

TOTAL EXTENT : 7042 M2
ROAD AREA : 1728 M2
NO. OF PLOTS : 28 NOS

NOTE:

- 1.SPLAY - 1.5M X 1.5M, 3.0M X 3.0M.
- 2.MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSIONS.
3. ROAD AREA WAS ALREADY HANDED OVER TO THE LOCAL BODY VIDE GIFT DEED DOCUMENT NO:11349/ 2010. DATED 15.11.2010.

CONDITIONS:-

I.D.R. RULE NO:29(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 BY THE COMPETENT AUTHORITY SHALL BE BORNE BY THE APPLICANT.

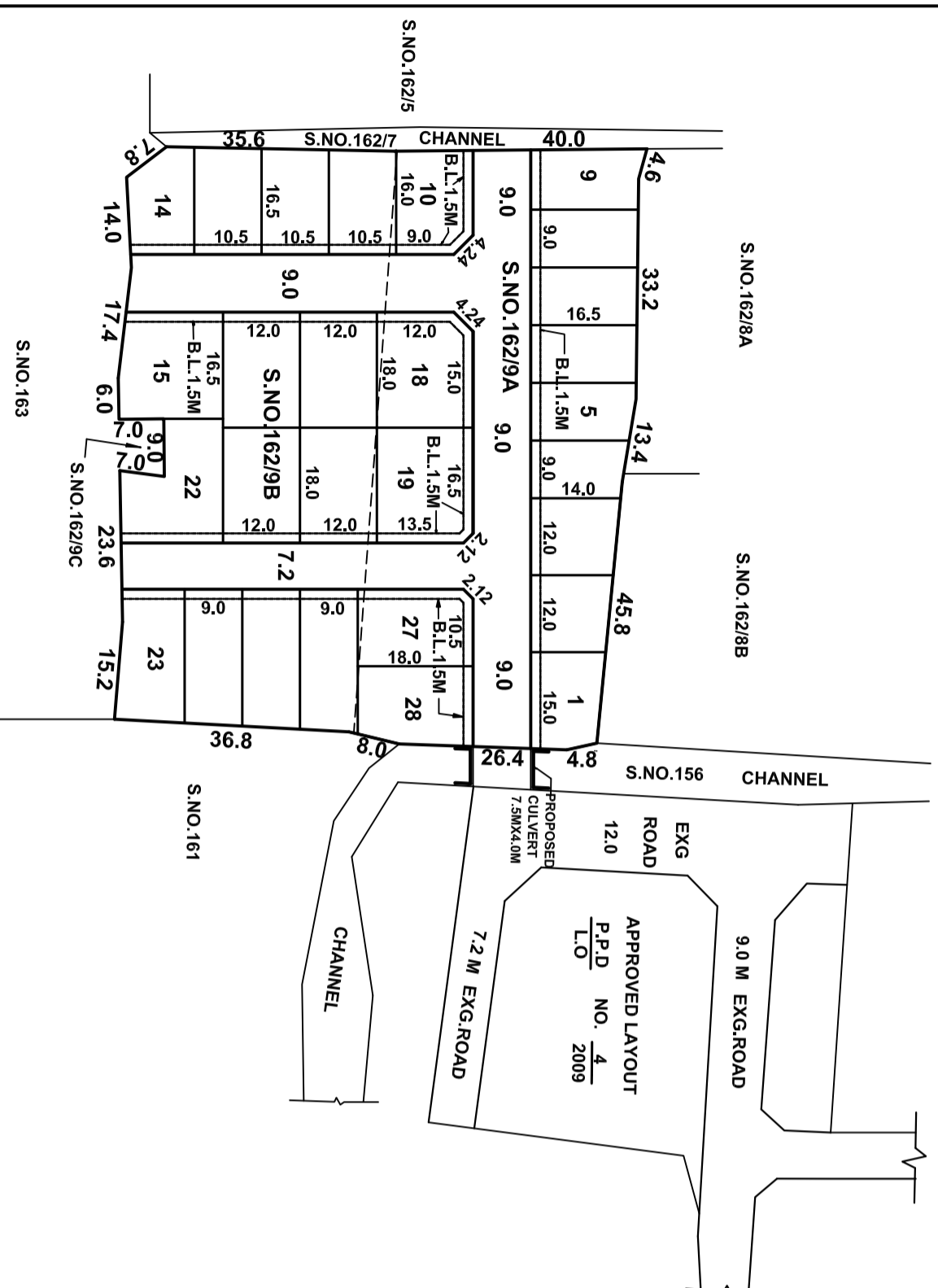
II. P.W.D CONDITION:

THE FOLLOWING CONDITIONS OF P.W.D STIPULATED IN SUPERINTENDING ENGINEER,W.R.D PALAR BASIN CIRCLE CHEPAUK CHENNAI-5,LETTER NO:DB/ JDC-1 / E/ CMDA /2009/ M / 6-1409,ARE TO BE COMPLIED BY THE APPLICANT BEFORE ISSUING OF THE LAYOUT APPROVAL BY THE COMPETENT AUTHORITY. (LOCAL BODY)

