

दस्तावेज नं. ३
 दिनांक ०८/०५/२००४
 ००१५८

शहर व औद्योगिक विकास महामंडळ (महाराष्ट्र) मर्यादित

अबिका कमर्शियल कॉम्प्लेक्स, दुसरा मजला, वसई (पूर्व), जि. ठाणे ४०१ २१०
 दूरध्वनी : (कोड - ९५२५०) - २३९०४८६ / २३९०४८७ फॅक्स : (कोड - ९५२५०) २३९०४६६

संदर्भ क्र.: CIDCO/VVSR/AM/BP-1382/E/665

दिनांक: ०२/०५/२००४

To,
 Shri V. N. Vartak & others through
 P.A. Holder Shri V.N. Vartak &
 Shri H.G. Vartak
 Near Ram Mandir,
 Vartak Ward, Virar (W)
 Taluka Vasai
 DIST: THANE

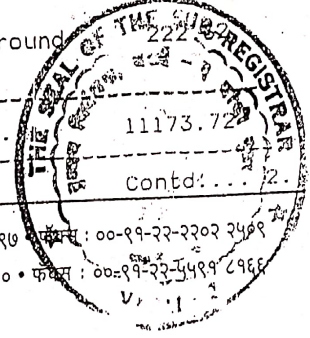
Sub: Amended Plan approval for Residential Buildings & Residential with Shopping Buildings on land bearing S.No. 97A, H.No.1B & S.No.98, H.No.2C, Village Virar, Tal. Vasai, Dist. Thane.

Ref: 1) Commencement Certificate No. CIDCO/VVSR/CC/BP-1382/E/7B to 83 dated 10/04/2003.
 2) Your architect's letter dated 25/05/2004

Sir / Madam,

With reference to your architect's letter referred above, please find enclosed herewith approved amended plans for the proposed Residential Buildings & Residential with Shopping Buildings on land bearing S.No.97A, H.No.1B & S.No.98, H.No.2C, Village Virar, Taluka Vasai, Dist. Thane as per following details:-

Sr. No.	PREDOMINANT USE	BLDG. NO./TYPE	WING	NO. OF FLOORS	B.U.A. (in sq.mt)
1.	Residential	A	A & B	Gr.+ 7	2723.80
2.	Row House	D1	-	Gr.+ 1	177.79
3.	Row House	D2	-	Gr.+ 1	182.24
4.	Residential/Commercial	B	A	Gr.+ 7	2099.78
			B & C	Gr.+ 4/pt	1645.41
5.	Residential/Commercial	B1	A & B	Gr.+ 4	1366.60
6.	Residential/Commercial	C	A & B	Gr.+ 2/pt	769.36
7.	Residential/Commercial	E1	A & B	Gr.+ 3	1986.42
8.	Residential/Commercial	E2	-	Ground	
Total					11173.72



नोंदणीकृत कार्यालय : 'निर्मल', दुसरा मजला, नरीमन पॉइंट, मुंबई - ४०० २२०२ • दूरध्वनी : २२०२ ९९९७ • फॅक्स : ००-९९-२२-२२०२ २५७९
 मुख्य कार्यालय : सिडको भवन, सी.बी.डी.-वैलापूर, मुंबई - ४०० २९०० • दूरध्वनी : ५५९९ ८९०० • फॅक्स : ००-९९-२२-५५९९ ८९६६



वसई-२
 ५६२८/२००५
 २३१२/१

वसा नं. ३८११ / २००३
३०/०८

फाईलिंग

शहर व औद्योगिक विकास महामंडळ (महाराष्ट्र) मर्यादित

अंबिका कमर्शियल कॉम्प्लेक्स, दूसरा मजला, वसाई (पूर्वी), जि. ठाणे ४०१ २१०
दूरध्वनी : (कोड - ९५२५०) - २३९०४८६ / २३९०४८७ फॅक्स : (कोड - ९५२५०) २३९०४६६

संदर्भ क्र.:

दिनांक :

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The amended plan duly approved herewith supersedes all the earlier approved plans. The conditions of Commencement Certificate granted vide this office letter No. CIDCO/VVSR/BP-1382/E/77, dated 10/04/2003 stands applicable to this approval of amended plans alongwith the following conditions.

- 1) The Occupancy Certificate for the buildings will be issued only after provision of potable water is made available to each occupant.
- 2) Notwithstanding anything contained in the commencement certificate condition it shall be lawful to the planning authority to direct the removal or alteration of any structures erected or use contrary to the provisions of this grant within the specific time.
- 3) You are required to provide a solid waste disposal unit at a location accessible to the Municipal sweepers, to store/dump solid waste in 2 compartments of 0.67 CUM. & 1.33 CUM. capacity for every 50 tenements or part thereof for non-bio degradable & bio-degradable waste respectively.

