



“நம்ம” FAMILY BUILDER & DEVELOPER PVT.LTD.

*"A home is more than just a place to live
it s a place to create memories".*

MG AVENUE
Kalvoy@Guduvanchery



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ABOUT US

"NAMMA FAMILY BUILDER & DEVELOPER" was established in 2016 by Mr.PONNUSAMY KARTHIK.A (Founder and Chairman & President of Villupuram Tamil Nadu Athletics Association) along with Managing Directors Mr.K.Govindaraj (AGS), Mr.A.Idhayadulla, Mr.T.U.Srikanth, Mr.V.P.Thanigaimalai, Mr.G.Anand, Namma Family Builder & Developer Pvt.Ltd., The best builder in Guduvanchery, Chennai.

We are determined on providing such a pleasure to clients by corporal establishments. During the course of time, from one project a year, the company had grown to a stage of handling multiple projects at a time, thus establishing "Namma Family Builder and Developer" as one of the most revered Builder & Developer in Chennai. Subsequently, it was converted into a "Namma Family Builder and Developer Pvt. Ltd.," in the year 2020. We Registered our LOGO.

Why Us?

- » NFBP PVT.LTD., is a Private Limited Organization
- » Best client service with
 - » Multiple Plots
 - » Multiple Sizes
 - » Multiple Location
- » Decades of Experience with Transparent Deal

What We Are?

- # Successfully completed above 1090 projects (Residential/ Commercial/ Investment) across Chennai in an effective and successful manner.
- # Now, we extended our service in layout sales and we are channelizing our best efforts to make an impact in layout sales and reach the top in the space of real estate.
- # With all projects being completely customer centric,NFBP Pvt.Ltd., Believes in ensuring that projects are developed to serve the needs of their customers and meet their satisfaction.
- # We are offering DTCP approved residential plots in a fast-growing suburban area at Chennai -Guduvanchery, ECR with world-class amenities and affordable prices.
- # We also give everything with a proper guideline for land and build a home based on Vastu shastra.
- # Apart from property resale, we are also becoming dominant players in other segments. We have grown our presence to be the top builder, construction services and layouts sale, etc.
- # Our aim is to continue the legacy of being one of the best builders in Chennai, Tamil Nadu.



NFBD Departments

- ◆ BOARD OF DIRECTORS
- ◆ SALES & MARKETING
- ◆ CADD DEPARTMENT
- ◆ DIGITAL MARKETING
- ◆ REVENUE & LEGAL
- ◆ VIDEO DEPARTMENT
- ◆ GRAPHIC DESIGN
- ◆ SOCIAL MEDIA
- ◆ PRODUCT SOURCING
- ◆ PROMOTIONAL WING
- ◆ ACCOUNTING & FINANCE
- ◆ OPERATIONS MANAGEMENT
- ◆ HUMAN RESOURCES
- ◆ RESEARCH & DEVELOPMENT (R & D)
- ◆ PURCHASE DEPARTMENT
- ◆ GENERAL MANAGEMENT
- ◆ PROJECT ADMINISTRATIVE
- ◆ IT DEPARTMENT & LOGISTICS
- ◆ DISTRIBUTION DEPARTMENT
- ◆ TESTING & COMPLIANCE
- ◆ TRANSPORT DEPARTMENT
- ◆ PLANNING & MANAGEMENT
- ◆ PROJECT DEVELOPMENT
- ◆ PROJECT ANALYSIS
- ◆ PRODUCTION & PURCHASE
- ◆ PROJECT & PRODUCT MAINTENANCE
- ◆ QUALITY ASSURANCE
- ◆ LOAN PROCESSING
- ◆ MANUFACTURING
- ◆ PACKAGE DEPARTMENT



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GROUP OF BUSINESS



- ▶ 1800-2500 acres farms
- ▶ 3.5 crore Tender Coconut World Wide
- ▶ Export 5.5 crore Tender Coconut World Wide (India, US, UK, Dubai Saudi Arabia).



- ▶ Completed Projects 35+
- ▶ Completed Projects in Ooty, Yercaud & Wayanad - Kerala
- ▶ Planned 110 Projects Across all business all over India (TN, Kerala, Karnataka..)



- ▶ Resale Plots, Layout Plots, Commercial Plots, Industrial Plots in Real Estate Industry across Tamil Nadu, Kerala & Karnataka.
- ▶ Completed Projects 1,150 + , Ongoing Projects 75+



BANK LOAN

- ✓ Client Eligibility Check.
- ✓ Choose Bank Accordingly.
- ✓ Loan Login with all Proofs.
- ✓ Personal, Technical & Original Verification.
- ✓ Loan Sanction / Approval Process.
- ✓ Bank Issue Loan Amount.

NRI Client's Proofs:

- ✓ Working Country Embassy Authority Letter.
- ✓ Visa Permit(Work Permit) from Immigration | Visa Renewal Details.
- ✓ Passport, Aadhaar Card and Pan Card.
- ✓ NRO and NRI Account Details with the Bank Statement (Both Indian and International Bank Account Statement for last 6 Months).
- ✓ Employment Proof and Income Proof (Salary Certificate (in English) or Salary Slips for last 6 Months).
- ✓ The NRI Applicant is Present in India at the Time of Submitting the Loan Application, the POA needs to be Attested or Notarized Locally.
- ✓ In Case, the Applicant is Outside India While a Loan is Requested, then the POA needs to be Attested by the Indian.
- ✓ Consulate of NRI's Resident Country.
- ✓ Passport Size Photographs.

SALARIED CLIENT PROOFS:

- ✓ PAN Card & Aadhaar Card.
- ✓ Office ID Card & Offer Letter Copy.
- ✓ Latest 3 Month Pay Slip & Latest 2 years Form 16.
- ✓ Salary Bank Statement for Last 6 Months.
- ✓ Passport Size Photos (2) & Stamp

SELF EMPLOYED CLIENT PROOFS:

- ✓ PAN Card & Aadhaar Card.
- ✓ IT Papers (Last 3 years) & Business Photos Proof.
- ✓ Current & Savings Account Statement (1 year).
- ✓ Passport Size Photos (2) & Stamp Size Photo (1).
- ✓ Processing Fees Cheque (Depends on the Loan Amount).

