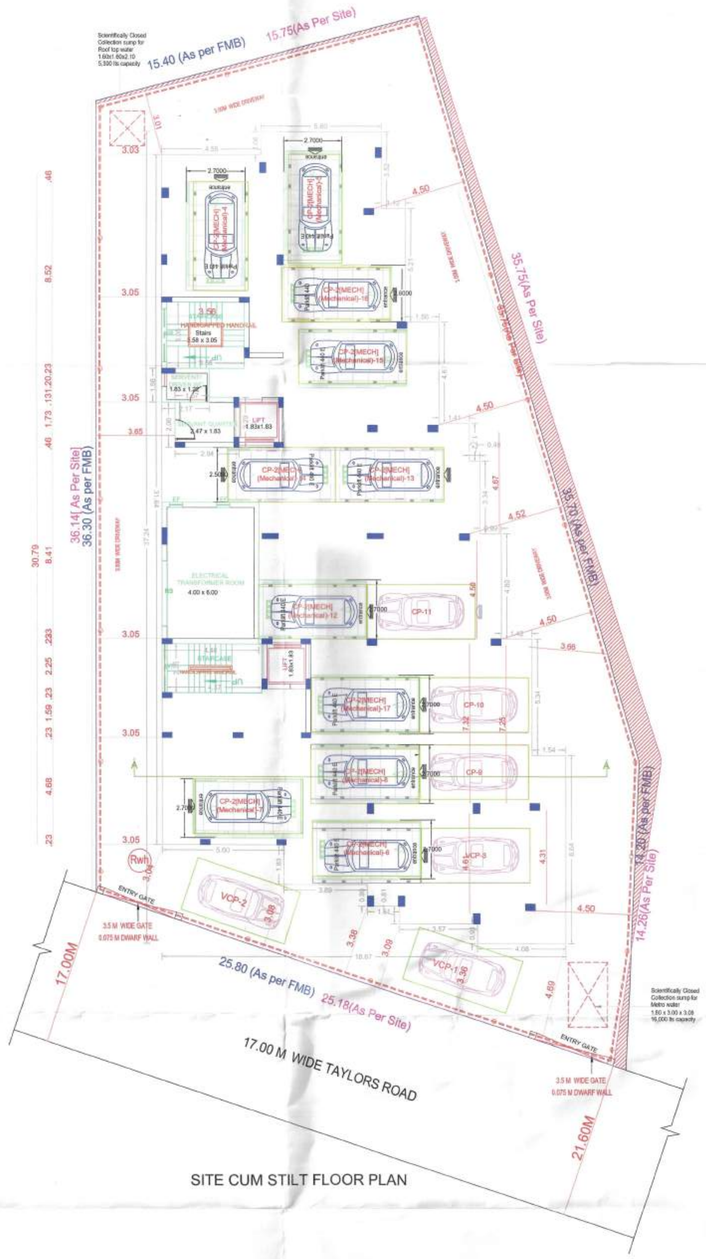
SECTION ON -AA



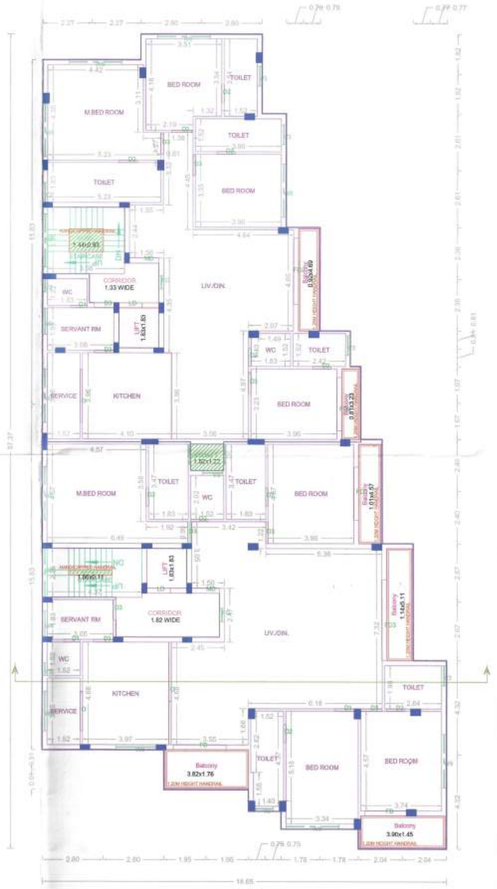
Location plan (Taken as per User Inputs)



