



TOTAL EXTENT (4.31 AC)	:	17441 SQ.M
ROAD AREA	:	4416 SQ.M
PARK AREA (OSR)	:	1311 SQ.M
PUBLIC PURPOSE PLOTS (I TO VII)	:	1356 SQ.M
TOTAL NO. OF PLOTS	:	55 NOS
REGULAR PLOTS (1 TO 41)	:	41 NOS
EWS PLOTS (42 TO 55) (1387 SQ.M)	:	14 NOS

NOTE:

1. SPLAY - 10' X 10'
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: 2372 / 2012, DATED: 05 / 03 / 2012.

CONDITIONS:

1. THE CONDITION OF THE TAHSILDAR, TALUK OFFICE, PONNERI VIDE LETTER NO.D.Dis./6368/2001/B2, DATED:08.08.2001 TO CONSTRUCT CULVERTS BY THE APPLICANT ACROSS CHANNELS AT THE LOCATIONS SHOWN IN THE PLAN AT THE APPLICANT'S COST SATISFYING THE CONDITIONS IMPOSED BY THE TAHSILDAR BEFORE GETTING LAYOUT SANCTIONED FROM LOCAL BODY.
2. DR RULE NO: 29 (8)
 THE AREA EARMARKED FOR PUBLIC PURPOSE PLOTS I TO VII (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. 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.
3. 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.
4. DR RULE NO: 29 (11)
 THE COST OF LAYING IMPROVEMENTS TO THE SYSTEMS INRESPECT 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 (OSR)
- PUBLIC PURPOSE
- E.W.S
- CHANNEL

CONDITIONS:

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

P.P.D NO: 34
 L.O 2013
APPROVED
 VIDE LETTER NO : L1 / 14104 / 2012
 DATE 11 / 09 / 2013

FOR MEMBER SECRETARY
 CHENNAI METROPOLITAN
 DEVELOPMENT AUTHORITY

MINJUR TOWN PANCHAYAT (SG)

LAYOUT OF HOUSE SITES IN S.Nos: 199/2A OF MINJUR VILLAGE.

SCALE : 66 FEET TO AN INCH