REGISTRATION PROCESS PROOF

- ✓ Client ID and Address Proof (PAN Card and Aadhar Card).
- ✓ Witness ID and Address Proof.



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NFBD Revenue Document Verification Process

- Documents Legal Verification by Lawyer.
- VAO Legal Check.
- FMB, A-Register, Chitta, Adangal, Patta Process.
- DTCP Apply Process.
- Manual & Online EC Apply.
- Subdivision & Name Transfer Patta Process.
- Regularisation & Subdivision Process.

UNIQUE SERVICES IN CONSTRUCTION

- Architectural Designs
- Floor Plans
- Elevations
- Interiors
- 3D Views
- 3D Walkthroughs
- Virtual Tours
- Augmented Reality

Bank Tie Ups



Free!!!

Get Free Plans, 3D Videos &
Virtual Tour FOR YOUR HOME.



Launched Premium Projects,
pitched into different locations
Tie up with corporate establishment

**190+ EMPLOYEES
& 900+ LABOURERS**

As a Pioneer In Plot Resale,
Expanded
Real Estate Business
All over Tamil Nadu

**30+ EMPLOYEES
1ST BRANCH IN
GUDUVANCHERY**

Excelling in all Business
with 800+ employees
Successfully Around the globe
Acquired ISO 9001:2015 certification

**90+ EMPLOYEES
3rd BRANCH IN
KELAMBAKKAM**

Expert in plots Resale & Expanded
Business All over India. Started analysis
for Group of Business.

**40+
EMPLOYEES**

Started Resale Plots Sale
in Guduvanchery

**20+
EMPLOYEES**

Extended our service
in Layout sales all over India.
Import & Export,
Business Development,
Investor, Real Estate & Construction

**75+
EMPLOYEES**

Acquired Private
Limited Certification
Started projects all
Over India - Group of Business

**60+ EMPLOYEES
2ND BRANCH IN
GUDUVANCHERY**

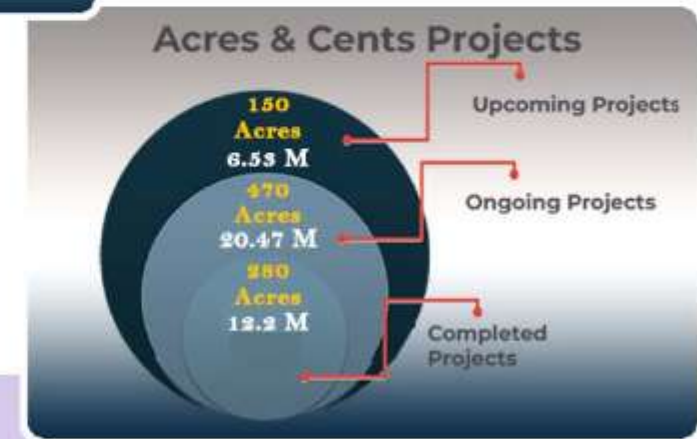
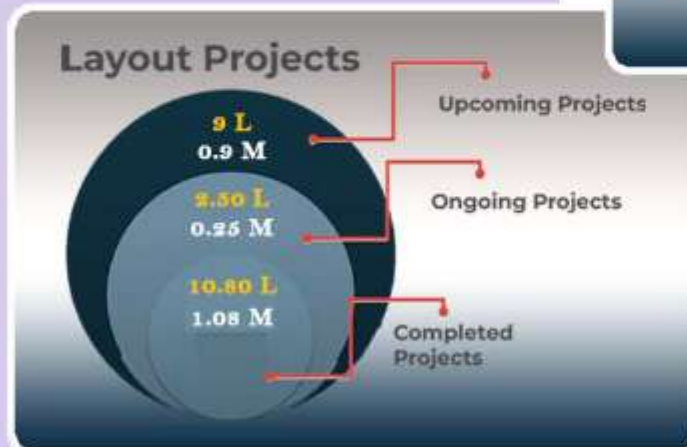
NFBD Established by
Mr.Ponnusamy Karthik.A,
Along with Mr.K.Govindaraj (AGS),
Mr.A.Idhayadulla,
Mr. T. U. Srikanth,
Mr.V.P.Thanigaimalai,
Mr.G.Anand

**10+
EMPLOYEES**

HISTORY & MILESTONES



Our Projects





EXCLUSIVE SERVICES

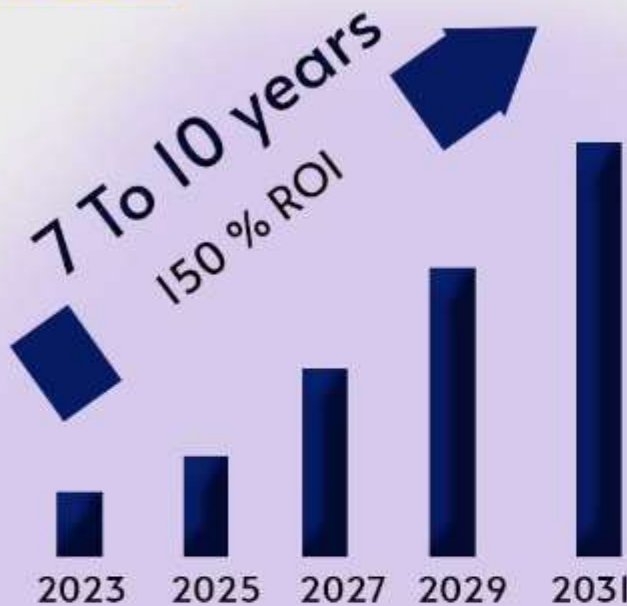
- Personalized site visits & Timely completion
- Legal verification by well qualified advocate
- Title verification in the VAO office
- Property measuring, stone placing, and fencing process
- Bank loan process - in all Nationalized banks & NBFC
- Annual maintenance of the property (for 1 year)
- Registration TP (temporary password) number process - A to Z full support
- 3D plans | 3D videos | Virtual tour - free of cost
- A to Z pre-process & post assistance from booking to construction
- Legal doubts & queries - lifelong support (24/7 service)
- Resale your property at best profitable price





RENTAL INVESTMENT

Rental Income



- Resale Your plot & Get high ROI
- Surrounded by Residential Area
- Rate will increase in future

- Renting out property is an excellent investment option, allowing the owner to earn passive rental income.
- But they need a measure to know if they are making some money or ending up paying more than the inflow it achieves.
- The best return on investment on rental property hovers between 3% and 4.6% in India.
- Rental income from only the house will be treated as income from house property.
- Rental income from other assets will be taxed under income from other sources or profits or gains made from businesses.



