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**Public Works Department**
**Water Resources Department**

From
**Er. K. Asogan B.E., M.Tech.,**
Chief Engineer, WRD.,
Chennai Region, PWD.,
Chepauk, Chennai – 5

To
**The Member Secretary.**
CMDA
Thalamuthu Natarajan Building
No.1, Gandhi Irvin Road, Egmore,
Chennai – 8

**Lr.No.MD/19(3)7FGCC PALLIKARANAI – 322/1 Dated 15.6.2023**

Sir,

**Sub :** Greaer The Member Secretary, CMDA - Regularization of Plots and layouts rule 2017 – proposed regulariztaion of existing house land for the residential purpose at Plot No.13A at Classic Retreat S.No.322/1 of Sholinganallur Taluk Pallikarani Village of Chennai District – specific remarks on Inundation point of view – approval accorded – regarding.

**Ref :** 1. The Member Secretary, CMDA, Chennai-8 letter No.Reg /CPP/NHRB/S/0541/2022 Greater addressed to the Executive Engineer, PWD., WRD., Lower Palar Basin Division, Kancheepuram.

With reference to the 1st letter cited above, after careful consideration the technical opinion on inundation point of view of this department is hereby accorded for the Regularization of unapproved residential plot and layout rules 2017 – regularization of existing hous land for the residential purpose at Plot No.134 in S.No.322/Patta No 31913, Sholinganallur Taluk, Pallikaranai Village, Chennai District in favour of Rammiyam Homes Rep by R.Saravanan D.No.10 Velachery, Chennai – 600042

The proposed site was inspected by the field officer and the field levels were taken from the sill level of sluice (+) 311m of Jalladian pettai tank in Sholinganallur Taluk which is located 400m away from applicant site under reference, which is on Eastern side of the applicant's site. The Narayanpuram Tank in Sholinganallur Taluk.

The above site is surrounded by the Residential plots & vacant land on Eastern side, Southern side & Northern side and 30 feet layout roads on Western side, having level as (+) 6.235m

The above lands were aracut lands commanded by the Jaladiyan pettai tank now converted into layouts. At present there is no cultivation activites is carried out in this land due to the layout conversion. The present ground level of the applicant site is )+) 6.028. The top level (ridge) of existing Classic from BT Road is running Western side of the applicant site is (+) 7.43 m. The Full Tank Level and Maximum Water levels of the Jalladiyan Pettai tank.

Medavakkam Tank conlluence with southern portion of Pallikkarani Marsh which is in 500m away from the applicant site located at Western side and it is carrying the surplus water from 12 tanks and also carried the surrounding flood water and discharged into the Pallikkaranai Swamp middle portion and interim to Velachery tank. The Swamp area had experienced major flood events during the year of 2015 and this area is one among the zone which is more prone to flooding and vulnerable as well as a safety measure, the proposed site must be analyzed with respect to the flood levels experienced during previous catastrophic floods.

In this circumstances, during the historical rainfall of 2015 (i.e., 2100mm per annum) the entire surrounding lakes had a surplused and some of the upper tanks were breached. Hence, the entire area of Semmanchery and Sholinganallur including applicant site were inundated. The maximum flood level of Southern portion of Pallikakaranai Swamp a butting these site is (+)9.700m. As the site is in close proximaity with the swamp margin, it could be susceptible against inundation and hence the inundation potential has been be ascertained based upon the existing field levels.

From the existing field level, the filling required is 5.40m. The field levels also depicts that eh existing terrain at the proposed site is sloping down from East end towards the West end. The field levels require filling against the tolerable standards. Hence, it is recommended to construct the building with stilt floor due to the experience in the past 2015 flood i.e. above MFL as (+) 10.300m and superstructure for regular habitation i.e. above (+) 10.900m to counteract the problem of inundation in future.

