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Public Works Department
Water Resources Department

From
Er.T. Murugu Subramonian, B.E.,
Chief Engineer, PWD., WRD,
Chennai Region,
Chepauk, Chennai-5.

To
The Member Secretary,
Chennai Metropolitan Development Auhority,
No.1, Gandhi Irwin Road,
Egmore, Chennai-8.

Letter No.DB / T5(3) / F – NOC – Madharam / 2017 / 25.05.2018

Sir,

Sub: CMDA – Area Plan Unit – MSB (North) Division – Planning Permission application for the proposed construction of MSB Group Developments consisting of 4 Blocks with combined basement floor connecting Block No.1, Block No.2 & Block No.3, **Block No.1**: Stilt Floor(pt) cum G.Floor (pt) + 1st Floor & 2nd Floor (for Upper floor parking) + 15 Floors + 16th to 18th Floor (pt) (i.e. Stilt Floor/G.Floor + 18 Floors – in 3 Towers & Stilt Floor/G.Floor + 15 Floors – 1 Tower) – Residential building with 328 dwelling units, **Block No.2**: Ground Floor +4 Floors +5th Floor (pt) +6th Floor (pt) Commercial (Kalyanamandapam) use building, **Block No.3:** Ground Floor +2 Floors +3rd Floor (pt) Commercial (Club House) use Building and **Block No.4**: Ground Floor + 2 Floors – Institutional (Nursery & Primary School) use building, at abutting G.N.T. Road, Madhavaram, Chennai-60. Comprised in Old S.No.701/1A, 1B, 2A, 2B, 702/1A, 1B, 1C & 1D, 2 and 761/2, present T.S.No.1/2, 1/3 & T.S.No.2, Block No.20, Ward-C of Madhavaram Village, Madhavaram Taluk, Thiruvallur District within the Corporation of Chennai limit - NOC – Remarks on Technical report on inundation point of view – approval accorded – regarding.

Ref: 1.The Member Secretary (CMDA), Chennai-8 letter No.C3(N) / 374 / 2015 / 06.07.2016.
2.The Member Secretary (CMDA), Chennai-8 letter No.C3(N) / 10167 / 2017 / 28.11.2017.

With reference to the 1st and 2nd letter cited above, after careful consideration the technical opinion for NOC on inundation point of view of this department is hereby accorded for the Planning Permission application for the proposed construction of MSB Group Developments consisting of 4 Blocks with combined basement floor connecting Block No.1, Block No.2 & Block No.3, **Block No.1**: Stilt Floor(pt) cum G.Floor (pt) + 1st Floor & 2nd Floor (for Upper floor parking) + 15 Floors + 16th to 18th Floor (pt) (i.e. Stilt Floor/G.Floor + 18 Floors – in 3 Towers & Stilt Floor/G.Floor + 15 Floors – 1 Tower) – Residential building with 328 dwelling units, **Block No.2**: Ground Floor +4 Floors +5th Floor (pt) +6th Floor (pt) Commercial (Kalyanamandapam) use building, **Block No.3:** Ground Floor +2 Floors +3rd Floor (pt) Commercial (Club House) use Building and **Block No.4**: Ground Floor + 2 Floors

– Institutional (Nursery & Primary School) use building, at abutting G.N.T. Road, Madhavaram, Chennai-60. Comprised in Old S.No.701/1A, 1B, 2A, 2B, 702/1A, 1B, 1C & 1D, 2 and 761/2, present T.S.No.1/2, 1/3 & T.S.No.2, Block No.20, Ward-C of Madhavaram Village, Madhavaram Taluk, Thiruvallur District within the Corporation of Chennai limit in favour M/s.Tamil Nadu Maheswari Foundation, No.18, Ekambareswarar Agraharam, Park Town, Chennai-600 003.

In this connection, the proposed site was inspected by the Field officers and the field levels were taken from a known datum of FTL of Madhavaram Tank weir crest level is (+)7.480 which is on Western side of the site. The Maximum Flood Level in the site under reference during the 2015 floods was observed as (+)7.800m. The level of GNT Road level is (+)8.920m which is running on Southern side of the site. On Northern side and Eastern side seems to be vacant lands and field channel in S.F.No.698 is running from Northern side to Southern and side on Eastern side. To protect the site safe against any inundation in the near future, the site must be raised to a minimum level of 0.60m above the MFL or GNT Road level, whichever is higher. In this case the road level is high, hence the site must be raised to a minimum level of 8.920m + 0.60 = (+)9.520m.