PROPERTY HIGHLIGHTS



Gated Community



Electricity



Borewell Water Facility



Approved



Spot Registration



24/7 Security



Compound wall around the venture



Available for all facing



Land Appreciation



Potable Ground Water



Vastu



Pathway



Secured community



Black top roads



Well developing Infrastructure



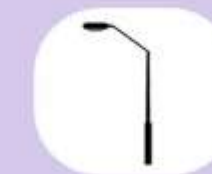
Ready for Construction



Rapidly Growing Location



Grand Entrance Arch



Solar LED Lights



Site maintenance



Avenue trees Garden with Landscape

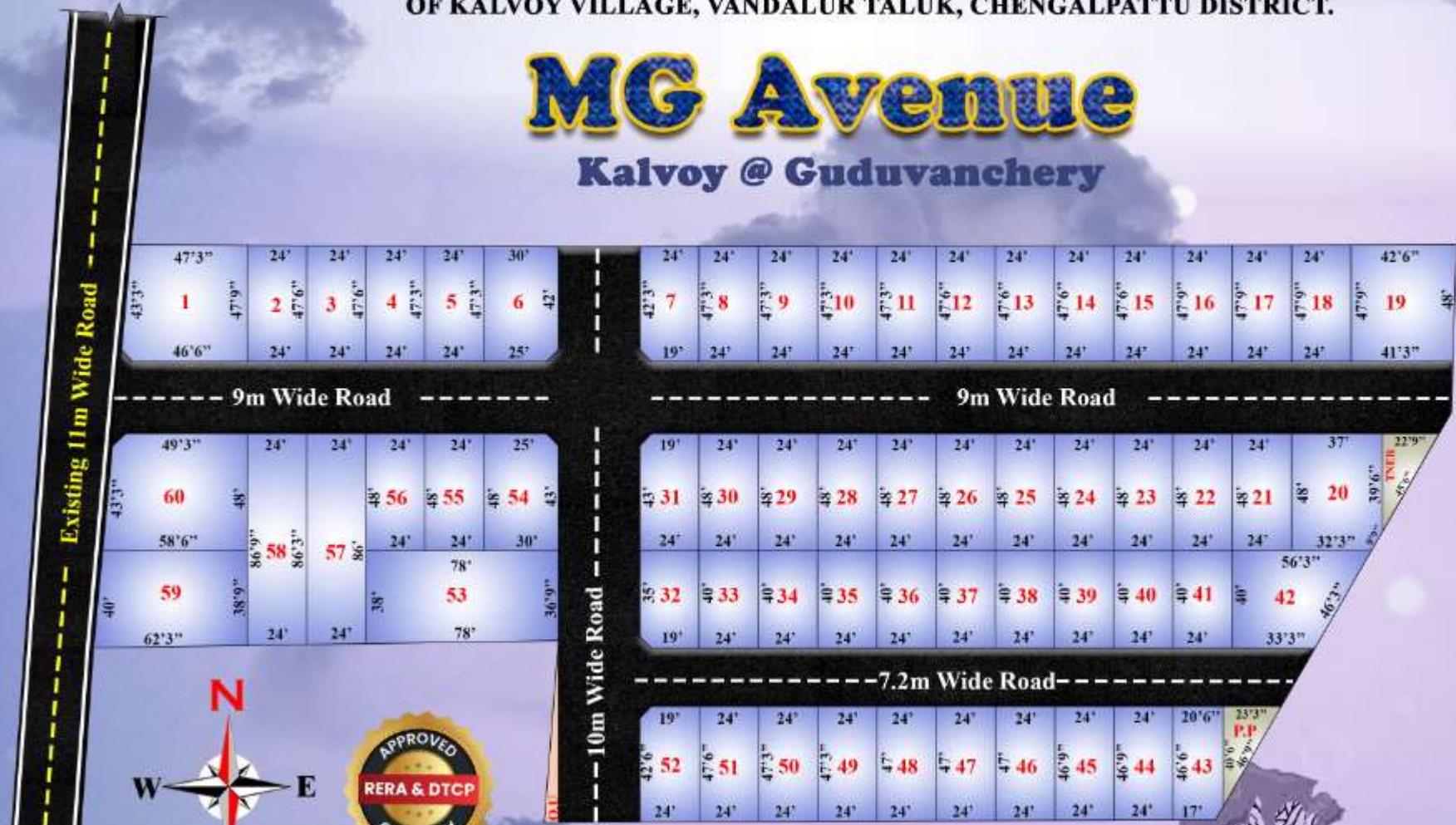


LAYOUT SKETCH

PLAN SHOWING THE PROPOSED LAYOUT OF SURVEY NOS. 391/1L,1M,2G,2H,2I OF KALVOY VILLAGE, VANDALUR TALUK, CHENGALPATTU DISTRICT.

