



**NOTE:**

- 1) A SPLAY AT THE INTERSECTION OF TWO OR MORE STREETS / ROADS AND STREET ALIGNMENTS BE PROVIDED AS PER THE DEVELOPMENT REGULATIONS OF CMA.
- 2) PEERKANKARANAI TOWN PANCHAYAT TO ENSURE THAT ALL THE ROADS ARE VESTED WITH THEM AS PER THE GOVERNMENT ORDERS.

**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. 13.10.2017 the individual plots to be regularized separately after approval of lay out framework subject to satisfaction of site dimension / extent.
- 2) Only those unapproved layouts where in a part or full number of plots have been sold through a registered sale deed as on 20th October 2016 shall be Considered for regularization under these rules.
- 3) As per G.O.(Ms).No:172 H & UD (UD4 (3) Dept dt.13.10.2017 OSR charges are exempted for the plots sold on or before 20.10.2016.
- 4) Plot or Layout in part or whole, which is located in Public water body like channel / canal etc., shall not be eligible for regularization.
- 5) The Local Body shall regularise the individual plot by considering the least extent of ownership documents i.e., patta & sale deed document.
- 6) As per Second Master Plan for Chennai Metropolitan Area the Street alignment of GST(NH-45) Road is 45.0Mt. Above street alignment will be provided by the individual plot owners under the provision of Second Master Plan.
- 7) The Local Body has to obtain NOC from PWD on inundation point of view before regularization of individual plots in the layout under reference.

**LEGEND**

- LAYOUT BOUNDARY
- ROAD
- EXG. ROAD

P.P.D (Regularization NO : 706  
L.O 2017) 2018

APPROVED

VIDE LETTER NO : Reg.L / 8476 / 2018

DATE : / 05/ 2018

OFFICE COPY

FOR MEMBER SECRETARY  
CHENNAI METROPOLITAN  
DEVELOPMENT AUTHORITY

IN-PRINCIPLE APPROVAL OF LAYOUT FRAMEWORK IN S.No:165, PEERKANKARANAI VILLAGE OF PEERKANKARANAI TOWN PANCHAYAT AS PER G.O.(Ms) No:78 H&UD UD4 (3) DEPT. DT:04.05.2017 AND G.O.(Ms) No:172 H&UD UD4 (3) DEPT. DT:13.10.2017

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