To ascertain the gravity of inundation of the said land, field levels were taken at the proposed site and furnished for reference as detailed below.

Sl. No.	Field Survey Nos.	Existing Field levels in m.	GNT Road Level 8.920 + 0.60m	Filling Height (in metre)
1.	1/2	(+) 6.715	(+)9.520	2.805
2.	1/3	(+) 6.840		2.680
3.	2/1	(+)6.930		2.590

From the above field level findings, it is quite evident that the site requires depth of earth filling varies from 2.59 m to 2.81m.

Hence, "No Objection Certificate" of this department with a specific remark on the inundation point of view is hereby issued to CMDA Permission application for the proposed construction of MSB Group Developments consisting of 4 Blocks with combined basement floor connecting Block No.1, Block No.2 & Block No.3, **Block No.1**: Stilt Floor(pt) cum G.Floor (pt) + 1st Floor & 2nd Floor (for Upper floor parking) + 15 Floors + 16th to 18th Floor (pt) (i.e. Stilt Floor/G.Floor + 18 Floors – in 3 Towers & Stilt Floor/G.Floor + 15 Floors – 1 Tower) – Residential building with 328 dwelling

units, **Block No.2**: Ground Floor +4 Floors +5th Floor (pt) +6th Floor (pt) Commercial (Kalyanamandapam) use building, **Block No.3:** Ground Floor +2 Floors +3rd Floor (pt) Commercial (Club House) use Building and **Block No.4**: Ground Floor + 2 Floors – Institutional (Nursery & Primary School) use building, at abutting G.N.T. Road, Madhavaram, Chennai-60. Comprised in Old S.No.701/1A, 1B, 2A, 2B, 702/1A, 1B, 1C & 1D, 2 and 761/2, present T.S.No.1/2, 1/3 & T.S.No.2, Block No.20, Ward-C of Madhavaram Village, Madhavaram Taluk, Thiruvallur District within the Corporation of Chennai limit in favour of M/s.Tamil Nadu Maheswari Foundation, No.18, Ekambareswarar Agraharam, Park Town, Chennai-600 003 subject to the following terms & conditions, besides any other Mandatory clearance of statutory permission from any other organization or department for the consideration of planning permission by CMDA.

TERMS & CONDITIONS

1. The process of earth filling and compaction should be done in layers of not more than 0.30 metre depth to achieve the required degree of compaction and the applicant land should be raised to a level of (+).9.520m (i.e.2.04m FTL of Madhavaram Tank weir crest level is (+)7.480). The depth of filling varying from 2.59m to 2.81m i.e., varying filling of the entire area of the applicant land to avoid inundation during maximum flood periods. The regular habitation will allowed only above (+).9.520m and may not be allowed in the proposed basement floor.

2. The all-round pavement level within site should not be less than of (+).9.520m. The applicant should provide all-round and interior storm water drainage network of suitable size, so that the ultimate disposal of storm water should be discharged to the nearest natural storm water drain or road side drain nearby the applicant's lands. The applicant should make drain networks at their own cost and the same is to be connected to the natural storm water drainage or road side drain. Also the applicant should provide emergency pumping operation for the seepage water if it is proposed to have basement floor and as well as dewatering arrangements and drainage facilities to protect lives and valuables during flood periods.

3. The applicant should make his own arrangements to collect the debris and garbage's within the premises during the construction of building and has to be disposed off as per the norms of Tamil Nadu Pollution Control Board and other departments concerned and should not be dumped in the nearby channel, road, public places etc.,

4. The applicant should make necessary arrangements for the sewerage treatment and for its disposal after obtaining necessary prior permission from the Chennai Metropolitan Water Supply and Sewerage Board/Local authorities concerned and as per their norms in existence and as amended from time to time and should not be let into the nearby tank/channel or storm water drain.

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 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 on inundation point of view. The applicant 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 applicant should provide rain water harvesting arrangements in the site at his own cost.

