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பெருநகர சென்னை மாநகராட்சி

Greater Chennai Corporation

நகரமைப்பு பிரிவு - பணித்துறை

Town Planning Section-Works Department

திட்ட அனுமதி

Planning Permission

(1971 ஆம் ஆண்டின் நகர் மற்றும் ஊரமைப்புச் சட்டம் 49வது பிரிவின் படி)
(Sec 49 of T & C.P Act 1971)

திட்ட அனுமதி எண்(Planning Permit No)		SD/WDCN03/00744/2024	
மண்டலம்/ Zone	கோட்டம்/ Ward	அனுமதி நாள்/ Approval Date	மனுபெறப்பட்ட நாள் / Application Date
N03	N032	25/10/2024	30/09/2024
மனுதாரரின் பெயர் மற்றும் குடியிருப்பு முகவரி / Applicant name & address		V.G.N. ARUL MURUGAN-NO.319, RATHINAM NAGAR, POLICE STATION ROAD, SIVAKASI	
மேம்பாட்டு தன்மை / Service Type		Sub-Division of Land - Sub Division Approval	
மனை அமைவிடம் / Plot address		Door No:SENTHIL NAGAR MAIN ROAD,Block No:-,Plot No:AMBATTUR REDHILLS ROAD, Survey No:40/1A2 & 40/1C,SWIMMING POOL ST, Senthil Nagar,Velammal College(N032),Soorapattu(N032),Soorapattu, CHENNAI, 600066	
CMDA Development Charges		10200	
Open space reservation charges		1575000	
Regularisation Charges - Land		254000	
மொத்தக் கட்டணம்/Total (In Rs.)		1839200	

Amount (in words): Rupees Eighteen Lakhs Thirty Nine Thousands Two Hundred Only

C.M.D.A. DD Details : DD Number: 700874 Amount: 1839200 Rs. Date:18/10/2024 Bank:TAMILNAD MERCANTILE BANK LTD

பின் குறிப்பிட்ட நிபந்தனைகளுடன் அனுமதிக்கு ஒப்பளிக்கப்பட்ட வரைபட நகலின்படி அனுமதி

Sub-Division of Land - Sub Division ApprovalSubject to Terms and Condition on Rear Side and as per Sanctioned plan copy.

25/10/24

Assistant Executive Engineer (T.P.)

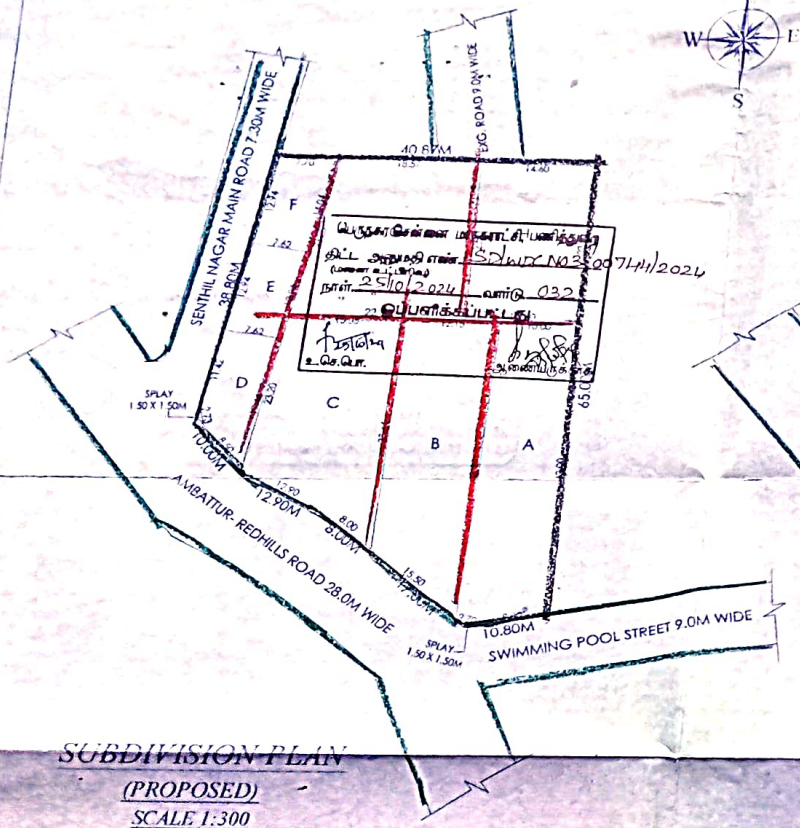
Executive Engineer (T.P.)