MG Avenue Kalvoy @ Guduvanchery

AREA STATEMENT



Plot No	Sq.ft	Plot No	Sq.ft
1	2345	31	1139
2	1143	32	947
3	1140	33	960
4	1137	34	960
5	1134	35	960
6	1401	36	960
7	1121	37	960
8	1134	38	960
9	1134	39	960
10	1134	40	960
11	1137	41	960
12	1140	42	1790
13	1140	43	943
14	1140	44	1119
15	1143	45	1122
16	1146	46	1125
17	1146	47	1128
18	1146	48	1128
19	2000	49	1131
20	1756	50	1134
21	1152	51	1137
22	1152	52	1127
23	1152	53	2915
24	1152	54	1427
25	1152	55	1152
26	1152	56	1152
27	1152	57	2667
28	1152	58	2076
29	1152	59	2340
30	1152	60	2693

DTCP No : 64 / 2025



SITE FEATURES

- >100% Vastu | 100% Legal Clear.
- >DTCP & RERA Approved.
- >943 sq.ft to 2915 sq.ft (Sq.ft.-Minimum to Maximum Sizes).
- > Residential Area - Suitable for Immediate Construction
- > Potable Ground Water
- >Well Laid Blacktop - 10 Meter, 9 Meter & 7.2 Meter Road
- > Easy Access to Schools, Colleges, Hospitals & Supermarket
- > Return on Investment – 150% (7 to 10 Years)

MG AVENUE



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LAYOUT IMAGES



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SITE PHOTOS

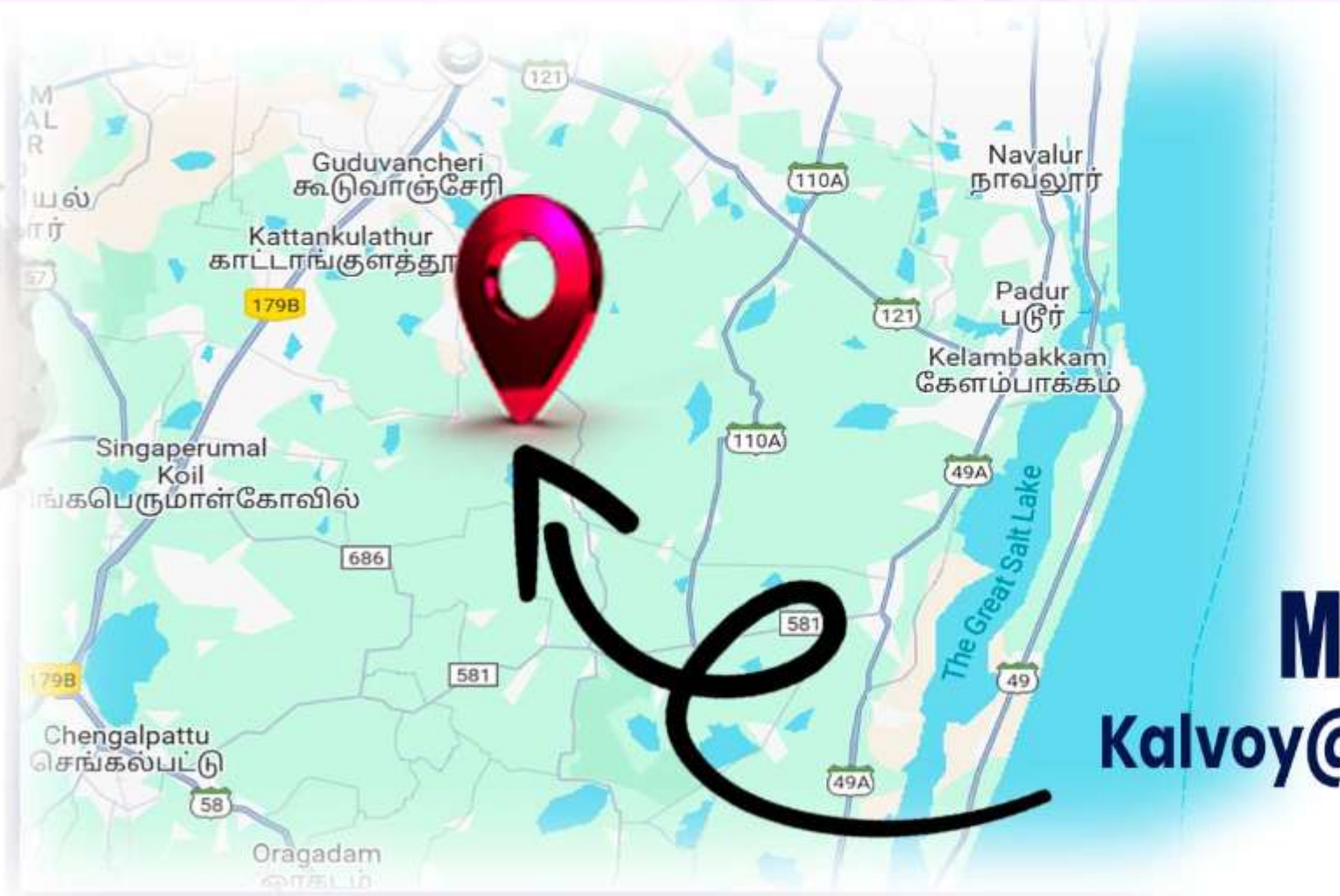




LOCATION MAP



SCAN ME



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LOCATION HIGHLIGHTS

NEARBY SCHOOLS



Bharathiyar Matriculation School

- [20 Mins] - [9.7 km]

SRM Public School

- [14 Mins] - [7.1 km]

Velammal CBSE School

- [11 Mins] - [5.9 km]

Sri Ma Vidyalaya CBSE School

- [10 Mins] - [5.1 km]

Sri Sankara Vidyalaya

- [28 Mins] - [15.8 km]

St.Mary 's Matriculation school

- [15 Mins] - [8 km]

Ananthavalli Matriculation Higher Secondary School

- [27 Mins] - [12 km]

Velammal Vidhyashram School

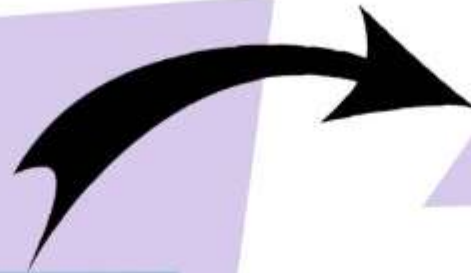
- [11 Mins] - [5.9 km]