8. The PWD/WRD officers should be allowed to inspect the site at any time during execution and thereafter. Advance intimation should be given to the PWD/WRD officers concerned before commencement of work. The CMDA should issue completion certificate only after obtaining compliance certificate NOC from PWD/WRD.

9. The applicant should clearly demarcate the boundary of their land before commencement of any development activities in presence of revenue and PWD/WRD authorities especially on Western and Southern side of the applicant's site without any encroachment. The necessary setback distance on Western side of the applicant land should be provided as per the norms in existence and as per the rules in force of CMDA.

10. The 18m road on Western side of the applicant's site adjoining to PWD land should be left without any obstructions. The adequate passage of 18m should be provided and needed to facilitate access to the site in the Eastern side without any hindrance to the movement of heavy machineries for periodical maintenance. The western side boundary between the 18m road and Madhavaram tank should be fenced by the applicant at their own cost.

11. 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.

12. The permission granted to the applicant should not be altered/modified/changed to any others. Based on the records submitted by the applicants the permission is granted. If any documents seem to be fake/manipulated/fabricated in future the above permission will be cancelled without any correspondence. Hence, the applicants are solely responsible of genuinety of the documents submitted.

Failing to comply with any of the above conditions, PWD/WRD reserves rights to withdraw the Technical opinion on Inundation point of view to the above proposed site and in that event, the applicant shall not be eligible for any compensation what so ever and legal entity.

for M. Kalaivani 25/5/18

Chief Engineer, PWD., WRD.,
Chennai Region, Chennai-5.

25/5

Copy to the Superintending Engineer, PWD., WRD., Palar Basin Circle, Chennai with reference to his letter No. DB/DO.II/F.36/CE97/2018 / dated.24.05.2018.

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

M/s Tamil Nadu Maheswari Trust represented by its

Date: 30-07-2016

No 18, Ekambareshwarar
Agraharam, Chennai- 600003

System Generated Auto Assessment for Height Clearance

1. Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.

2. Assessment details for Height Clearance:

NOCID :	**CHEN/SOUTH/B/073016/165543**
Applicant Name :	**M.Jagatheesan**
Type of Structure :	**Building**
Site Address :	**Block 1 located at GNT Road, Madhavaram Town, Chennai-600110 and in TS Nos. 1/2,1/3 and 2/1 of Block No. 20, Ward C, Madhavaram Village**
Site Coordinates :	**80 12 56.74-13 08 54.91, 80 12 57.21-13 08 55.78, 80 12 57.37-13 08 55.36, 80 12 57.90-13 08 55.62, 80 12 58.00-13 08 54.98,**
Site Elevation AMSL in Mtrs as Submitted by Applicant:	**8 M**

Your site is located at a distance 17555 mts from ARP and lies in the grid C14 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 150mts.

Since the requested top elevation 74 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however at any stage it is established that the actual data is different from the one provided by the applicant, this NOC will become invalid.

b. The assessment is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

c. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

d. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC from Defence, if the site lies within jurisdiction of Defence Airport.

राजीव गांधी भवन सफदरजंग हवाई अड्डा नई दिल्ली-110003 दूरभाष : 24632950

This assessment is system auto generated and thus does not require any signature

Designated Officer
Region Name: SOUTH
Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)
Email ID: vommnoc@aai.aero
Contact No: 044-22560046

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

M/s Tamil Nadu Maheswari Trust represented by its

Date: 30-07-2016

No 18, Ekambareshwarar
Agraharam, Chennai - 600003

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2. Assessment details for Height Clearance:

NOCID :	CHEN/SOUTH/B/073016/165544
Applicant Name :	M.Jagatheesan
Type of Structure :	Building
Site Address :	Block 2 located on GNT Road, Madhavaram Town, Chennai -600110 and in TS Nos. 1/2,1/3 and 2/1 of Block No 20, Ward E, Madhavaram Village
Site Coordinates :	80 12 58.17-13 08 55.63, 80 12 58.22-13 08 54.65, 80 12 58.80-13 08 55.26, 80 12 58.80-13 08 55.87, 80 12 59.43-13 08 55.11,
Site Elevation AMSL in Mtrs as Submitted by Applicant	8 M

Your site is located at a distance 17581 mts from ARP and lies in the grid C14 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 150 mts.

