



<b>TOTAL EXTENT</b>	<b>:</b>	<b>78860 M2</b>
<b>ROAD AREA</b>	<b>:</b>	<b>22699 M2</b>
<b>PARK AREA</b>	<b>:</b>	<b>5663 M2</b>
<b>PUBLIC PURPOSE PLOTS ( I TO XX )</b>	<b>:</b>	<b>5814 M2</b>
<b>REGULAR PLOTS ( 1 TO 204 )</b>	<b>:</b>	<b>204 NOS</b>
<b>E.W.S. PLOTS ( 5732 M2 ) ( 205 TO 303 )</b>	<b>:</b>	<b>99 NOS</b>
<b>TOTAL NO OF PLOTS</b>	<b>:</b>	<b>303 NOS</b>

**NOTE:**

1. SPLAY - 1.5M X 1.5M, 3.0M X 3.0M
2. MEASUREMENTS ARE INDICATED EXCLUDING SPLAY DIMENSIONS.
3.  ROAD AREA  PARK AREA  WERE ALREADY HANDED OVER TO THE LOCAL BODY VIDE GIFT DEED DOCUMENT NO: 976/2011. DATED:22.2.2011.

**CONDITIONS:**

1. IT IS RECOMMENDED TO PROVIDE INDIVIDUAL PILES FOR FOUNDATION PENETRATION TO THE ORIGINAL SOIL STRATA FOR ACHIEVING ADEQUATE SAFE BEARING CAPACITY.
2. THE PROCESS OF EARTH FILLING AND COMPACTATION SHOULD BE DONE ONLY AFTER THE EJECTION OF FOUNDATION FOOTINGS
3. THE PROCESS OF FILLING AND COMPACTATION SHOULD BE DONE IN LAYERS OF NOT MORE THAN 1.5M DEPTHS TO ACHIEVE THE REQUIRED DENSITY OF COMPACTION
4. THE PILES SHOULD BE WELL INTERCONNECTED WITH AN INTERMEDIATE GRADE BEAMS AT THE FINISHED GROUND LEVEL TO MINIMIZE THE BUCKLING OF COLUMNS
5. THE WIDTH OF THE FIELD CHANNEL BOUNDARY IN SKETCH SHOULD BE MAINTAINED WITHOUT ENCROACHING AS PER REVENUE RECORDS AND A MINIMUM CLEAR OFF SET OF 1.5M SHOULD BE MAINTAINED FROM THE CHANNEL BOUNDARY IN SKETCH.
6. THERE SHOULD NOT BE ANY INTERFERENCE TO THE FREE FLOW OF WATER THROUGH THE EXISTING CHANNELS TO THE DOWN SLOPE COMMAND AREA
7. THE PROMOTER SHOULD CONSTRUCT THE CROSS MASSWALL STRUCTURES ACROSS THE CHANNELS AFTER CONSULTING TO THE EXECUTIVE ENGINEER, WRO, KOSASTHALVARA BASIN DIVISION, THIRUVALLUR.
8. THE PROMOTER SHOULD STRICTLY ADHERE TO MAINTAIN THE HYDRAULIC PARTICULARS OF THE CHANNEL.
9. THE PROPOSED CULTIVATORS FOR CROSSING THE CHANNELS SHALL BE MADE OF RCC BOXTYPE AS EARTH MARKED IN THE SKETCH AND THE DESIGN AND DRAWINGS SHOULD BE GOT APPROVED BY EXECUTIVE ENGINEER, WRO, KOSASTHALVARA BASIN DIVISION, THIRUVALLUR BEFORE EXECUTION OF THE WORK.
10. THE PROMOTER IS SOLELY RESPONSIBLE FOR THE STRUCTURAL SAFETY AND DESIGN OF THE CULTIVER
11. THE PROMOTER SHALL PROVIDE ADEQUATE DRAINAGE ARRANGEMENTS TO BAL. OUT THE WATER WITHIN THE PREMISES AND NECESSARY DRAINAGE FACILITIES MUST BE SURFACELY PROVIDED
12. THE PROMOTER SHOULD PROVIDE NECESSARY RAIN WATER HARVESTING ARRANGEMENTS IN THE PROPOSED SITE AT HIS OWN COST
13. THE WRO OF PWD OFFICES SHOULD BE ALLOWED TO INSPECT THE SITE AT ANY TIME DURING EXECUTION
14. ADVANCE INTIMATION SHOULD BE GIVEN TO THE WRO OF PWD OFFICES CONCERNED BEFORE THE COMMENCEMENT OF WORK
15. THE PROMOTER SHOULD ABIDE BY THE RULES AND REGULATIONS OF WRO OF PWD FROM TIME TO TIME
16. THE PERMISSION GRANTED IS LIABLE TO BE REVOKED, IF BREACH OF ANY OF THE CONDITIONS AND IN THE EVENT OF SUCH REVOCATION THE PROMOTER SHALL NOT BE ELIGIBLE TO ANY COMPENSATION WHATSOEVER.

**II. DR RULE NO : 29 ( 8 )**

THE AREA EARMARKED FOR PUBLIC PURPOSE PLOTS I TO XX (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 DEPARTMENT 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 ANYBODY FOR RESIDENTIAL USE ONLY.

**III. 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.

**IV. 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.

**LEGEND :**

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

**CONDITION:-**

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

P.P.D NO. 10  
L.O APPROVED 2011  
VIDE LETTER NO : L1/ 2804 /2011  
DATED : 16 /03 / 2011

**OFFICE COPY**

FOR MEMBER SECRETARY  
CHENNAI METROPOLITAN  
DEVELOPMENT AUTHORITY



**KUNDRATHUR PANCHAYAT UNION.**  
**LAYOUT OF HOUSE SITES IN S.NOS. 90/1, 2, 3A, 3B, 3C, 3D, 3E, 3F, 91/1B, 1C, 2, 3B, 4, 5A1, 5A2, 5B, 6A, 6B1, 6B2, 7, 92/3, 4, 5, 7, 8, 9A, 9B, 9C, 10A, 10B, 10C**  
**OF VARADHARAJAPURAM VILLAGE.**  
**SCALE 1 : 800 (ALL MEASUREMENTS ARE IN METRE)**