

TOTAL EXTENT : 53900 M<sup>2</sup>  
 ROAD AREA : 16981 M<sup>2</sup>  
 PARK AREA : 3838 M<sup>2</sup>  
 PUBLIC PURPOSE PLOTS (I TO XXIX): 3902 M<sup>2</sup>  
 No. OF PLOTS : 253 Nos.  
 REGULAR PLOTS (1 TO 170) : 170 Nos.  
 E.W.S PLOTS(171 TO 253)(3821 M<sup>2</sup>): 83 Nos.

NOTE:-

1. SPLAY 1.5M X 1.5M, 3.0M X 3.0M.
2. MEASUREMENTS INDICATED ARE EXCLUDING THE SPLAY DIMENSIONS.
3. [ROAD AREA] WERE ALREADY HANDED OVER TO THE LOCAL  
 [PARK AREA] BODY VIDE GIFT DEED No:4086/2009 dt. 15.6.09

CONDITIONS:-

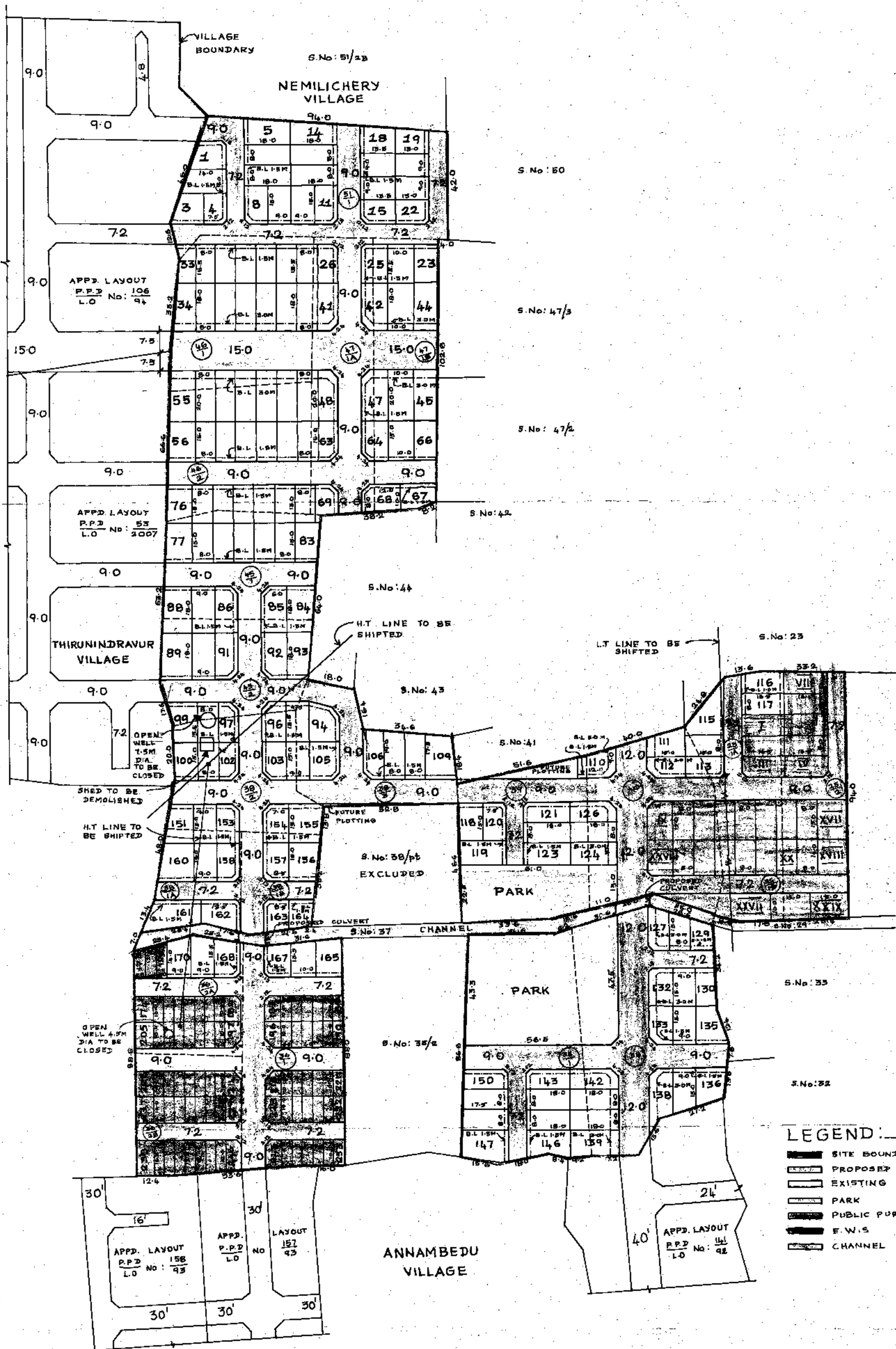
1. THE AREA EARMARKED FOR PUBLIC PURPOSE PLOTS I TO XXIX (VIZ. POST AND TELEGRAPH OFFICE, POLICE STATION ETC.) WOULD REMAIN RESERVED FOR A SPECIFIC PERIOD OF ONE YEAR FROM THE DATE OF APPROVAL TO ENABLE THE GOVERNMENT DEPT. CONCERNED TO NEGOTIATE WITH THE OWNER AND ACQUIRE THE RESERVED LAND IF REQUIRED FOR THEM. THE COST OF THE PLOT SHOULD NOT BE MORE THAN GUIDELINE VALUE. IF THE PROMOTER ADDS PROPORTIONATE DEVELOPMENT COST ON THE PRICE OF THE PUBLIC PURPOSE PLOT, THE SAME SHOULD BE APPROVED BY CMDA AFTER THE SAID PERIOD OF ONE YEAR AND IF NONE OF THE AGENCIES PURCHASE THE RESERVED LAND FULL/PART, THE LAYOUT OWNER/DEVELOPER IS FREE TO DISPOSE OF THE SITE RESERVED FOR PUBLIC PURPOSE TO ANY BODY FOR RESIDENTIAL USE ONLY.