Since the requested top elevation 74 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however, at any stage it is established that the actual data is different from the one provided by the applicant, this NOC will become invalid.

b. The assessment is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules, 1994.

c. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

d. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC from Defence, if the site lies within jurisdiction of Defence Airport.

राजीव गांधी भवन सफदरजंग हवाई अड्डा नई दिल्ली-110003 दूरभाष : 24632950

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

This assessment is system auto generated and thus does not require any signature

Designated Officer

Region Name: SOUTH

Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: vomm.noc@aai.aero

Contact No: 044-22560046

राजीव गांधी भवन, सफदरजंग हवाई अड्डा नई दिल्ली-110003, दूरभाष : 24632950
Rajiv Gandhi Bhawan, Safdarjung Airport, New Delhi-110003, Phone: 24632950

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

M/s Tamil Nadu Maheswari Trust represented by its
No 18, Ekambareshwarar Agraharam, Chennai - 600003

Date: 30-07-2016

System Generated Auto Assessment for Height Clearance

1. Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.

2. Assessment details for Height Clearance:

NOCID :	CHEN/SOUTH/B/073016/165545
Applicant Name :	M.Jagatheesan
Type of Structure :	Building
Site Address :	Block 3 located on GNT Road, Madhavaram Town, Chennai-600110 and In TS Nos. 1/2,1/3 and 2/1of Block No 20, Ward E, Madhavaram Village
Site Coordinates :	80 12 59.02-13 08 56.00, 80 12 59.41-13 08 56.56, 80 12 59.51-13 08 55.90, 80 12 59.58-13 08 55.23, 80 13 00.35-13 08 56.29,
Site Elevation AMSL in Mtrs as Submitted by Applicant:	8 M

Your site is located at a distance 17586 mts from ARP and lies in the grid C14 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 150 mts.

Since the requested top elevation 74 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however, at any stage it is established that the actual data is different from the one provided by the applicant, this NOC will become invalid.

b. The assessment is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

c. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

d. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC from Defence, if the site lies within jurisdiction of Defence Airport.

This assessment is system auto generated and thus does not require any signature

Designated Officer

Region Name: SOUTH

Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: vomm.noc@aai.aero

Contact No: 044-22560046

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AIRPORTS AUTHORITY OF INDIA

M/s Tamil Nadu Maheswari Trust represented by its
No 18, Ekambareshwarar
Agraharam, Chennai - 600003

Date: 30-07-2016

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1. Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.

2. Assessment details for Height Clearance:

NOCID :	CHEN/SOUTH/B/073016/165548
Applicant Name :	M.Jagatheesan
Type of Structure :	Building
Site Address :	Block 4 located on GNT Road, Madhavaram Town, Chennai- 600110 and in TS Nos. 1/2,1/3 and 2/1 of Block No. 20, Ward E.Madhavaram Village
Site Coordinates :	80 12 59.44-13 08 56.89, 80 12 59.47-13 08 57.45, 80 12 59.99-13 08 56.90, 80 13 00.50-13 08 56.35, 80 13 00.55-13 08 57.45,
Site Elevation AMSL in Mtrs as Submitted by Applicant:	8 M

Your site is located at a distance 17659 mts from ARP and lies in the grid C15 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 150 mts.

Since the requested top elevation 74 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If, however, at any stage it is established that the actual data is different from the one provided by the applicant, this NOC will become invalid.

b. The assessment is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

c. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

d. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC from Defence, if the site lies within jurisdiction of Defence Airport.

राजीव गांधी भवन सफदरजंग हवाई अड्डा नई दिल्ली-110003 दूरभाष : 24632950

This assessment is system auto generated and thus does not require any signature

Designated Officer

Region Name: SOUTH

Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: vomm.noc@aai.aero

Contact No: 044-22560046

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AIRPORTS AUTHORITY OF INDIA

M/s Tamil Nadu Maheswari Trust represented by its

Date: 30-07-2016

No. 18, Ekambareshwarar
Agraharam, Chennai- 600003

System Generated Auto Assessment for Height Clearance

1. Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.

