

Chennai Metropolitan Development Authority
PLANNING PERMIT

(Sec 49 of T & C. P. Act 1971)

PERMIT No. 8256
B/SPI-Bldg/279/2013 Date of Permit 05/08/2013
(17043)

File No. B2/17743/12 SSM BUILDERS & PROMOTERS
Plot No 7B, Ilamai road,
Nogappa Nagar, Chazompet,

Name of Applicant with Address Ch-44
Group development Date of Application 02.11.2012

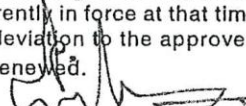
Residential cum Commercial - Total - 66 Blocks
Nature of Development : Layout/Sub-division of Land/Building construction/Change in use of Land/Building
of plot nos. Alapakkam road, Peraliyar Nagar, Ch-43
S. No 310pt, 311pt, 312pt, 313pt, 443pt, 444pt, 446pt, 462pt,
Site Address 463pt, 464pt, 465pt, 466pt, 467pt, 468,
469pt, 470pt, 471pt, 472pt, 473, 474pt, 475pt,
Division No. 476pt, 477pt, 478pt, 479pt, 480, 481pt, 493,
503pt, 506pt, 508pt, 509pt, 511pt, 512pt, 513pt, 514pt,
515pt, 516pt AND 517pt of Keddikulundam village

Development Charge paid Rs. 50,00,000/- Challan No. 0190 Date 5.4.13

PERMISSION is granted to the layout/sub-division of land/
building construction/change in use of land/building according to the
authorised copy of the plan attached hereto and subject to the
condition overleaf.

3. The permit expires on 04/08/2016

the building construction work should be completed as per plan before the expiry
date. If it is not possible to Complete the construction, request for renewing the
planning permit should be submitted to Chennai Metropolitan Development
Authority before the expiry date. If it is not renewed before the said date fresh.
Planning Permission application/has to be submitted for continuing the construction
work when the Development Control Rules that may be currently in force at that time
will be applicable. If the construction already put up is in deviation to the approved
plan and in violation of rules. Planning permit will not be renewed.


For MEMBER SECRETARY

50
05/8/13

CONDITIONS

- Note : 1. According to Section 79 of the T. & C. P. Act 1971 (Act 35 of 1972) as amended by Act 22 of 1974 any person aggrieved by any decision or order of the Planning Authority Under section 49 or sub section (1) of section 54 may appeal to the Government within Two months from the date on which the decision or order was communicated
2. The Member Secretary, Chennai Metropolitan Development Authority reserves the right to revoke or modify the planning permission in the event of planning permit having been granted based either on wrong information furnished by the applicant or by misrepresentation of the facts or by any lapse of procedural formalities to be followed or permit having been obtained by any fraudulent manner.

Chennai Metropolitan Development Authority

[PP Renewal] PLANNING PERMIT

(Sec 49 of T & C. P. Act 1971)

PERMIT No. 11040

B/Spl. Bldg/202/2016
(1 to 43)

Date of Permit... 08-09-2016

SSM BUILDERS
& Promoters

File No. EC/S.E/10477/2016

Plot No. 78,

Name of Applicant with Address.....

Nagappa Nagar, Chrompt

GROUP development

Date of Application... 08/07/2016

Nature of Development : Residential cum Commercial - Total - 66 Blocks

Nature of Development : Layout/Sub-division of Land/Building construction/Change in use of Land/Building

at Parkuv. Alpakkam road, Perungalethu
ch-63, S.No. 310 Pt, 311 Pt, 312 Pt, 313 Pt, 443 Pt,
444 Pt, 446 Pt, 462 Pt, 463 Pt, 464 Pt,
465 Pt, 466 Pt, 467 Pt, 468, 469 Pt, 470 Pt,
471 Pt, 472 Pt, 473, 474 Pt, 475 Pt,
476 Pt, 477 Pt, 478 Pt, 479 Pt,
480, 481 Pt, 493, 503 Pt, 506 Pt, 508 Pt,
509 Pt, 511 Pt, 512 Pt, 513 Pt, 514 Pt,
515 Pt, 516 Pt and 517 Pt of
Nedukkondram Village
50,00,000

Site Address.....

Division No.....

Development Charge paid Rs..... Challan No. 0150... Date.. 09/09/13

PERMISSION is granted to the layout/sub-division of land/building construction/change in use of land/building according to the authorised copy of the plan attached hereto and subject to the condition overleaf.

