



TOTAL EXTENT OF SITE	: 38162 SQ.M
LAND RESERVED FOR ARTERIAL ROAD	: 122 SQ.M
SITE EXTENT EXCLUDING LAND RESERVED FOR ARTERIAL ROAD	: 38040 SQ.M
ROAD AREA	: 14385 SQ.M
PARK AREA (OSR)	: 2391 SQ.M
PUBLIC PURPOSE PLOTS (I TO II)	: 2766 SQ.M
REGULAR PLOTS (1 TO 136)	: 136 Nos.
E.W.S. PLOTS (137 TO 176) (2680 SQ.M)	: 40 Nos.
TOTAL No. OF PLOTS	: 176 Nos.
CONVENIENT SHOP	: 1 No.

NOTE:
 1. SPLAY - 3.0M x 3.0M, 1.5M x 1.5M
 2. MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSIONS
 3. ROAD AREA WERE ALREADY HANDED OVER TO THE LOCAL BODY
 PARK AREA VIDE GIFT DEED DOC NO: 10457 / 2017, DATED: 11/08/2017 @ SRO, AMBATHUR

CONDITIONS:
 (I) DR RULE NO. 29 (8)
 THE AREA EARMARKED FOR PUBLIC PURPOSE PLOTS I & II (VIZ. POST AND TELEGRAPH OFFICE, POLICE STATION ETC.) WOULD REMAIN RESERVED FOR A SPECIFIC PERIOD OF ONE YEAR FROM THE DATE OF APPROVAL TO ENABLE THE GOVERNMENT DEPT. CONCERNED TO NEGOTIATE WITH THE OWNER AND ACQUIRE THE RESERVED LAND IF REQUIRED FOR THEM. THE COST OF THE PLOT SHOULD NOT BE MORE THAN GUIDE LINE VALUE. IF THE PROMOTER ADDS PROPORTIONATE DEVELOPMENT COST ON THE PRICE OF THE PUBLIC PURPOSE PLOT, THE SAME SHOULD BE APPROVED BY CMDA.

(II) DR RULE NO. 29 (9)
 THE OWNER OR DEVELOPER OR PROMOTER SHALL SELL THE EWS PLOTS ONLY FOR EWS PURPOSE. NO CONVERSION OR AMALGAMATION SHALL BE PERMISSIBLE IN THE CASE OF EWS PLOTS.

(III) DR 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.

NOTE: THE AREA RESERVED FOR PROPOSED ARTERIAL ROAD IN S.NO.353/1 SHALL BE GIFTED BY THE APPLICANT TO THE LOCAL BODY BEFORE SANCTIONING THE LAYOUT.

LEGEND:
 [Symbol] SITE BOUNDARY
 [Symbol] ROADS ALREADY GIFTED
 [Symbol] EXISTING ROAD
 [Symbol] PARKS ALREADY GIFTED
 [Symbol] PUBLIC PURPOSE PLOTS
 [Symbol] EWS PLOTS
 [Symbol] RESERVED FOR PROPOSED ARTERIAL ROAD
 [Symbol] CONVENIENT SHOP

CONDITIONS:
 THE LAYOUT APPROVED IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCAL BODY CONCERNED.

P.P.D NO : 38
L.O 2017

APPROVED
 VIDE LETTER NO : LI / 7525 / 2017
 DATE : 31 / 08 / 2017

OFFICE COPY
 FOR MEMBER SECRETARY
 CHENNAI METROPOLITAN
 DEVELOPMENT AUTHORITY

VILLIVAKKAM PANCHAYAT UNION

LAYOUT OF HOUSE SITES IN S.Nos: 336pt, 341, 342/1A, 1B, 2A, 2B, 2C, 343/1, 2A, 2B1, 2B2, 2C, 2E1, 2E2, 345/1A, 1B, 351, 352 & 353/1 OF AYAPAKKAM VILLAGE.

SCALE : 1:800 (ALL MEASUREMENTS ARE IN METRE)