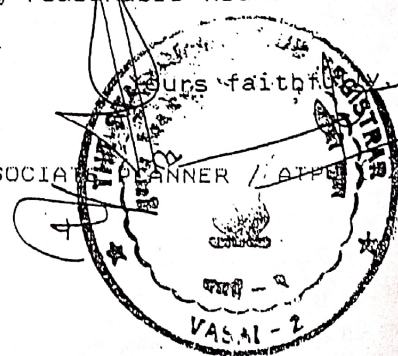
The Special Planning Authority reserves the right to enter the premises for inspection of maintenance of infrastructure facilities during reasonable hours of the day and with prior notice.



c.c. to : -

M/s. Mistry Associates, Architects
Ganesh Prasad, Jivdani Road
Virar (E), Taluka Vasai,
DIST : THANE.

ASSOCIATED PLANNER / ARCHITECT



वसाई - २

५६२८ / २००५

नोंदणीकृत कार्यालय : 'निर्मल', दुसरा मजला, नरीमन पॉईंट, मुंबई - ४०० ०२१. दूरध्वनी : २२०२ ९९९७ • फॅक्स : २२०२ ९९९८
मुख्य कार्यालय : सिडको भवन, सी.बी.डी.-बेलापूर, नवी मुंबई - ४०० ६९४. दूरध्वनी : ५५९९ ०९०० • फॅक्स : ००-९९-२२-५५९९ ९६६

दस्तावेज क्र. २
दिनांक: ३६/१२/२०२२
३२/१२

CIDCO

CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED
 Ambika Commercial Complex, Second Floor, Vasai (East), Dist. Thane - 401 210.
 Phones : (Code - 95250) 2390487 • Fax : (Code : 95250) 2390466

Ref. No. CIDCO/VVSR/POC/BP-1382/E/ 568

Date: 22/08/2006

To,
 Shri V.N. Vartak & others through
 P.A. Holder Shri V.N. Vartak &
 Shri H.G. Vartak
 Near Ram Mandir, Vartak Ward
 Virar (W), Taluka Vasai
 DIST: THANE.

Sub: Grant of Part Occupancy Certificate for Wing 'B' & 'C' (Gr. + 4/pt) of Residential with Shopline Building, Type-B (Excluding Shopline) on land bearing S.No.97A, H.No.1B & S.No.98, H.No.2C of Village Virar, Tal. Vasai, Dist.Thane.

- Ref: 1) Commencement certificate No.CIDCO/VVSR/CC/BP-1382/E/78 to 83 dated 10/04/2003.
 2) Amended plan approved vide letters dated 02/06/2004, 29/11/2004 & 03/03/2005.
 3) N. A. order No. REV/D-1/T-9/NAR/SR-93/2002, dated 25/02/2003 from the Collector, Thane.
 4) Receipt from Virar Municipal Council vide Receipt No.28621 dtd.16/01/2006 for potable water supply.
 5) Part occupancy certificate No.CIDCO/VVSR/POC/BP-1382/E/121 dated 28/03/2005
 6) Development completion certificate dtd.19/10/2005 from the Architect.
 7) Structural Stability certificate from your Structural Engineer vide letters dated 10/10/2005 & 06/07/2006.
 8) Plumbing certificate dated 19/10/2005.
 9) Your architect's letters dated 03/10/2005 & 11/07/2006

Sir/ Madam,

Please find enclosed herewith the necessary Occupancy Certificate for Wing 'B' & 'C' (Gr.+ 4/pt) of Residential with Shopline Building, Type-B (Excluding Shopline) on land bearing S.No.97A, H.No.1B & S.No.98, H.No.2C of Village Virar, Tal. Vasai, Dist. Thane, alongwith as built drawings.

Contd.... 2.

REGD. OFFICE : 'Nirmal', 2nd Floor, Nariman Point, Mumbai - 400 021. Phone : 022-2202 2500 • Fax : 00-01-22-2202 2509
 HEAD OFFICE : CIDCO Bhavan, CIDCO, Relapur, Navi Mumbai 406 002. Phone : 022-2755 1100 • Fax : 00-01-22-6001 8100



दस्तावेज क्र. 3492 / 2022
3E/172

CIDCO

CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED
Ambika Commercial Complex, Second Floor, Vasai (East), Dist. Thane - 401 210,
Phones : (Code - 95250) 2390487 • Fax : (Code : 95250) 2390466

Ref. No. CIDCO/VVSR/POC/BP-1382/E/ 568

Date: 22/08/2006

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You are required to submit revised DILR map showing the roads, R.G. amenity plot, D.P. road reservation, buildings as constructed at site and you will also have to submit necessary mutations in 7/12 extracts showing these components before approaching for the provisional O.C.C./ O.C.C. of the last building.

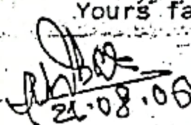
You shall implement rain water harvesting scheme at site and inform for verification of the same before applying for next occupancy certificate.

You shall obtain approval for the building in the CFC plot before applying for any further plinth completion certificate or occupancy certificate.

Yours faithfully,

Encl.: a.a.

c.c. to:-


22-08-06
EXECUTIVE ENGINEER (BP & VV)

- 1) M/s. Mistry Associates, Architects
Ganesh Prasad, Jivdani Road
Virar (E), Taluka Vasai
DIST : THANE.
- 2) The Chief Officer
Virar Municipal Council, Virar.