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LOCATION HIGHLIGHTS



NEARBY COLLEGES

SRM University (SRM group of colleges)	- [22 Mins] - [11.8 km]
Crescent Engineering College	- [29 Mins] - [15.1 km]
Apollo College of Arts & Science	- [7 Mins] - [4.4 km]
Shri Sathya Sai Medical College & Research Institute	- [19 Mins] - [10 km]
Vellore Institute of Technology Chennai	- [24 Mins] - [12.5 km]



LOCATION HIGHLIGHTS




NEARBY HOSPITALS

SRM Global Hospital	- [26 Mins] - [12.8 km]
Deepam Hospital	- [22 Mins] - [9.9 km]
Guduvanchery Government Hospital	- [21 Mins] - [9.5 km]
GV Hospital	- [9 Mins] - [4.9 km]
Shri Sathya Sai Medical College & Research Institute	- [19 Mins] - [10 km]



LOCATION HIGHLIGHTS

NEARBY INDUSTRIES AND COMPANIES



Industrial Rubber Product	- [1 Min]	- [550 m]
Medopharm Pvt.Ltd.	- [11 Mins]	- [6.1 km]
Intimate Fashions India Pvt.Ltd.	- [13 Mins]	- [6.8 km]
Zoho	- [20 Mins]	- [11.1 km]
Suspa Pneumatics India Pvt. Ltd.	- [4 Mins]	- [2.1 km]
Mahindra World City	- [30 Mins]	- [12.9 km]
ZF Rane Automotive India Pvt. Ltd.	- [28 Mins]	- [11.7 km]



LOCATION HIGHLIGHTS

NEARBY GOVERNMENT OFFICES



Guduvanchery SRO	- [18 Mins] - [8.6 km]
Perumattunallur Panchayat Office	- [13 Mins] - [6.5 km]
Kayarambedu VAO Office	- [8 Mins] - [4.7 km]
Vandalur Taluk Office	- [20 Mins] - [9.1 km]
Guduvanchery Municipality Office	- [22 Mins] - [9.5 km]
Nandhivaram VAO Office	- [20 Mins] - [9.1 km]
Perumattunallur Panchayat Office	- [13 Mins] - [6.5 km]
Perumattunallur VAO Office	- [13 Mins] - [6.5 km]
Kayarambedu Panchayat Office	- [8 Mins] - [4.7 km]
Kalivanthapattu VAO Office	- [22 Mins] - [9.4 km]



LOCATION HIGHLIGHTS

NEARBY RESTAURANTS



- | | |
|-------------------------------|-------------------------|
| Chennai Biryani Center | - [18 mins] - [8.8 km] |
| Sathyam Vegetarian Restaurant | - [26 mins] - [12.4 km] |
| Adyar Ananda Bhavan | - [25 mins] - [11.5 km] |
| Marrybrown, Domino's Pizza | - [25 mins] - [11.5 km] |
| GST food street | - [23 mins] - [10.7 km] |
| Anjappar chettinad Restaurant | - [21 mins] - [10 km] |
| Dindigul thalappakatti | - [29 mins] - [14.9 km] |



LOCATION HIGHLIGHTS

NEARBY HIGHLIGHT LOCATIONS



Tambaram

- [39 Mins] - [21 km]

Chengalpattu

- [33 Mins] - [25.9 km]

Thiruporur

- [26 Mins] - [15.7 km]

ECR

- [38 Mins] - [25.5 km]

OMR

- [26 Mins] - [24.4 km]

GST

- [21 Mins] - [10.7 km]

Kilambakkam Bus Terminus - [31 Mins] - [15.8 km]





LOCATION HIGHLIGHTS

SITE ADVANTAGES



Near to SRM Public School & Velammal CBSE School

Nearby Pandur Bus Stop

GST - [21 Mins] - [10.7 km]

SRM University & Hospital - [26 Mins] - [13 km]

Guduvanchery Bus Stand - [20 Mins] - [9.4 km]

Kilambakkam Bus Terminus - [31 Mins] - [15.8 km]

Maraimalai Nagar - [22 Mins] - [8.9 km]

ECR - [38 Mins] - [25.5 km]

OMR - [26 Mins] - [24.4 km]

Guduvanchery Railway Station - [21 Mins] - [10.2 km]

Venkateswara Theatre - [21 Mins] - [9.8 km]

Vandalur Zoo - [29 Mins] - [14.9 km]

LOCATION HIGHLIGHTS IN GST



SRM University



ZOHO



CROMA



Crescent University



Vandalur Zoo



Kilambakkam
Bus Terminus



Lancor Lumina
Guduvanchery



Royal Enfield Showroom



Apollo Arts &
Science College



XS Real En
Veedu Apartment



Tambaram



SIS Queen Town
Apartment



LOCATION RATE ANALYSIS



Maraimalai nagar
Avg. price - 3526 sq.ft.



Perumbakkam
Avg price - 6806 sq.ft.



Guduvanchery
Avg price - 5475 sq.ft.



Medavakkam
Avg price - 7315 sq.ft.



Thiruvidadhthai
Avg price - 3650 sq.ft.



Injambakkam
Avg price - 13682 sq.ft.



Palavakkam
Avg price - 10848 sq.ft.



Thoraipakkam
Avg price - 6690 sq.ft.



Karapakkam
Avg price - 6250 sq.ft.



Navalur
Avg price - 5100 sq.ft.