25/10/24

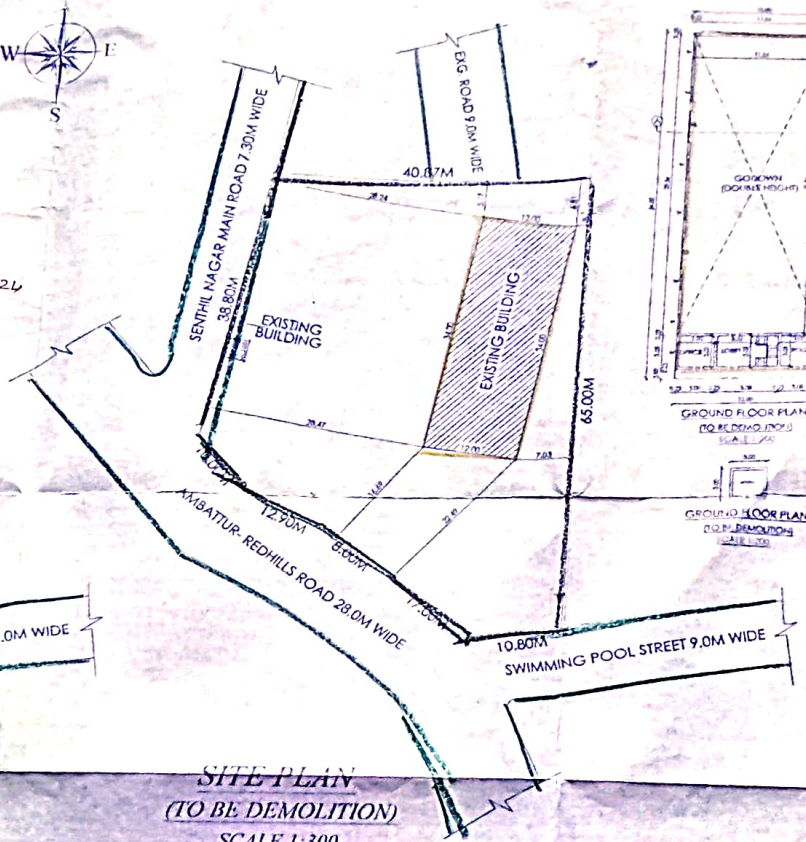
25/10/24

Plan Showing the Proposed Demolition & Subdivision of Land For Residential Purpose at Ambattur- Redhills Road, Senthil Nagar Main Road & Swimming Pool Street, Surappattu, Chennai-600066, Comprised in Survey No : 40/1A2 & 40/1C of Surappattu Village, Greater Chennai Corporation, Division- 32, Zone- 03

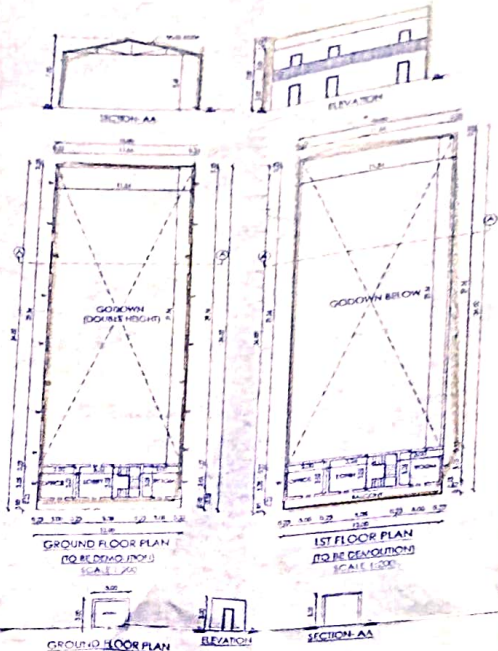
The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madural Bench of Madras High Court