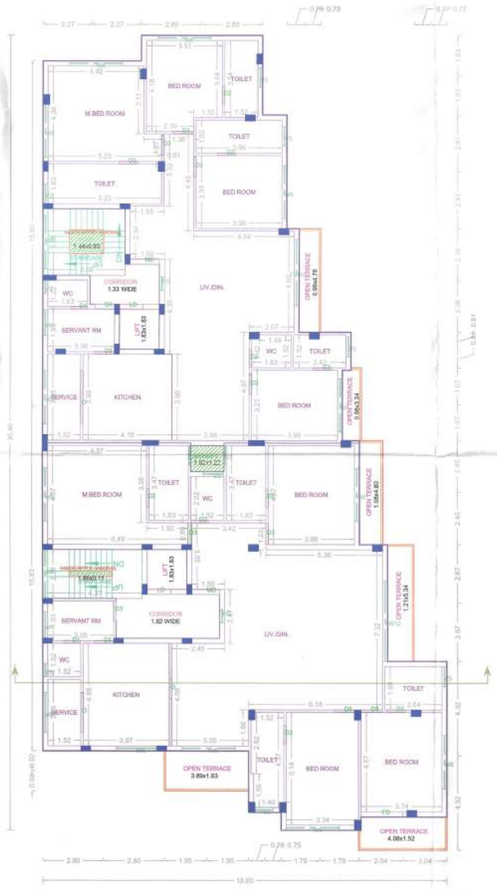
SITE PLAN



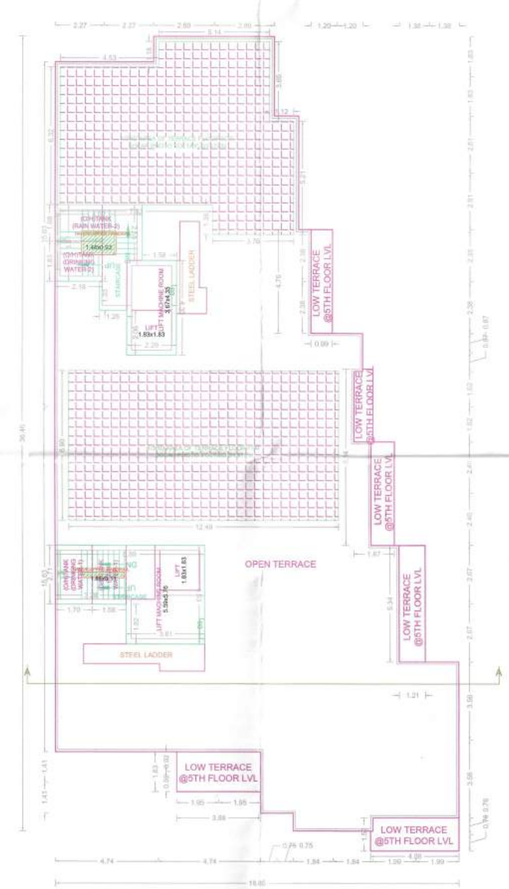
SITE CUM STILT FLOOR PLAN



TYPICAL - 1, 2, 3& 4 FLOOR PLAN



FIFTH FLOOR PLAN



TERRACE FLOOR PLAN

FLOOR WISE FSI STATEMENT: A (RESIDENTIAL)

FLOORS	FSI AREA COMM.	FSI AREA RESI.	FSI AREA IND.	FSI AREA INST.	DU	TOTAL FSI AREA
STILT PARKING FLOOR	0.00	35.18	0.00	0.00	0	35.18
FIRST FLOOR	0.00	506.07	0.00	0.00	2	506.07
SECOND FLOOR	0.00	506.07	0.00	0.00	2	506.07
THIRD FLOOR	0.00	506.07	0.00	0.00	2	506.07
FOURTH FLOOR	0.00	506.07	0.00	0.00	2	506.07
FIFTH FLOOR	0.00	473.62	0.00	0.00	2	473.62
Terrace	0.00	0.00	0.00	0.00	0	0.00
Total	0.00	2533.08	0.00	0.00	10	2533.08

BUILDING WISE FSI STATEMENT

BUILDING	NO OF SAME BUILDING	FSI AREA COMM.	FSI AREA RESI.	FSI AREA IND.	FSI AREA INST.	DU	TOTAL FSI AREA
A-1 (RESIDE...)		0.00	2533.08	0.00	0.00	10	2533.08
Total		0.00	2533.08	0.00	0.00	10	2533.08

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
APPROVED
SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

Signature valid
Digitally Signed by Haja Basheer A[illegible]
Date: 11/10/2023 8:19:18 PM

The Planning Permission issued under Rule 71 of TNCD & BR, 2019 is subject to the outcome of the W.P.(MD) No.8948 of 2019 and WMP (MD) Nos. 6512 & 6513 of 2019

Signature valid
Digitally Signed by Architect
Architect Details
Sign Date: 09/10/2023 4:10:41 PM

For Directly Planned / Chief Planner / Member Secretary
High Rise Building / Non High Rise Building
"This Approval is valid only after building Permit is issued by the concerned Local Body

QR CODE

Applicants (Owner / Developer / Power of Attorney)

This is a system generated drawing as per the soft copy submitted by the Architect/ License Engineer

UserDefinedImperial (60.00 x 40.00Inches)



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Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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We're honored to be part of your real estate journey

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