LOCATION RATE ANALYSIS



Thiruporur
Avg Price-2803 Sq.ft



Tambaram
Avg price-6765 sq.ft



Pallikaranai
Avg price-7440 sq.ft



Oragadam
Avg price - 3834 sq.ft



Kelambakkam
Avg price - 4690 sq.ft



Chengalpattu
Avg price-3250 sq.ft



Kovalam
Avg price-3794 sq.ft



Padur
Avg price - 5902 sq.ft



Sholinganallur
Avg price 8423 sq.ft



Thirukazhukundram
Avg price 3000 sq.ft



Thiruvanmiyur
Avg price - 14264 sq.ft



Mahabalipuram
Avg price-3100 sq.ft

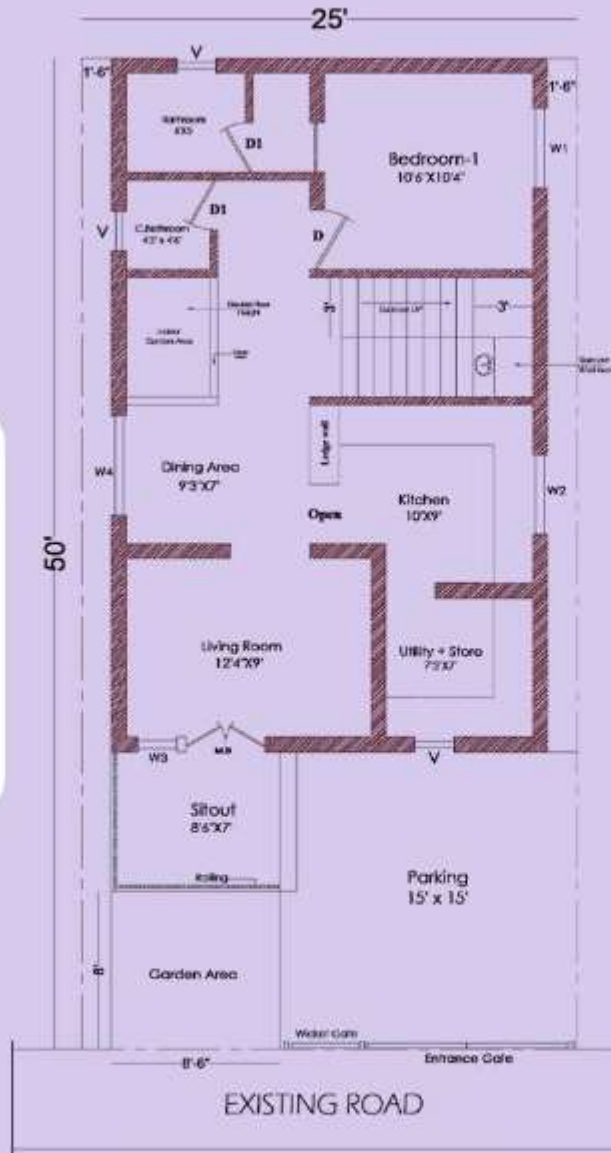




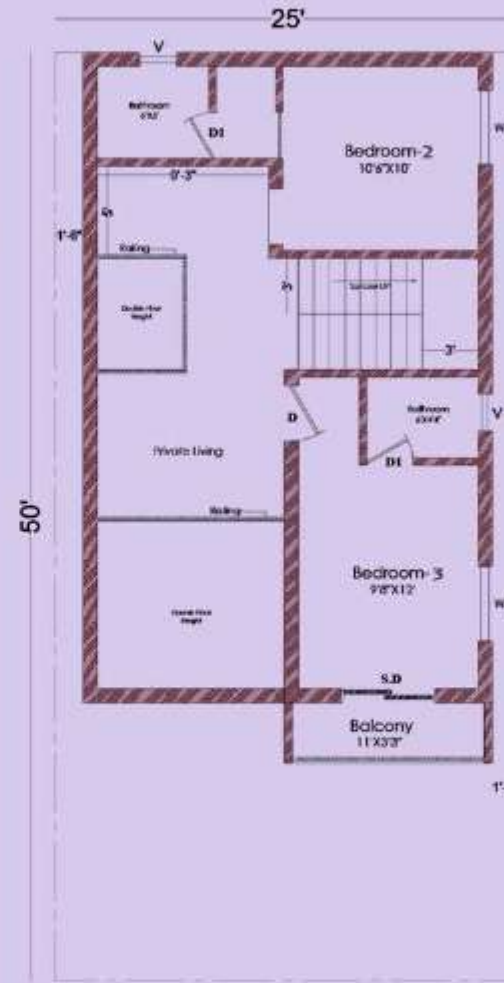
FLOOR PLAN

Ground Floor

- Sitout Area - 65 sq.ft.
- Living - 111 sq.ft.
- Kitchen - 93 sq.ft.
- Dining Area - 65 sq.ft.
- Bedroom-1 & Bath - 154 sq.ft.
- Utility+Store - 52 sq.ft.
- C.bathroom - 20 sq.ft.
- Car Parking - 220 sq.ft.



Ground Floor

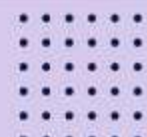


First Floor

First Floor

- Private Living - 160 sq.ft.
- Bedroom-2&Bath - 154 sq.ft.
- Bedroom-3&Bath - 161 sq.ft.
- Balcony - 34 sq.ft.

Architectural Designs
Floor Plans
3D Views | 3D Videos
Virtual Tours
@ Free of Cost





ELEVATIONS





INTERIORS



"The home should be the treasure chest of living."





COMMERCIAL





Asia's Biggest Bus Terminal @ Kilambakkam

- The proposed terminus will be built at a cost of ₹ 3,940 million.
- The design and engineering consultant is C.R. Narayana Rao (Consultants) Private Limited for this project.
- The bus terminus was inaugurated by Chief Minister M K Stalin on 30 December 2023.
- The size of the land earmarked for the project is 88.52 acres.

The total built-up area is 640,000 square feet with 215 bus bays, including 130 bays for government buses and 85 bays for omni buses, besides 3.99 acre area of parking spaces for 300 spare buses, 1.99 acre area for 324 cars and 2,769 two wheeler at any given time.

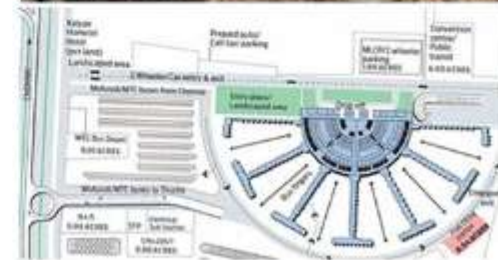


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Ongoing Projects

MK Stalin inaugurates bus terminus in Tamil Nadu's Kilambakkam

- The terminal, named 'Kalaingar Centenary Bus Terminal', was built at a cost of Rs 393.74 crore and is spread across 88.52 acres in Chengalpattu district.
- A new bus terminal was inaugurated by Tamil Nadu Chief Minister MK Stalin at Kilambakkam on Saturday.
- The swanky bus terminal has a capacity of operating over 2,310 buses.
- The terminal, named 'Kalaingar Centenary Bus Terminus', was built at a cost of Rs 393.74 crore and is spread across 88.52 acres in Chengalpattu district.