2. Assessment details for Height Clearance:

NOCID :	**CHEN/SOUTH/B/073016/165550**
Applicant Name :	**M.Jagatheesan**
Type of Structure :	**Building**
Site Address :	**Block 5(School) located on GN1 Road, Madhavaram Town, Chennai- 600110 and in TS Nos. 1/2,1/3 and 2/1 of Block No. 20, Ward E, Madhavaram Village**
Site Coordinates :	**80 12 57.18-13 08 57.26, 80 12 57.18-13 08 57.64, 80 12 58.12-13 08 57.45, 80 12 59.05-13 08 57.26, 80 12 59.05-13 08 57.64,**
Site Elevation AMSL in Mtrs as Submitted by Applicant:	**8 M**

Your site is located at a distance 17642 mts from ARP and lies in the grid C14 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 150 mts.

Since the requested top elevation 28.86 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If, however, at any stage it is established that the actual data is different from the one, provided by the applicant, this NOC will become invalid.

b. The assessment is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

c. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

d. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek seperate NOC from Defence, if the site lies within jurisdiction of Defence Airport.

राजीव गांधी भवन सफदरजंग हवाई अड्डा नई दिल्ली-110003 दूरभाष : 24632950

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Designated Officer

Region Name: SOUTH

Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: yomm.noc@aai.aero

Contact No: 044-22560046

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

M/s Tamil Nadu Maheswari Trust represented by its
No 18, Ekambareshwarar
Agraharam, Chennai-600003

Date: 30-07-2016

System Generated Auto Assessment for Height Clearance

1. Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.

2. Assessment details for Height Clearance:

NOCID :	CHEN/SOUTH/B/073016/165552
Applicant Name :	M.Jagatheesan
Type of Structure :	Building
Site Address :	Block 6(Kalyana Mandapam) located on GNT Road, Madhavaram Town, Chennai-600110 and in TS Nos. 1/2,1/3 and 2/1 of Block No 20, Ward E, Madahavaram Village
Site Coordinates :	80 12 55.95-13 08 53.43, 80 12 56.56-13 08 53.88, 80 12 56.69-13 08 53.14, 80 12 56.70-13 08 54.62, 80 12 57.16-13 08 54.33,
Site Elevation AMSL in Mts as Submitted by Applicant:	8 M

Your site is located at a distance 17502 mts from ARP and lies in the grid C14 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 150 mts.

Since the requested top elevation 43.93 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below.

a. The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however, at any stage it is established that the actual data is different from the one provided by the applicant, this NOC will become invalid.

b. The assessment is further subject to the provisions of Section 9 A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

c. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

d. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC from Defence, if the site lies within jurisdiction of Defence Airport.

राजीव गांधी भवन सफदरजंग हवाई अड्डा नई दिल्ली-110003 दूरभाष : 24632950

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

This assessment is system auto generated and thus does not require any signature

Designated Officer

Region Name: SOUTH

Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: vomm.noc@aai.aero

Contact No.: 044-22560046

राजीव गांधी भवन सफदरजंग हवाई अड्डा नई दिल्ली-110003 दूरभाष : 24632950
Rajiv Gandhi Bhawan Safdarjung Airport, New Delhi-110003 Phone: 24632950

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

M/s Tamil Nadu Maheswari Trust represented by its
No 18, Ekambareshwarar
Agraharam, Chennai 600003

Date: 30-07-2016

System Generated Auto Assessment for Height Clearance

1. Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.

2. Assessment details for Height Clearance:

NOCID :	CHEN/SOUTH/B/073016/165553
Applicant Name :	M.Jagatheesan
Type of Structure :	Building
Site Address :	Block 7(Club House) located on GNT Road, Madhavaram Town, Chennai-6001110 and in TS Nos. 1/2,1/3 and 2/1 of Block No 20, Ward E, Madhavaram Village
Site Coordinates :	80 12 59.63-13 08 54.80, 80 12 59.69-13 08 54.02, 80 13 00.16-13 08 54.40, 80 13 00.35-13 08 54.80, 80 13 00.64-13 08 54.05,
Site Elevation AMSL in Mtrs as Submitted by Applicant :	8 M

Your site is located at a distance 17550 mts from ARP and lies in the grid C14 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 150 mts.