DR. RULE NO: 29(1)

1. 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 ASSSESSED BY THE COMPETENT AUTHORITY SHALL BE BORNE BY THE APPLICANT.

PWD CONDITIONS:-

1. THE FOLLOWING CONDITIONS OF PWD STIPULATED IN CHIEF ENGINEER, W.R.D, CHENNAI REGION, CHEPAUK, CHENNAI-5. LETTER NO: TS(3)/44/2009 dt. 31.08.2009 ARE TO BE COMPLIED BY THE APPLICANT WHILE FORMATION OF THE LAYOUT.
2. THE PROPOSED LAYOUT OF HOUSE SITES IS TO BE RAISED TO THE FULL SUPPLY LEVEL OF THE CHANNEL I.E. (+)28.500M WITH HARD SOIL TO AVOID INUNDATION IN FUTURE.
3. THE PROCESS OF FILLING AND COMPACTION SHOULD BE DONE IN LAYERS OF NOT MORE THAN 0.30M DEPTH TO ACHIEVE REQUIRED DEGREE OF COMPACTION.
4. THE FOUNDATION SHOULD BE LAID IN THE ORIGINAL SOIL STRATA.
5. THE PROPOSED TWO RCC BOX TYPE CULVERTS SHOULD BE CONSTRUCTED ONLY IN SURVEY NO: 27 AS EARMARKED SKETCH.
6. THE PROMOTER SHOULD DEPOSIT THE ESTIMATE COST TO WRD FOR CONSTRUCTION OF THESE TWO RCC BOX CULVERTS INCLUDING CENTAGE CHARGES ETC.
7. ONE NUMBER OF 12.00M LINEAR WATER WAY AND ONE NUMBER OF 9.00M LINEAR WATER WAY MAY BE PROVIDED AND ACCORDING TO THE RCC BOX CULVERTS ALONE SHOULD BE CONSTRUCTED TO THE FULL WIDTH OF THE CHANNEL.
8. THE OPEN SPACE OF 2M TO BE PROVIDED ADJACENT TO CHANNEL.
9. THE WIDTH OF THE FIELD CHANNEL EARMARKED IN THE SKETCH SHOULD BE MAINTAINED AT ALL TIME WITHOUT ENCRDACHING AS PER SURVEY RECORDS.
10. THE PROMOTER SHOULD PROVIDE ADEQUATE RAIN WATER HARVESTING ARRANGEMENTS IN THE SITE AT THEIR OWN COST.
11. SEWAGE AND POLLUTED WATER SHOULD NOT BE LET INTO THE CHANNEL AND NECESSARY TREATMENT ARRANGEMENT SHOULD BE CONSTRUCTED AT PROPOSED SITE BY PROMOTER AT THEIR COST.
12. ADVANCE INTIMATION SHOULD BE GIVEN TO WATER RESOURCES DEPARTMENT OFFICERS CONCERNED BEFORE THE COMMENCEMENT OF WORK.
13. THE PROMOTER SHOULD ABIDE BY RULES AND REGULATIONS OF THE WATER RESOURCES DEPARTMENT ISSUED FROM TIME TO TIME.
14. THE WATER RESOURCES DEPARTMENT OFFICIALS SHOULD BE ALLOWED TO INSPECT THE SITE AT ANY TIME DURING EXECUTION.
15. THE WATER RESOURCES DEPARTMENT OFFICIALS SHOULD BE ALLOWED TO INSPECT THE CHANNEL AS AND WHEN REQUIRED EVEN AFTER COMPLETION OF WORK FOR PERIODICAL INSPECTION.
16. IF THE SITE IS CONVERTED TO INDUSTRIAL PURPOSE AND NOTICE AT LATER DATE, NECESSARY TRACK RENT WILL BE LEVIED ACCORDING TO RULES.
17. THERE SHOULD NOT BE ANY HINDRANCE TO THE FREE FLOW OF WATER THROUGH THE EXISTING CHANNEL TO THE DOWN SIDE COMMAND AREA.
18. THE IRRIGATION CHANNEL SHOULD BE WELL PRESERVED BY THE PROMOTER WITHOUT ANY OBSTRUCTIONS TO FACILITATE IRRIGATION TO THE DOWN SIDE ADJACUT.
19. THE PROMOTER SHOULD NOT CARRY OUT ANY OTHER CROSS MASONRY STRUCTURES ACROSS THE CHANNEL WITHOUT PRIOR PERMISSION FROM WRD.
20. THE PROMOTER SHOULD STRICTLY ADHERE TO MAINTAIN THE HYDRAULIC PARTICULARS OF THE CHANNEL.
21. THE PERMISSION GRANTED IS LIABLE TO BE REVOKED, IF BREACH ANY OF THE CONDITIONS NOTICED AND IN THE EVENT OF SUCH REVOCATION, THE PROMOTER SHALL NOT BE ELIGIBLE TO ANY COMPENSATION WHATSOEVER.



LEGEND:-

- SITE BOUNDARY
- PROPOSED ROAD
- EXISTING ROAD
- PARK
- PUBLIC PURPOSE PLOTS
- E.W.S
- CHANNEL

CONDITION  
 THE LAYOUT APPROVAL IS VALID SUBJECT TO OBTAINING SANCTION FROM THE LOCALBODY CONCERNED.

P.P.D No: 44  
 L.O APPROVED 2009  
 VIDE LETTER No: 11/10243/09  
 DATED 13/10/2009

FOR OFFICE COPY  
 FOR MEMBER SECRETARY  
 CHENNAI METROPOLITAN  
 DEVELOPMENT AUTHORITY.



POONAMALLEE PANCHAYAT UNION

LAYOUT OF HOUSE SITES IN S.No: 25/1A, 1B, 2, 34, 35/1, 36/1, 2A, 2B, 38/1A, 1B, 2, 3, 39, 40, 45/1, 2, 46/1, 2, 47/1A, 1B AND 51/1 OF NEMILICHERY VILLAGE.

SCALE : 1:800 (ALL MEASUREMENTS ARE IN METRES.)