1. THE PROMOTER SHALL DEMARCATTE THE CHANNEL BOUNDARY ABUTTING THE SITE UNDER REFERENCE AND NECESSARY BOUNDARY STONES SHALL BE FIXED ACCORDINGLY.
2. THE PROPOSED CULVERT SHALL BE CONSTRUCTED ONLY IN SURVEY NOS.156 / 1 AS EARMARKED IN THE SKETCH AND THE PROMOTER SHOULD STRICTLY ADHERE TO MAINTAIN THE HYDRAULIC PARTICULARS OF THE CHANNEL.
3. THE PROPOSED CULVERT SHALL BE MADE OF AN RCC TYPE WITH ADEQUATE SPAN OF SIZE 7.50 M X 4.00 M AT APPLICANT'S COST.
4. THE DESIGN& DRAWINGS FOR THE PROPOSED CULVERT SHOULD BE GOT APPROVED BY THE EXECUTIVE ENGINEER, WRD, KOSASTHALAIYAR BASIN DIVISION, THIRUVALLUR.
5. THE PROMOTER SHOULD PAY AN ANNUAL TRACT RENT OF RS.830/-RUPEES EIGHT HUNDRED AND THIRTY PER ANNUM) IN THE FORM OF DEMAND DRAFT DRAWN IN FAVOUR OF "THE EXECUTIVE ENGINEER, P.W.D, KOSASTHALAIYAR BASIN DIVISION, THIRUVALLUR".
6. THE APPLICANT SHOULD EXECUTE LEASE AGREEMENT AND IT SHOULD BE RENEWED EVERY YEAR WITH THE EXECUTIVE ENGINEER, WRD, KOSASTHALAIYAR BASIN DIVISION, THIRUVALLUR.
7. THE TRACK RENT SHOULD BE PAID IN ONE LUMP SUM FOR FIVE YEARS IN ADVANCE.
8. THE TRACK RENT IS SUBJECT TO REVISION FROM TIME TO TIME IN CASE OF ANY REVISION IN LAND COST.
9. ADVANCE INTIMATION SHOULD BE GIVEN TO THE WRD OFFICERS CONCERNED BEFORE THE COMMENCEMENT OF WORK.
10. THE WRD OFFICIALS SHOULD BE ALLOWED TO INSPECT THE SITE AT ANY TIME DURING EXECUTION.
11. THE WRD OFFICIALS SHOULD BE ALLOWED TO INSPECT THE CHANNEL AS AND WHEN REQUIRED.
12. AFTER THE COMPLETION OF THE WORK, THE DAMAGED PORTION OF THE CHANNEL STRUCTURE IF ANY, SHOULD BE SET RIGHT AND RESTORED TO THE ORIGINAL CONDITION.
13. THE PROMOTER SHOULD NOT CLAIM ANY RIGHTS OF THE PROPOSED CULVERT AND CHANNEL PORTION AFTER EXECUTING THE CULVERT.
14. THE WIDTH OF THE CHANNEL EARMARKED IN THE SKETCH SHOULD BE MAINTAINED AT ALL TIME WITHOUT ENCRROACHING AS PER REVENUE RECORDS.
15. THERE SHOULD NOT BE ANY HINDRANCE TO THE FREE FLOW OF WATER THROUGH THE EXISTING CHANNEL TO THE DOWNSTREAM COMMAND AREA.
16. THE PROMOTER SHOULD PROVIDE RAIN WATER HARVESTING ARRANGEMENTS IN THE SITE AT HIS OWN COST.
17. THE CHANNEL SHOULD BE WELL PRESERVED BY THE PROMOTER WITHOUT ANY OBSTRUCTIONS TO FACILITATE IRRIGATION.
18. THE PROMOTER SHOULD NOT ENCRROACH THE CHANNEL IN ANY TIME.
19. THE PROMOTER SHOULD NOT CARRY OUT ANY OTHER CROSS MASONRY STRUCTURES ACROSS THE CHANNELWITHOUT PRIOR PERMISSION FROM WRD.
20. NECESSARY SEWAGE TREATMENT PLANT (STP) ARRANGEMENT SHOULD BE MADE TO AVOID POLLUTION IN TO THE CHANNEL WHERE THE SEWAGE WATER FROM THE CONSTRUCTION OF BUILDINGS BY THE PROMOTER IN FUTURE.
21. THE PROMOTER SHOULD ABIDE BY THE RULES AND REGULATIONS OF THE WRD FROM TIME TO TIME.
22. THE PERMISSION GRANTED IS LIABLE TO BE REVOKED. BREACH OF ANY OF THE CONDITIONS NOTICED AND IN THE EVENT OF SUCH REVOCATION, THE PROMOTER SHALL NOT BE ELIGIBLE TO ANY CLAIM COMPENSATION WHATSOEVER.

LEGEND

- SITE BOUNDARY
- PROPOSED ROAD
- EXISTING ROAD
- CHANNEL



THIRUNINRAVUR TOWN PANCHAYAT

LAYOUT OF HOUSE SITES IN S.NO:162/9A AND 162/9B OF THIRUNINRAVUR VILLAGE.

SCALE 1 : 800 (ALL MEASUREMENTS ARE IN METRE)

CONDITION :
THE LAYOUT APPROVAL IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCAL BODY CONCERNED

P.P.D NO 5
L.O APPROVED 2011
VIDE LETTER NO : L1 / 18494/ 10
DATED : 08 / 02 / 2011

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FOR MEMBER SECRETARY
CHENNAI METROPOLITAN
DEVELOPMENT AUTHORITY