3. The permit expires on 04/08/2019

the building construction work should be completed as per plan before the expiry date. If it is not possible to Complete the construction, request for renewing the planning permit should be submitted to Chennai Metropolitan Development Authority before the expiry date. If it is not renewed before the said date fresh. Planning Permission application/has to be submitted for continuing the construction work when the Development Control Rules that may be currently in force at that time will be applicable. If the construction already put up is in deviation to the approved plan and in violation of rules. Planning permit will not be renewed.

V 08/09/2016
For MEMBER SECRETARY

CONDITIONS

- Note : 1. According to Section 79 of the T. & C. P. Act 1971 (Act 35 of 1972) as amended by Act 22 of 1974 any person aggrieved by any decision or order of the Planning Authority Under section 49 or sub section (1) of section 54 may appeal to the Government within Two months from the date on which the decision or order was communicated
2. The Member Secretary, Chennai Metropolitan Development Authority reserves the right to revoke or modify the planning permission in the event of planning permit having been granted based either on wrong information furnished by the applicant or by misrepresentation of the facts or by any lapse of procedural formalities to be followed or permit having been obtained by any fraudulent manner.



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

BY RPAD

Thalamuthu Natarajan Building,
No.1, Gandhi Irwin Road, Egmore, Chennai - 600 008.

PARTIAL COMPLETION CERTIFICATE

From
The Member-Secretary
Chennai Metropolitan
Development Authority
"Thalamuthu-Natarajan Building"
No.1, Gandhi-Irwin Road
Egmore, Chennai-600 008

To
1) The Chairman, TNEB,
Anna Salai, Chennai-600 002.
2) The Commissioner
Kattankolathur Panchayat Union,
Office at Kattankolathur, Chennai

Letter No.EC/S-I/6805/2017

Dated: 21-08-2017

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-I Division) – Completed construction of Group Development of 65 Blocks in total out of which 59 Blocks for Residential (9 Blocks for LIG Housing with Ground Floor + 3 Floors and balance 50 Blocks with Stilt + 4 Floors with a total of 2952 Dwelling Units) and Commercial 3 Blocks with Ground Floor + 3 Floors and 3 Blocks with Ground Floor + First Floor comprised in S.Nos.310/1 & 2, 311/1, 2 & 3, 312/2A, 2B2B& 3, 313/1, 2, 3A1, 3A2, 3B, & 5, 443/2, 3A, 3B, 444/1&2, 446/1, 2 & 3, 462/1A, 1B, 463/1A, 1B1, 2A1, 2A2A, 2A2B, & 2B1, 464/1A1, 1A2, 1B1, 1B2, 1C, 1D, 1E, 2A1, 2A2 & 2B, 465/1A, 2A2, 2B, 3C1, 3C2, & 4C, 466/3B, 4 & 5, 467/2A & 2B, 468, 469/1 & 3, 470/1A, 1B, 2 & 3, 471/1, 2, 3, 4B2, 5B & 6, 472/1 & 2, 473, 474/1A, 1B & 2, 475/1B & 2, 476/1 & 2, 477/1, 478/1B & 2, 479/1, 2A, 2B1, 2B2, 3A1, 3A2, 3B, 3C, &4, 480, 481/2, 3A, 3B & 3C1, 493, 503/1B2, 506/1A, 508/2 & 3, 509/4, 5, 6, 7 & 8, 511/1A1, 1B1 & 2, 512/1 & 2A, 513/1A, 1B, 2, 3A & 3B, 514/1A, 1B, 2, 4A & 4B, 515/1, 2A, 2B1 & 2B2, 516/3 & 4 & 517/1 & 2 of Nedungundram Village abutting Puthur-Alapakkam Road, Perungalathur, Chennai-63 within Kattankolathur Panchayat Union limit – Partial Completion Certificate – Issued – Reg.

- Ref: 1) CMDA approved Planning Permit No.8256, in Planning Permission No.B/Spl. Bldg./279 (1 to 43)/2013 in letter No.B2/17743/2012 dated 05.08.2013 and renewed vide Planning Permit No.11040 in Planning Permission No.B/Spl.Bldg./202(1 to 43)/2016 in letter No.EC/S-I/10477/2016 dated 08.09.2016
- 2) Partial Completion Certificate Application from M/s. SSM Builders & Promoters Rep.by K. Santhanam, Managing Partner dated 16.05.2017.
- 3) Compliance Certificate issued for the in-situ Sewage Treatment Plant by Eco Services India Pvt. Ltd. Environmental Engineer, Accredited EIA Coordinator (NABET / Quality Council of India) in letter No.STP/AR 003/2017 dated 22.07.2017
- 4) EIA Compliance Report from GOI, Ministry of Environment, Forests & Climate Change, Chennai-34 in letter F No.EP/12.1/SEIAA/2016-17/69/TN/1243 dated 07.08.2017

p.t.o.