Since the requested top elevation 29.77 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site-elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however, at any stage, it is established that the actual data is different from the one, provided by the applicant, this NOC will become invalid.

b. The assessment is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

c. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

d. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC from Defence, if the site lies within jurisdiction of Defence Airport.

राजीव गांधी भवन सफदरजंग हवाई अड्डा नई दिल्ली-110003 दूरभाष : 24632950

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

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Designated Officer

Region Name: SOUTH

Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: vomm.noc@aai.aero

Contact No: 044-22560046

राजीव गांधी भवन सफदरजंग हवाई अड्डा नई दिल्ली-110003 दूरभाष : 24632950

Rajiv Gandhi Bhawan Safdarjung Airport, New Delhi-110003 Phone: 24632950

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

M/s Tamil Nadu Maheswari Trust represented by its

Date: 30-07-2016

No 18, Ekambareshwarar
Agraharam, Chennai-600003

System Generated Auto Assessment for Height Clearance

1. Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.

2. Assessment details for Height Clearance:

NOCID :	CHEN/SOUTH/B/073016/165554
Applicant Name :	M.Jagatheesan
Type of Structure :	Building
Site Address :	Block 8(Temple) located on GNT Road, Madhavaram Town, Chennai-60110 and in TS Nos. 1/2,1/3 and 2/1 of Block No. 20, Ward E, Madhavaram Village
Site Coordinates :	80 13 00.10-13 08 54.82, 80 13 00.40-13 08 55.38, 80 13 00.49-13 08 55.94, 80 13 00.68-13 08 55.94, 80 13 00.70-13 08 54.82,
Site Elevation AMSL in Mtrs as Submitted by Applicant :	8 M

Your site is located at a distance 17615 mts from ARP and lies in the grid C15 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 150 mts.

Since the requested top elevation 29.77 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however, at any stage it is established that the actual data is different from the one provided by the applicant, this NOC will become invalid.

b. The assessment is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

c. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

d. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC from Defence, if the site lies within jurisdiction of Defence Airport.

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भारतीय विमानपत्तन प्राधिकरण
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Designated Officer

Region Name: SOUTH

Address: General Manager Airports
Authority of India, Regional
Headquarter, Southern Region,
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Chennai-600027 (Tamil Nadu)

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Rajiv Gandhi Bhawan Safdarjung Airport, New Delhi-110003 Phone: 24632950

(12)

Tele: 22395553/7354
FAX: 22393036

Air Force Station
Tambaram
Chennai – 46

TAM/5218/1/ATC

19 Mar 18

M/s Tamil Nadu Maheswari Foundation
No. 18, Ekambaraeswarar Agraharam
Chennai - 600003

POLICIES/GUIDELINES FOR ISSUE OF NOC

Dear Sir,

1. Reference is made to your application for issue of NOC for proposed construction multistoried residential building (08 Block) at comprised in TS No. 1/2, 1/3, and 2/1 of block No. 20, ward C, Madhavaram Town Taluk, Tiruvallur District, Tamil Nadu - 600110.

2. New policies and guideline have been issued by Government (Gazette notification GSR 751E dated 30 Sep 15) to ensure time bound clearances for projects/infrastructure under the drive for 'Ease of doing Business' Colour coded Zoning Maps have been formulated to assist decision making by Local Municipal Authority (LMA) based on the distance of the proposed infrastructure from IAF airfield.

3. For all building and obstructions which is 10 Km or less from Indian Air Force (IAF) aerodrome, NOC is to be obtained from IAF. **NOC is also required** from the IAF for the building/infrastructure which are more than 144 M AMSL and planned at a distance between 10-20 Km from IAF aerodrome and **NOC is required from IAF** for building/infrastructure which are more than 174 M AMSL and planned more than 20 Km from IAF aerodrome. Comprehensive NOC procedures along with relevant forms are available on IAF web site www.indianairforce.nic.in>Services>ATS>NOC.

4. Since the building is planned at a distance of **28000 M** from the Aerodrome Reference Point of Tambaram aerodrome and height of building is **74.00 M (AMSL)**, NOC from IAF is not required. **The proposal may be submitted to LMA** and after issuance of NOC letter by LMA, a copy of letter may please be forwarded to Chief Operational Officer, Air Force Station, Tambaram, Chennai-46 within 30 days of approval for cross checking the clearances, monitoring the building and updating of Obstruction Data and Navigation charts.