Ongoing Projects

- Chennai Metro Rail Ltd (CMRL) officials are yet to finalise the height of the elevated line on the route.
- The projects that would go on level one and level two.
- The metro rail extension will pass through several southern suburbs, including pallavaram, Chromepet, Tambaram, Irumbuliur, Peerankaranai, Perungalathur, Vandalur and Kilambakkam.
- The Extension work is estimated to cost Rs.4,080 Crore.
- There are many challenges in building the double-deck corridor, said officials
- It will have to be built above three grade separators, one flyover and three foot-overbridges that are there within the stretch.
- While passing over these structures, the metro and highway corridors will move higher up to level two and three.

Proposed Metro Rail Extension from Airport - New Bus Terminal (Kilambakkam) - 20 Crore project





Ongoing Projects

3rd Line Railway Track from Tambaram – Chengalpattu

The 3rd Broad Gauge line project between Tambaram to Chengalpattu (30 Km) in the Chennai Suburban Network – Cost of the project Rs.598 Crore

This new additional line in the arterial Chennai Suburban network will pave the way for introducing additional EMU train services in the section, besides improving the punctuality of Mail / Express trains and significantly reduce the travel time for Chennai suburban commuters.



Subsequent to the expansion of Chennai Metropolitan Area from 1,189 sqkm to 5,904 sqkm, the Chennai Metropolitan

Development Authority (CMDA) is in the process of preparing a proposal to notify potential growth centres Kancheepuram, Minjur, Tiruvallur, Thirumazhisai and Chengalpet as New Town development areas.

The same will be examined by the government. The CMDA is also in the process of preparing sector-specific strategic plans for the satellite towns to develop them.





Ongoing Projects

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Ongoing Projects

- The new Avadi-Sriperumbudur-Guduvanchery Railway line with scope to connect the northwestern suburbs with southern suburbs.
- The two sites identified for the new airport are less than 45 minutes away by road from Sriperumbudur.
- The Avadi-Sriperumbudur-Guduvanchery with a spur from Sriperumbudur to Irungattukottai costing Rs 839 crore was first included in the railway budget in 2013-14.
- Railways has spent Rs 48 crore for surveys and preliminary work and the project received Rs 1 crore in 2020 - 21.



Proposed Railway Line From Guduvanchery To Sriperumbudur



Ongoing Projects

TN to build sixth satellite town near Mamallapuram

- The commission has recommended a performance-based challenge for the incubation of new cities across the country to establish or develop a greenfield town based on a specific theme which would transform the local economic dynamics.
- Under this, Rs 8,000 crore has been earmarked for a performance-based challenge fund for the incubation of eight cities.
- Meanwhile, CMDA is embarking on an effort to create a new growth cluster through land pooling in Madambakkam, spanning 600 acres.
- The land will be pooled with the consent of land owners and classified based on their usage to promote planned development while ensuring the benefits of development are shared with land owners.
- The majority of the landowners have agreed to participate in this project and the works will be completed shortly.



PRESS ARTICLES

The Chennai Metropolitan Area (CMA) will now extend till Chengalpattu in the south & Ranipet districts in the west.

GoTN issues GO to add 1,221 villages under the CMA. Chennai has now expanded nearly 5 times officially from 1,189 sqkm to 5,904sqkm.

Kancheepuram, Chengalpet, Tiruvallur are future growth centres.

Besides achieving decongestion of the main city, the development of new towns provides avenues and opportunities for jobs and services, while also creating a regional sustainable economy of its own.

In a recent development, the state government has notified the villages in Kancheepuram, Tiruvallur and Minjur for its proposed development into new towns, as part of Chennai Metropolitan area.

This notification follows the decision of the Chennai Metropolitan Development Authority (CMDA) for the expansion of Chennai city from 1,189 sq km to 5,904 sq.km.

This expansion will include as many as 1,225 new villages — in surrounding growth centres of Kancheepuram, Minjur, Tiruvallur, Thirumazhisai and Chengalpet — to develop as new town areas, for decongestion of Chennai.

Residents of the villages, local bodies and institutions have been asked to submit objections or suggestions in writing, two months from the date of notification of the area.

Chennai expands five fold, officially

Metropolitan Area Grows From 1,189Sqkm To 5,904Sqkm

Vivek Narayanan
@timesgroup.com

Chennai: It is official. Chennai has expanded nearly five times from 1,189sqkm to 5,904sqkm. The state government on Friday issued the order to add 1,221 villages in Kancheepuram, Tiruvallur, Chengalpet and Ranipet districts under the Chennai Metropolitan Area (CMA).

The CMA will now extend till Chengalpet in the south

TILL CHENGALPET IN SOUTH AND RANIPET IN WEST

Tamil Nadu government has issued the order to add 1,221 villages in Kancheepuram, Tiruvallur, Chengalpet and Ranipet districts in the Chennai Metropolitan Area.

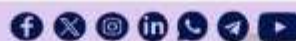


and Ranipet districts in the west. The move is aimed at ensuring planned growth and development of the city and its suburbs by creating satellite towns, better integrated commuting options and an overall improvement in quality of life.

► **Balanced development, P 12**



Why Tamil Nadu's Idea To Develop Satellite Towns In Proximity To Big Metros Is A Good Policy Action



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PRESS ARTICLES

Chennai: The newly inaugurated Kilambakkam bus terminus will soon have a separate police station, to be built at a cost of ₹6.6 crore. The station, which will be under Tambaram police commissionerate, will have 80 police personnel, including two inspectors, five sub-inspectors and 63 police head constables and grade I and II police constables. A patrol unit will also be a part of the police station with nine vehicles.

They will have rooms for law and order, crime and traffic inspectors, CCTV rooms, armoury room, control room to monitor the movement of passengers and buses leaving the bus terminus and any untoward incidents.