- 5) This office letter even No. dated 18.08.2017 addressed to M/s. SSM Builders & Promoters Rep.by K. Santhanam, Managing Partner
- 6) Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No.B005362 dated 21.08.2017.

This is to certify that M/s. SSM Builders & Promoters Rep.by K. Santhanam, Managing Partner have constructed Group Development of 65 Blocks in total out of which 59 Blocks for Residential (9 Blocks for LIG Housing with Ground Floor + 3 Floors and balance 50 Blocks with Stilt + 4 Floors with a total of 2952 Dwelling Units) and Commercial 3 Blocks with Ground Floor + 3 Floors and 3 Blocks with Ground Floor + First Floor comprised in S.Nos.310/1 & 2, 311/1, 2 & 3, 312/2A, 2B2B& 3, 313/1, 2, 3A1, 3A2, 3B, & 5, 443/2, 3A, 3B, 444/1&2, 446/1, 2 & 3, 462/1A, 1B, 463/1A, 1B1, 2A1, 2A2A, 2A2B, & 2B1, 464/1A1, 1A2, 1B1, 1B2, 1C, 1D, 1E, 2A1, 2A2 & 2B, 465/1A, 2A2, 2B, 3C1, 3C2, & 4C, 466/3B, 4 & 5, 467/2A & 2B, 468, 469/1 & 3, 470/1A, 1B, 2 & 3, 471/1, 2, 3, 4B2, 5B & 6, 472/1 & 2, 473, 474/1A, 1B & 2, 475/1B & 2, 476/1 & 2, 477/1, 478/1B & 2, 479/1, 2A, 2B1, 2B2, 3A1, 3A2, 3B, 3C, &4, 480, 481/2, 3A, 3B & 3C1, 493, 503/1B2, 506/1A, 508/2 & 3, 509/4, 5, 6, 7 & 8,511/1A1, 1B1 & 2, 512/1 & 2A, 513/1A, 1B, 2, 3A & 3B,514/1A, 1B, 2, 4A & 4B, 515/1, 2A, 2B1 & 2B2, 516/3 & 4 & 517/1 & 2 of Nedungundram Village abutting Puthur-Alapakkam Road, Perungalathur, Chennai-63 within Kattankolathur Panchayat Union limit sanctioned vide CMDA Planning Permit No.8256, in Planning Permission No.B/Spl. Bldg./279 (1 to 43)/2013 in letter No.B2/17743/2012 dated 05.08.2013 and renewed vide Planning Permit No.11040 in Planning Permission No.B/Spl.Bldg./202(1 to 43)/2016 in letter No.EC/S-I/10477/2016 dated 08.09.2016. It was inspected and observed that the above said buildings have been completed as per approved plan and satisfies the Norms for issue of Completion Certificate approved by the Monitoring Committee.

2. Accordingly Partial Completion Certificate is issued for the above said construction in **C.C.No.EC/South-I/206/2017 dated 21-08-2017.**

3. In accordance with the Provisions of the Town & Country Planning Act, 1971 and the Rules made there under. This Provision does not cover the Structural Stability aspect of the building. As far as the Structural Stability aspect of the building is concerned, it falls within the jurisdiction of the Local Body concerned as stated in the connected Building Rules under the respective Local Body Act, 1920, such as Madras City Municipal Corporation Act, 1919, Tamil Nadu District Municipality Act, Tamil Nadu Panchayat Act. The Completion Certificate issued under Development Regulations 4(5) does not cover the Structural Stability aspect. It is the sole responsibility of the Applicant/Developer/ Power Agent and the Structural Engineers/ Licensed Surveyor/Architects, who has signed in the Plan to ensure the safety after construction and also for its continued Structural Stability of the buildings.

Yours faithfully,

J. Jayalakshmi 21/08/17
for MEMBER-SECRETARY

Copy to:

- 1) M/s. SSM Builders & Promoters Rep.by K. Santhanam, Managing Partner, Plot No.78, 2nd Main Road, Nagappa Nagar, Chromepet, Chennai – 600 044
- 2) The System Analyst, Computer Cell, CMDA (to update Webpage)
- 3) The Senior Accounts Officer, Accounts Main Division, CMDA, Chennai – 600 008

J. Jayalakshmi
21/8/17