



Certificate No. 4914

THANE MUNICIPAL CORPORATION, THANE

(Registration No. 3 & 24)

SANCTION OF DEVELOPMENT

PERMISSION/ COMMENCEMENT CERTIFICATE

इमारत क्र.१: तळ/स्टिल्ट + १ ते २१ मजले +२२ वा मजला (Recreational Floor)

V. P. No. S06/0320/19

TMC / TDD /4011/22

Date: 30/03/2022

To, Shri / Sm& फोल्डस आर्किटेक्ट्स अँड कन्सल्टंट्स (Architect)

Shri

(Owners)

श्री. सखाराम नामदेव ठाकुर व इतर (मालक), मे. एस सिग्नेचर होम्स एल.एल.पी. तर्फे श्री. मनिष देवीया (विकासक/कुलमुखत्यारपत्रधारक)

With reference to your application No10335 dated 10/01/2022 for development permission / grant of Commencement certificate under section 45 & 69 of the the Maharashtra Regional and Town Planning Act, 1966 to carry out developement work and or to erect building No. वरीलप्रमाणे in village मोघरपाडा व मौजे वडवली, ठाणे Sector No6 Situated at Road / Street S. No. / C.S.T. No. / F. P. No. खालीलप्रमाणे

The development permission / the commencement certificate is granted subject to the following conditions.

- 1) The land vacated in consequence of the enforcement of the set back line shall form Part of the public street.
- 2) No new building or part thereof shall be occupied or allowed to be occupied or permitted to be used by any person until occupancy permission has been granted.
- 3) The development permission / Commencement Certificate shall remain valid for a period of one year Commenceing from the date of its issue.
- 4) This permission does not entitle you to develop the land which does not vest in you.

मौजे मोघरपाडा, ठाणे येथील नवीन स.नं.५३/६(पै.) व मौजे वडवली, ठाणे येथील स.नं.७०/६

5. This permission is being issued as per the provisions of sanctioned Development Plan and Development Control Regulations. Any other statutory permission, as required from State and Central Govt. Departments/ undertakings shall be taken by the applicant. If any irregularity is found at later date, the permission shall stand cancelled.
6. Authority will not supply water for construction.
7. Information Board to be displayed at site till Occupation Certificate.
8. If in the development Permission reserved land/ amenity space/ road widening land is to be handed over to the authority in the lieu of incentive FSI, if any, then necessary registered transfer deed shall be executed in the name of authority before issue of Commencement Certificate & Separate 7/12 extract/P.R.Card for area shall be submitted within 6 month from C.C.

WARNING : PLEASE NOTE THAT THE DEVELOPMENT IN CONTRAVENTION OF THE APPROVED PLANS AMOUNTS TO COGNASIBLE OFFENCE PUNISHABLE UNDER THE MAHARASHTRA REGIONAL AND TOWN PLANNING ACT. 1966

Yours faithfully,

Office No. _____

Office Stamp _____

Date _____

Issued _____

Municipal Corporation of
the city of, Thane.

P.T.O

9. All the provision mentioned in UDCPR, as may be applicable, shall be binding on the owner/developer.
10. Provision for recycling of Gray water, where ever applicable shall be completed of the project before the completion of the building and documents to that if at shall be submitted along with the application form of occupancy.
11. Areas/cities where storm water drainage system exists or designed, design and drawings from Service consultant for storm water drainage should be submitted to the concerned department of the authority before Commencement of the work and completion certificate of the consultant & TMC dept. in this regard shall be submitted along with the application for occupancy certificate.
12. Lift Certificate from PWD should be submitted before Occupation Certificate, if applicable.
13. Permission for cutting tree, if necessary, shall be obtained from the tree authority. Also the certificate / letter for plantation of trees on the land, if required under the provision of tree act, shall be submitted before occupation certificate.
14. If the proposed structure is in influence of Hazard Line, necessary adaptive and mitigation measures must be taken while planning & designing the structure.


ii. Additional Conditions :-

१. सादर लगतच्या विषयांकीत प्रस्तावामधुन ३५.००चौ.मी. क्षेत्र लगतचा वि.प्र.क्र.०६/०३१६/१८ मध्ये Give & Take करणेच्या अनुषंगाने भुखंडाकरीता तालुका निरीक्षक भुमी अभिलेख यांचेकडील पैकी पैकी चा मोजणी केलेला हद्द कायम मोजणी नकाशा सादर करणे आवश्यक. जोत्याची सूचनापत्र (Intimation Letter) देणेपूर्वी सादर करणे आवश्यक.

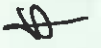
सावधान

"भंडार नकाशानुसार बांधकाम न करणे तसेच विकास नियंत्रण नियमावलीनुसार आवश्यक त्या परवानग्या न घेता बांधकाम बापर करणे, महाराष्ट्र प्रादेशिक व नगर रचना अधिनियमाचे कलम ५२ अनुसार दखलपत्र गुन्हा आहे. त्यासाठी जास्तीत जास्त ३ वर्षे कैद व रु. १०००/- बंद होऊ शकतो"

Yours faithfully,



कार्यकारी अभियंता

 Town Development Department
Municipal Corporation of
The City of Thane.