CMDA to build police station at Kilambakkam

Having a separate police station at the terminus will enable passengers to lodge complaints in case of any incidents.

Tambaram commissionerate is currently functioning with 13 police stations carved out of Greater Chennai city, two stations from Kancheepuram and five from Chengalpet district. Kilambakkam will be the commissionerate's 21st police station.





PRESS ARTICLES

Chennai: To enhance pedestrian safety on Grand Southern Trunk (GST) Road, National Highways Authority of India plans to construct seven new foot overbridges (FOBs) equipped with lifts between Tambaram and Chengalpet in the next six months.

The selected locations for these FOBs include Valliammai Engineering College, Estancia Tech Park and Singaperumalkoil railway station, all characterized by high pedestrian traffic.

The project is estimated to cost ₹16.3 crore.

The decision stems from notable increase in average vehicle speed on the eight-lane stretch of GST Road. This has resulted in frequent accidents. Official data indicates the 33-km stretch accounts for about 60 pedestrian deaths in road crashes every year.

In a pilot initiative last year, NHAI constructed two pedestrian bridges near SRM College at Potheri and at Maraimalai Nagar. This led to a substantial reduction in accident figures. Encouraged by the success, NHAI decided to extend the project to seven more locations, benefiting more than 40,000 pedestrians daily. All seven FOBs will feature lifts that can accommodate up to 16 people at a time. This will enhance accessibility especially for the elderly and the differently abled, said NHAI officials.


7 New Pedestrian Bridges on GST Rd



PRESS ARTICLES

Good News for Chennaiites, New Elevated Road Coming up Between Tambaram and Chengalpattu To Ease GST Road

The six-lane elevated road will start at Perungalathur and end beyond Paranur Toll Plaza.

 TN City Desk | Updated Jun 23, 2023, 01:09 PM IST



Chennai: The Grand Southern Trunk Road, popularly called the GST Road witnesses heavy traffic load often leading to severe congestion. In order to smooth the traffic flow, the National Highways Authority of India (NHAI) is building a six-lane elevated corridor between Tambaram and Chengalpattu.



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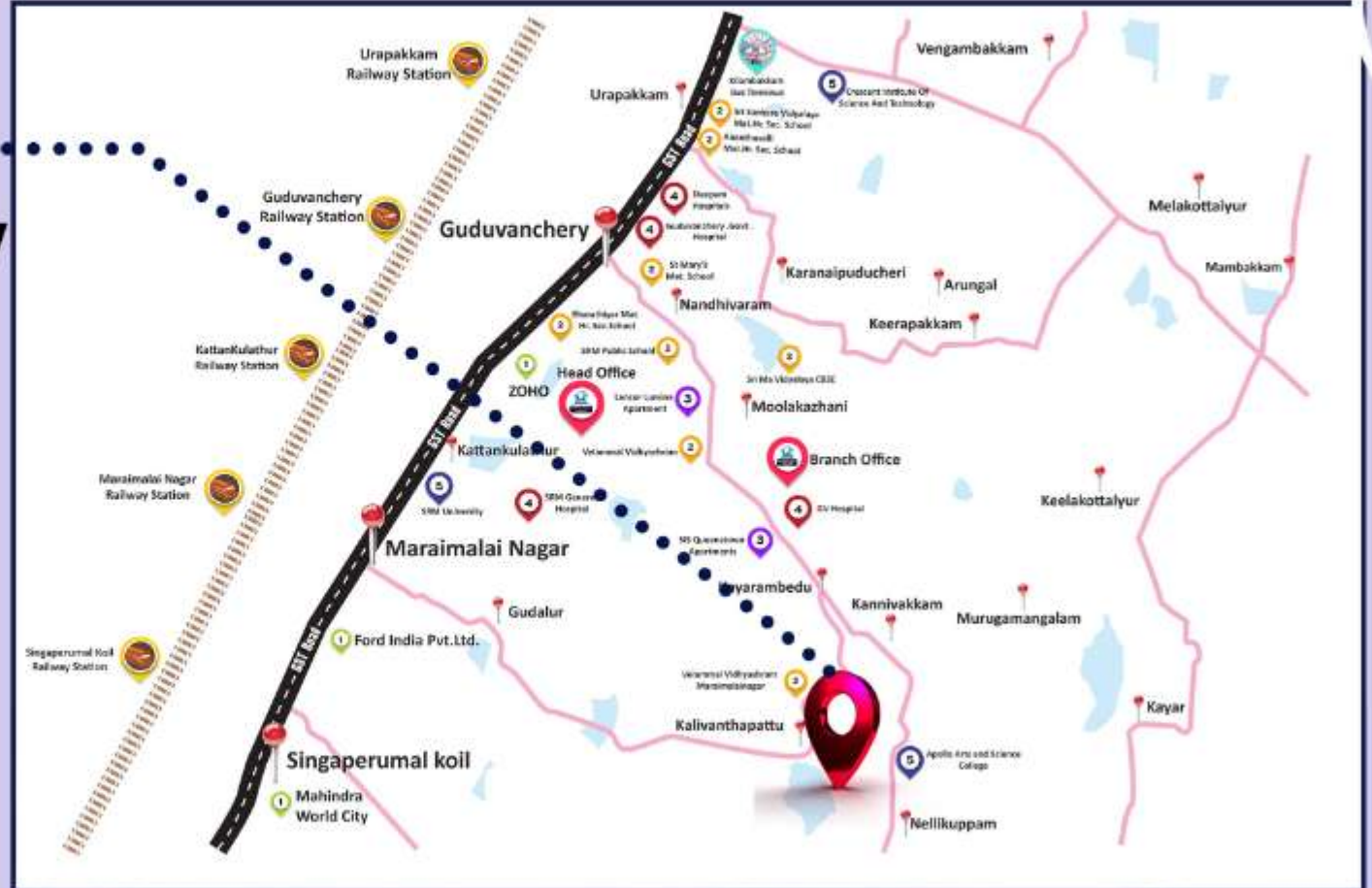
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