REGD. OFFICE : 'Nirmaf', 2nd Floor, Nariman Point, Mumbai - 400 021. Phone : 5650 0900 • Fax : 00-91-22-2202 2509
HEAD OFFICE : CIDCO, 2nd Floor, Nariman Point, Mumbai - 400 021. Phone : 5591 8100 • Fax : 00-91-22-5591 8168
ID OFFICE : CIDCO Bhavan, CBD-Belapur, Navi Mumbai 400 614. Phone : 5591 8100 • Fax : 00-91-22-5591 8168

क्र. ३२
३२१२ / १०११
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CIDCO

CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED
 Ambika Commercial Complex, Second Floor, Vasai (East), Dist. Thane - 401 210.

Phones : (Code - 95250) 2390487 • Fax : (Code : 95250) 2390466

Ref. No.

CIDCO/VVSR/PDC/BP-1382/E/568

Date: 22/08/2006

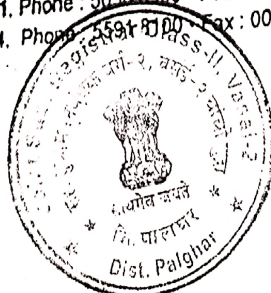
PART OCCUPANCY CERTIFICATE

I hereby certify that the development for Wing 'B' & 'C' (Gr.+ 4/pt) of Residential with Shopline Building, Type-B (Excluding Shopline) with built up area 1356.88 Sq.m., on land bearing S.No.97A, H.No.1B & S.No.98, H.No.2C of Village Virar, Tal. Vasai, Dist. Thane, completed under the supervision of M/s. Mistry Associates, Architects (License/Registration No.CA/77/3745) and has been inspected on 26/06/2006 and I declare the development has been carried out in accordance with regulations and the conditions stipulated in the Commencement Certificate No.CIDCO/VVSR/CC/BP-1382/E/78 to B3 dated 10/04/2003 and Amended plan approved vide letters dated 02/06/2004, 29/11/2004 & 03/03/2005 issued by the CIDCO and permitted to be occupied subject to the following conditions:

1. No physical possession to the residents shall be handed over by the applicant developers/owner unless power supply and potable water is made available in the flat and also mosquito proof treatment certificate is obtained from the concerned Municipal Council.
2. You will have to provide necessary infrastructural facilities on site and also the improvement/repairs to them will have to be done at your own cost and risk to the standards that may be specified by the Planning Authority any time in future. These infrastructure are mainly the drainage arrangement for storm water disposal by putting pump rooms etc., electric arrangements and improvement, shifting of poles to suitable locations, collection of solid waste, arrangement for conveyance and disposal of sullage and sewage without creating any insanitary conditions in the surrounding area, channelisation of water courses and culverts, if any.

Contd..... 2.

REGD. OFFICE : 'Nirmal', 2nd Floor, Nariman Point, Mumbai - 400 021. Phone : 5650 0900 • Fax : 00-91-22-2202 2509
 HEAD OFFICE : CIDCO Bhavan, CBD-Belapur, Navi Mumbai 400 614. Phone : 5591 8100 • Fax : 00-91-22-5591 8166

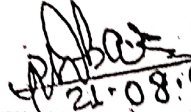


Ref No. CIDCO/VVBR/POC/SP-1582/E/56R

Date: 22/08/2006

3. Notwithstanding anything contained in the occupancy certificate conditions it shall be lawful for the Planning Authority to direct the removal or alteration of any building or structure erected or use contrary to the provision of this sanction. Planning Authority may cause the same to be carried out and recover the cost of carrying out the same from grantee/successors and every person deriving titles through or under them.
4. You are suggested to provide a solid waste disposal unit at a location accessible to the Municipal sweepers, to store/dump solid waste in 2 compartments of 0.67 CUM. & 1.33 CUM. capacity for every 50 tenements or part thereof for non-bio degradable & bio-degradable waste respectively.
5. The Special Planning Authority reserves the right to enter the premises for inspection of maintenance of infrastructure facilities during reasonable hours of the day and with prior notice.
6. This certificate of occupancy is issued only in respect of 31 Flats contained in Wing 'B' & 'C' (Gr.+ 4/pt) of Residential with Shopline Building, Type-b, (Excluding Shopline) only.
7. Also you shall submit a cloth mounted copy of the As-built drawings, without which the security deposit will not be refunded.

One set of as built drawing duly certified is returned herewith for your record.


21-08-06
EXECUTIVE ENGINEER (BP & VV)

REGD. OFFICE : 'Nirmal', 2nd Floor, Nariman Point, Mumbai - 400 021. Phone : 5650 0900 - Fax : 00-91-22-2202 2509
HEAD OFFICE : CIDCO Bhavan, CBD-Belapur, Navi Mumbai 400 614. Phone : 5591 8100 - Fax : 00-91-22-5591 8166

