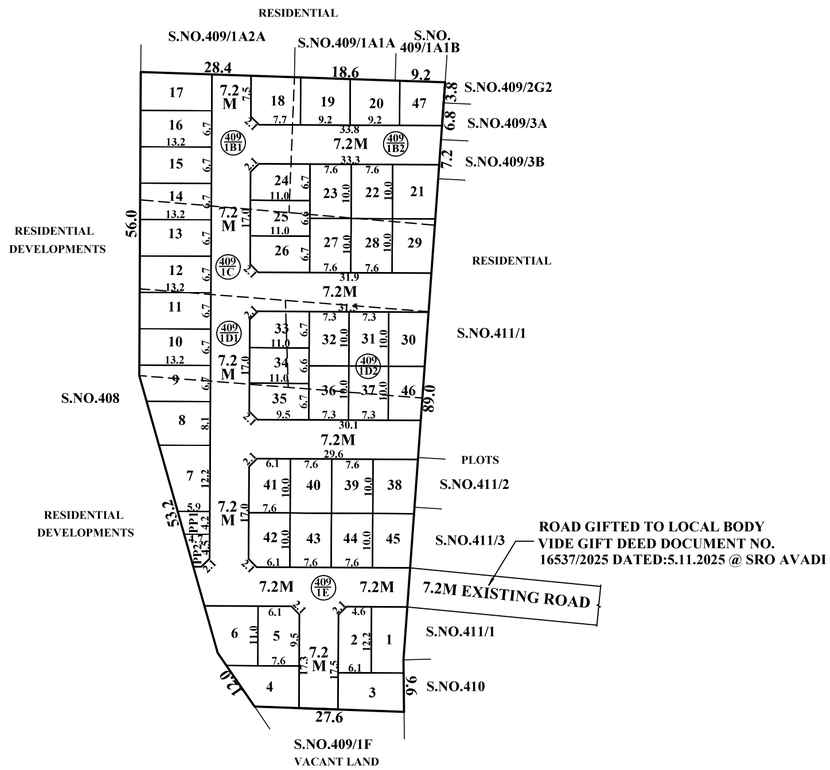
FILE NO. L1/0353/2025



SITE EXTENT (AS PER DOCUMENT)	:	**5585 SQ.M**
ROAD AREA (32%)	:	**1797 SQ.M**
PLOTTABLE AREA (68%)	:	**3788 SQ.M**
OSR EXEMPTED UP TO	:	**3000 SQ.M**
BALANCE AREA	:	**788 SQ.M**
10% OSR CHARGES REQUIRED	:	**79 SQ.M**
OSR CHARGES TO BE COLLECTED	:	**79 SQ.M**
1% PUBLIC PURPOSE REQUIRED	:	**38 SQ.M**
PUBLIC PURPOSE PROVIDED	:	**44 SQ.M**
(PUBLIC PURPOSE AREA-1 - 22.0 SQ.M)		
(PUBLIC PURPOSE AREA-2 - 22.0 SQ.M)		
REGULAR PLOTS (1 TO 45)	:	**45 Nos.**
E.W.S.PLOTS (129 SQ.M) (46,47)	:	**2 Nos.**
TOTAL NO.OF.PLOTS	:	**47 Nos.**

NOTE :

1. SPLAY - 1.5M X 1.5M
2. MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSIONS
3. ROAD AREA, PUBLIC PURPOSE AREA - 1, PUBLIC PURPOSE AREA - 2 — TO REFER FINAL LETTER

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 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 (MAI) DEPARTMENT DATED 31.1.2020 AND PUBLISHED IN TNGG ISSUE No.41, DATED 31.01.2020.

THE OWNER OR DEVELOPER OR PROMOTER SHALL SELL THE EWS 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 BYTHE 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
- PROPOSED ROAD
- EXISTING ROAD
- PUBLIC PURPOSE-1
- PUBLIC PURPOSE-2
- E.W.S

APPROVAL CONDITION

THE LAYOUT/SUB-DIVISION APPROVAL IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCAL BODY CONCERNED

POONAMALLEE PANCHAYAT UNION

LAYOUT OF HOUSE SITES IN S.No:409/1B1, 409/1B2, 409/1C, 409/1D1, 409/1D2 & 409/1E OF KUTHAMBAKKAM VILLAGE.

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

SCALE 1:800

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

Signature valid

Approved
Digitally Signed by:-
Assistant Planner V Krisanthi
Sign Date: 04/26/2026 10:43:56
Letter No. : CMDA/PPPL/AYO/0000/2025
Approval Date : 04/26/2026 10:13:43 AM
Permit No. : OL-02994

For (Deputy Planner / Chief Planner / Member-Secretary)
Layout Division.

QR CODE

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.

Signature valid

Digitally Signed by:-
Registered Engineer Grade III:
ARIVAZHAKAN.T.D
Sign Date: 02/12/2026 3:18:51 PM

Signature Not Verified
Signed by: Village Panchayat President
Location:Tiruvallur
Date:2026.05.29 18:03:47

Applicants (Owner / Developer / Power of Attorney)

ISO_A2_(594.00_x_420.00_MM)

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