5. For information and further necessary action, please

ATS Section
AF Stn Tambaram

Yours sincerely,

(NVV Kumar)
Wing Commander
Senior ATC Officer

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road, Egmore,
Chennai - 600 008
Phone : 28414855 Fax: 91-044-28548416
E-mail: mscmda@tn.gov.in
Web site: www.cmdachennai.gov.in

Letter No. CMDA/PP/HRB/N/0548/2022 - 1, dated: 13.10.2022

To

The Addl. Commissioner of Police (Traffic)
New Commissioner Office - 5th floor,
P.H. Road, Vepery,
Chennai – 600 007.

Sir,

Sub: CMDA – Area Plans Unit – HRB (North) Division - Planning Permission Application applied for revised proposal for proposed construction of **High Rise Residential cum Commercial Building** consisting **4 Blocks & a Temple** with Extended Lower Basement Floor for Blocks A & C (Parking & STP) and Upper Basement Floor for Blocks A, B & C (Parking, STP & Sumps); **Block-A** (Residential)**:** Stilt Floor + 18 Floors with 556 dwelling units; **Block-B** (Club House)**:** Ground Floor + 4 Floors (Swimming Pool, Party Hall, Gym, Tuition Centers & Co- Working space) ; **Block-C** (Convention Center): Ground Floor + 7 Floors (Hall- 1 & 2 & 40 Rooms in 5th, 6th & 7th Floor); **Block-D** (Temple): Ground Floor; and **Block-E** (Shop): Ground Floor + First Floor abutting G.N.T. Road, Madhavaram, Chennai-60, comprised in S.No.701/1A, 1B, 2A, 2B, 702/1(pt), 1A, 1B, 1C, 1D & 2 and 761/2, T.S.No.1/2, 1/3 & T.S. No.2, Block No.20 of Madhavaram Village, Madhavaram Taluk, Thiruvallur District, with in Greater Chennai Corporation limit applied by **M/s. Alliance Villas Private Ltd.** – NOC requested – Reg.

Ref: 1.PPA received in SBC No. CMDA/PP/HRB/N/0548/2022 dated 06.10.2022.

2.NOC issued for earlier approved in letter No.Tr/License/698/13321/2016 dt.03.11.2016

M/s. Alliance Villas Private Ltd has applied Planning Permission Application for revised proposal for proposed construction of **High Rise Residential cum Commercial Building** consisting **4 Blocks & a Temple** with Extended Lower Basement Floor for Blocks A & C (Parking & STP) and Upper Basement Floor for Blocks A, B & C (Parking, STP & Sumps); **Block-A** (Residential)**:** Stilt Floor + 18 Floors with 556 dwelling units; **Block-B** (Club House)**:** Ground Floor + 4 Floors (Swimming Pool, Party Hall, Gym, Tuition Centers & Co- Working space) ; **Block-C** (Convention Center): Ground Floor + 7 Floors (Hall- 1 & 2 & 40 Rooms in 5th, 6th & 7th Floor); **Block-D** (Temple): Ground Floor; and **Block-E** (Shop): Ground Floor + First Floor abutting G.N.T. Road, Madhavaram, Chennai-60, comprised in S.No.701/1A, 1B, 2A, 2B, 702/1(pt), 1A, 1B, 1C, 1D & 2 and 761/2, T.S.No.1/2, 1/3 & T.S.

No.2, Block No.20 of Madhavaram Village, Madhavaram Taluk, Thiruvallur District, with in Greater Chennai Corporation is under examination.

The plans are sent herewith for your remarks and specific recommendation on permissibility of the proposal from the Traffic point of view at the earliest.

Yours faithfully,

13/10/22

for Member Secretary

Encl.: One set of plan.

13/10/2022

Copy to:

M/s. M/s. Alliance Villas Private Ltd.,
Rep by its Authorised signatory
Mr.Dega Srinivasulu Reddy
Door No. 36/1, Plot no 36/1,
Gandhi Mandapam Main road,
Kotturpuram
Chennai – 600 085.



our services doesn't just end there

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Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

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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.



empowering your real estate decisions with smart tools

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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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