Hence, "No Objection Certificate" of this department with a specific remark on the inundation point of view for the Regularization of unapproved residential plot and layout rules 2017 – regularization of existing house land for the residential purpose at Plot No.13A in S.No.322/1 Sholinganallur Taluk, Pallikaranai Village, Chennai District in favour of Thiru.Rammiyam Homes, R.Saravanan Door No.10, Vijayanagar, Velachery, Chennai – 600 042. GCC subject to the following conditions, besides any other mandatory clearance or statutory permission from any other organization or department for the consideration of planning permission by GCC as per CMDA norms & rules in force.

**TERMS & CONDITIONS:**

1. The applicant land should be filled with earth with proper compaction to the level of (+)10.300m to protect the site from inundation during floods. The process of earth filling and compaction should be done in layers of not more than 0.30m depth to achieve the required degree of compaction for a depth is 2.40m depending upon the existing field levels and the existing applicant land should be raised to a level of (+)9.300m and i.e 0.68m above the

Jalladiyanpet tank F.T.L (+) 7.320 and superstructure for regular habitation i.e. above (+) 9.900m to counteract the problem of inundation in future.

2. The applicant should provide rain water harvesting arrangements at the above site at their own cost.

3. The applicant should make their own arrangements to collect the debris and garbages within the premises during the construciton of building and the same has to be disposed off as per the norms prescribed by the Tamil Nadu Pollution Control Board and other departments concened and should not be dumped in the nearby channel, public places etc.,

4. This recommendation on inundation point of view is only applicable for the applicant's plots and the entire layout frame work could not be approved based on this report.

5. The applicant should do proper soil test and suitable foundation should be selected depending upon the soil condition and the structural design should be obtained from the approved and qualified Structural Engineer.

6. The PWD/WRD., will not be held responsible for the Structural Stability, safety and soundness of the building proposed by the applicant and PWD/WRD specifically recommend only for inundation point of view. The applicants is solely responsible for the structural safety and stability of the proposed building, at any cost and PWD/WRD will not be held responsible for design and drawing adopted for proposed construction.

7. The permission granted to the applicant, should not be altered/modified/changed to any others. Based on the revenue records submitted by the applicant, the persmission is granted. If any documents seem to be fake / manipulated / fabricated in future, the above permission will be cancelled without any correspondence. Hence, the applicant is solely responsible of genuinity of the documents submitted, if there is any discrepancy or any other encroachments activities exists at the applicant site in the future.

8. The PWD/WRD officers should be allowed to inspect the site at any time during execution and thereafter if necessary. Advance intimation should be given to the PWD/WRD officers concerned before commencement of work. The necessary setback distance should be provided as per the norms in existence and as per the rules in force of CMDA. The CMDA should issue completion certificate only after obtaining compliance certificate NOC from PWD/WRD.

9. The applicant should abide by the rules and regulation of the PWD/WRD from time to time. The applicant should also abide court of law of both State & Central Government from time to time.

10. The applicant for their land should get a clearance certificate from the revenue department to make sure that the site is not an encroached property of the water body. The applicant should clearly demarcate the boundary of their land abutting the road on Western

side, before the commencement of any developmental activities in presence of Revenue authorities concerned without fail and should not encroach the road abutting the land.

Failing to comply with any of the above conditions, PWD/WRD reserves the rights to withdraw the permission on above survey number on inundation point of view and in that event, the applicant shall not be eligible for any compensation with so ever as well as legal entity.

for Chief Engieer, PWD., WRD., 15/6/23
Chennai Region, Chennai – 5.

Copy to the Executive Enginner, PWD., WRD Pacer Basin Division Kancheepuram for kind information with reference to the letter No. SM/VM4/G825/ER/ 318 / 2023, Dated 9.5.2023

Copy to the Applicant Thiru Rammiyam Homes, Ref. by R. Saravanan, D.No. 10, Plot G1, Vijaya Nagar 3rd Main Road, Velachery, Chennai – 600 042

15.06.23.



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