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Chennai Metropolitan Development Authority
PLANNING PERMIT

(Sec 49 of T & C. P. Act 1971)

PERMIT No. 9013 Date of Permit 30.04.2015

C/pp/MSB/25 (A to T)/2015

File No. C3(S)/5222/2014 M/s. Express Exclusive Developers (P) Ltd. No.2, Club House Road, Mount Road, Chennai-2 Date of Application 11.09.2012

Nature of Development : ~~Layout~~/~~Sub-division of Land~~/Building construction/~~Change in use of Land~~/~~Building~~

Site Address.....

Division No. As per Annexure enclosed.

.....

Development Charge paid Rs. 14,30,000/- Challan No. 03949 Date. 10.02.2015

PERMISSION is granted to the ~~layout~~/~~sub-division of land~~/building construction/~~change in use of land~~/~~building~~ according to the authorised copy of the plan attached hereto and subject to the condition overleaf.

3. The permit expires on 29/04/2018

the building construction work should be completed as per plan before the expiry date. If it is not possible to Complete the construction, request for renewing the planning permit should be submitted to Chennai Metropolitan Development Authority before the expiry date. If it is not renewed before the said date fresh. Planning Permission application/has to be submitted for continuing the construction work when the Development Control Rules that may be currently in force at that time will be applicable. If the construction already put up is in deviation to the approved plan and in violation of rules. Planning permit will not be renewed.

5-5-2015

For MEMBER SECRETARY

Govt. Lr. (Ms) No. 153, HUD Dept dt. 18.12.2014

23/4/15

CONDITIONS

Note : 1. According to Section 79 of the T. & C. P. Act 1971 (Act 35 of 1972) as amended by Act 22 of 1974 any person aggrieved by any decision of order of the Planning Authority Under section 49 or sub section (1) of section 54 may appeal to the Government within Two months from the date on which the decision or order was communicated

2. The Member Secretary, Chennai Metropolitan Development Authority reserves the right to revoke or modify the planning permission in the event of planning permit having been granted based either on wrong information furnished by the applicant or by misrepresentation of the facts or by any lapse of procedural formalities to be followed or permit having been obtained by any fraudulent manner.

ANNEXURE

Chennai Metropolitan Development Authority

PERMIT No. 9013

C/PP/MSB-IT/25(A to T) /2015

File No. **C3(S)/5222/2014** Date of Permit: 30.**04.2015**

M/s.Express Exclusive Developers Pvt Ltd

Area Plans Unit – MSB(South) Division - Planning Permission Application for the construction of Combined Triple Basement floor for Block A to Block E and combined 1st Basement floor with LIG Block, **Block A, B & C**: Ground floor + 16 floors + 17th floor (Part) – Residential Building with 35 Dwelling units each; **Block D** : Ground floor + 16 floors – Residential Building with 32 Dwelling units, gymnasium, function room, billiards room, play room, library, steam and sauna; **Block E** : Ground floor + 16 floors + 17th floor (Part) – Residential Building with 16 Duplex Dwelling units, gymnasium, function room; **LIG Block** : Stilt floor + 6 floors– Residential Building with 89 Dwelling units (Totally 242 Dwelling units) at T.S.No.**315**/7, **315**/9, Block No.9 of Triplicane Village, Mylapore Taluk, Woods Road, Chennai.

Permit Expires on 29.**04.2018**

5-5-2015

சென்னை மாநகராட்சி

CORPORATION OF CHENNAI

நகரமைப்பு பிரிவு பணித்துறை

Town Planning Section-Works Department

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/WDCN09/00275/2015		C3/5222/2014 - 30/04/2015	
மண்டலம் / Zone	கோட்டம் / Ward	அனுமதி நாள் / Approval Date	மனுபெறப்பட்ட நாள்/ Application Date
N09	~~N124~~ 111	12/11/2015	12/11/2015
மனுதாரரின் பெயர் மற்றும் குடியிருப்பு முகவரி / Applicant name & address		Ms EXPRESS EXCLUSIVE DEVELOPERS PVT LTD-NO.2, CLUB HOUSE ROAD, MOUNT ROAD, CHENNAI-600002.	
மேம்பாட்டு தன்மை / Service Type		CMDA Proposal- only for Building Permit	
மனை அமைவிடம் / Plot address		Door No:2,Block No:9,Plot No:-, WOODS ROAD, TRIPLICANE VILLAGE, MYLAPORE, CHENNAI, 600005	
Building License Fees			9495000
Road cut charges - CMWSSB SEWERAGE			55000
Road cut charges - CMWSSB, WATER			55000
Road cut charges - TNEB			55000
Scrutiny Fees			600
மொத்தக் கட்டணம்/ Total (In Rs.)			9660600

Amount (in words): Rupees Ninety Six Lakhs Sixty Thousands Six Hundred Only

M.W.G.W.F. DD Details : DD Number: 783132 Amount: 11430000 Rs. Date:30/10/2015 Bank:CITY UNION BANK LTD

பின் குறிப்பிட்ட நிபந்தனைகளுடன் அனுமதிக்கு ஒப்பளிக்கப்பட்ட வரைபட நகலின்படி அனுமதி

Sanctioned for CMDA Proposal- only for Building Permit Subject to Terms and Condition on Rear Side and as per Sanctioned plan copy.

இந்த அனுமதி 11/05/2016 ஆம் தேதிக்குள் வேலை தொடங்காவிட்டால் காலாவதியாகிவிடும் தொடங்கப்பட்டிருந்தால் கட்டிட அனுமதி முடிவு நாள் 11/11/2017

This Sanction will expire if the construction is not started with in 11/05/2016

If Construction started Building Permit is valid up to 11/11/2017

12/11/15

Assistant ~~Executive~~ Engineer (T.P.)

12/11/15

Executive Engineer (T.P.)

12/11/15

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Buying & Selling Services
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Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services
Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services
Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.

Smarter Tools, Stronger Decisions

Property Valuation & Cost Estimation
Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

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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real estate journey

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