



**AREA STATEMENT**

TOTAL EXTENT	:	61421 SQ.FT.
ROAD AREA	:	15673 SQ.FT.
PLOTTABLE AREA	:	45748 SQ.FT.
SOLD OUT AREA	:	25073 SQ.FT.
UNSOLD AREA	:	20675 SQ.FT.
10% OF THE TOTAL AREA		
OF UN SOLD PLOTS REQUIRED FOR OSR	:	2068 SQ.FT.
OSR PROVIDED	:	2510 SQ.FT.
PLOT NOS(30 & 39)RESERVED FOR OSR	:	02 Nos
SOLD PLOTS	:	30 Nos
UN SOLD PLOTS	:	21 Nos
TOTAL NO. OF PLOTS	:	53 Nos

**NOTE:**

1. A SPLAY AT THE INTERSECTION OF TWO OR MORE STREETS / ROADS SHALL BE PROVIDED AS PER DR 29.
2. ROAD AREA 15673 SQFT AND PARK AREA 2510 SQFT GIFTED TO THE EXECUTIVE OFFICER, KUNDRATHUR TOWN PANCHAYAT VIDE GIFT DEED DOCUMENT NO.5203 / 2019 DATED 01.04.2019

**CONDITIONS:**

- 1) As per G.O.(ms).no.78 H & UD UD4 (3) department dt. 04.05.2017 and G.O. (Ms). No. 172 H & UD(UD4 (3) dept. dated. 13.10.2017the individual plot to be regularised separately after approval of lay out framework
- 2) As per this Office Oeder No.15/2018 dated 12.12.2018 the regularisation of layout framework approved.
- 3) Only those unapproved layouts where a part or full number of plots have been sold through a registered sale deed as on 20 th October 2016 shall be Considered for regularization under these rules.
- 4) As per G.O.(Ms).No.172H & UD ( UD4 (3) Dept dt. 13.10.2017 OSR charges are exempted for the plots sold on or before 20.10.2016.
- 5) Plots / Sub-divisions / Layouts shall be regularised under these rules only for "Residential Usage" and subject to connectivity of layout to the public road and internal road pattern, shall be ensured by the local body.
- 6) The Deputy Superintending Archaeological Chemist, Chennai Circle informed in letter No.33/SUB/2018/3848 dated 15.10.2018 that Regularization of unapproved plots in layout does not come under the purview of AMASR Act, 2010. However, NOC should be obtained from the Competent Authority for Tamil Nadu, Chennai for any construction / repair & renovation in the regulated area / prohibited area respectively.

**LEGEND**

- LAYOUT BOUNDARY
- ROAD
- PARK
- SOLD OUT PLOTS
- UNSOLD PLOTS

P.P.D (Regularisation NO : 1085  
L.O 2017) 2019

APPROVED

VIDE LETTER NO : Reg.L / 20975 / 2018  
DATE : 23 / 04 / 2019

OFFICE COPY  
FOR DEPUTY PLANNER  
CHENNAI METROPOLITAN  
DEVELOPMENT AUTHORITY



REGULARISATION OF LAYOUT FRAMEWORK IN S.NO. 405/1 AT KUNDRATHUR VILLAGE OF KUNDRATHUR TOWN PANCHAYAT AS PER G.O.(Ms).No.78 H & UD UD4 (3) DEPARTMENT DT.04.05.2017 AND G.O. (Ms). No. 172 H & UD(UD4 (3) dept. dated.13.10.2017

SCALE : 1" = 66' (ALL MEASUREMENTS ARE IN FEET)