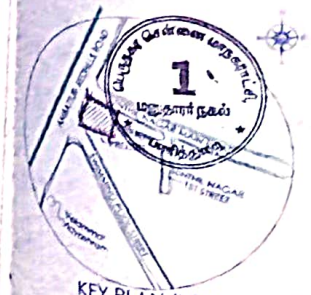


SUBDIVISION PLAN (PROPOSED) SCALE 1:300



SITE PLAN (TO BE DEMOLITION) SCALE 1:300





Plot area (As Per Doc.)	2564.17 sq.m
Plot area (As Per Patta)	2565.00 sq.m
Plot-A	473.00 sq.m
Plot-B	470.83 sq.m
Plot-C	472.34 sq.m
Plot-D	126.71 sq.m
Plot-E	100.60 sq.m
Plot-F	105.81 sq.m
Plot-G	476.06 sq.m
Plot-H	335.70 sq.m
Proposed Splay	3.125 sq.m
Total	2564.17 sq.m

Colour index

Proposed Demolition Road Boundary

Owner

H.M. Dhanalakshmi

H.M. DHANALAKSHMI, B.E.,
REGISTERED ENGINEER - GRADE III,
Greater Chennai Corporation,
RGN No: RE 303552019
THOSHIKA PLANNERS
SHOP No.21, J.J.COMPLEX,
THIRUMANGALAM, ANNA NAGAR,
CHENNAI - 600 040. Mob: 9[illegible]

Licensed Surveyor

Applicant's copy

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu Natarajan Building, No 1, Gandhi Irwin Road, Egmore, Chennai - 600 008

Canara Bank Park Town Branch. Date : 21/10/24.

For the Credit of **MEMBER SECRETARY, CMDA** A/c No **0976201031966**

Chennai Corporation - Zone No. 3

Applicant Name & Address VMN Arul Murugan.
No: 319, Rathinam Nagar,
Sivakasi.

Mobile No. 9841240029

Ref. No./PPA No. SD/WPC NO3/00744/2024.

Site Address S.No: A0/1A2, Senthil Nagar,
Velammal College, Sorrapakkam, che-66.

Remittance Particulars	Amount (₹)	
Development Charges	10200	-
Regularisation Charges	254000	-
Layout / Scrutiny Charges	/	-
Open Space Reservation Charges	15,75000	-
Infrastructure & Amenities Charges		-
Penal Interest	/	-
Others		-
Total Amount	18,39,200	-

Amount (in words) : ₹ Eighteen Lakhs Thirty Nine Thousand and Two Hundred only.

Official of Corporation of Chennai

Signature of Applicant

Bank Official

Please fill in the Particulars						
Notes	₹.	P.	Name of the Bank & Branch	D.D.No & Date	₹.	P.
2000 x		-	TMB	T00874	18,39,200	-
500 x		-	Ambattur	18/10/24		-
200 x		-				-
100 x		-				-
50 x		-				-
20 x		-				-
10 x		-				-
5 x		-				-
TOTAL		-	**TOTAL**		18,39,200	-

www.cmdachennai.gov.in

Other Charges for Cash Remittance	₹.	P.
Cash handling charges		-
Remittance Charges		-
Total		-

PAN No. | | | | | | | | | | |

Greater Chennai Corporation

Building Plan Approval - Fees collection Receipt

Receipt No:	**2024-25/HQ/1310940**	**Receipt Date: 23-10-2024**
Name:	VGN ARUL MURUGAN	
Address:	NO.319, RATHINAM NAGAR, POLICE STATION ROAD, SIVAKASI	
Payment Details:	Description: Fee Collection : Plan Submission Number -SD/WDCN03/00744/2024	
	Paid By: VGN ARUL MURUGAN	

Description Head of A/C	**Amount (in Rupees)**
Demolition Fees Collection	147000.00
Scrutiny Fees Collection	4000.00
Tentative improvement charges Collection	340000.00
Total:	**4,91,000.00**

Amount (in words): Rupees Four Lakh Ninety One Thousands Only

Demand Draft # 700872 Drawn on TAMILNAD MERCANTILE BANK LTD, chennai Dated 18-10-2024

This is the Computer Generated Receipt Siganture and Seal is not required



our services doesn't just end there

Buying & Selling Services

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

Legal & Documentation Services

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

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

Verified RealEstate™

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

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Chennai, India

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