

**MUNICIPAL CORPORATION OF GREATER MUMBAI**

CHE / 140 / BP (Spl. Cell) / AFN / 337

20 MAY 2017

Office of the  
Dy.Ch.Eng.(B.P.) Special cell  
Gr.Fir, Municipal Training Centre,  
RahejaVihar Complex,  
Chandivali Farm Road,  
Andheri (East), Mumbai 400 072

To,  
**The Executive Engineer**  
Housing City Division,  
M.H. & A.D. Board, 2<sup>nd</sup> floor,  
Griha Nirman Bhavan,  
Kalanagar, Bandra (E),  
Mumbai - 400 051.

**Sub** - Proposed development of Bldg. No. 3 on land bearing C.S. No. 2/292, 378, 379, 380, 381 & 419 of Matunga Division, Antop Hill, F-North Ward Mumbai for M.H.&A.D. Board

**Ref**-Your letter No. E.E.City Divn./Antop Hill/Wadala/MB/666/2017  
dt. 24.02017.

Sir,

With reference to the above, I have to inform you that the plans submitted by you for the construction of subject mentioned building are approved, subject to compliance of the following conditions:

**A) CONDITIONS TO BE COMPLIED WITH BEFORE STARTING THE WORK:**

- 1) That the low lying plot will be filled up to a reduced level of at least 27.55 M Town Hall Datum or 0.15 m above adjoining road level whichever is higher with murum, earth, boulders etc and will be levelled, rolled, consolidated and sloped towards road side.
- 2) That the Board shall be displayed showing details of proposed work, CTS no, village, name of owner, developer, architect, R.C.C. consultant etc.
- 3) That the compound wall is be constructed on all sides of the plot clear of road widening line before starting the work as per D.C. Regulation No 38(27).
- 4) That the existing structure proposed for demolition shall be demolished or phase programme, if necessary, shall be submitted and got approved.
- 5) That the adequate & decent temporary sanitary accommodation shall be provided for construction workers before starting the work.
- 6) That the precautionary measures to avoid dust nuisance such as erection of G.I. sheet,screens at plot boundaries up to reasonable height shall be provided before demolition of existing structures at site.

- 7) That the NOC from MOEF shall be obtained before carried out construction of construction over more than 20,000 sq.mt. within the layout.
- 8) That the Revised NOC from CFO shall be obtained & requisitions there of shall be complied with at appropriate stages.
- 9) That the qualified/Registered Site supervisor through Architect/ Structural Engineer will be appointed before applying for C.C.
- 10) That the qualified & Lisc. RCC structural Engineer will be appointed.
- 11) That the qualified & Lisc. Plumber will be appointed for carrying out internal house Drainage works.
- 12) That a doctor for regular check-up of labourers working on site shall be appointed.
- 13) That private pest control agency shall be appointed for pest control during course of construction.
- 14) That the anti-termite treatment shall be provided at site during the execution of work and conditions of circular u/no. AMC/WS/H/9346 dt. 29.3.2010 shall be complied with.
- 15) That the work shall be commenced only after the necessary treatment at construction site to prevent epidemics like Dengue, Malaria etc. is done from Insecticide Officer and provision for inspection of water tanks by providing safe and stable ladder, etc. and requirements as communicated by the Insecticide Officer shall be made as and when required by Insecticide Officer.
- 16) That the proposal shall not contravene the section 251 (A) (A) of the Mumbai Municipal Corporation Act.
- 17) That the work shall be carried out under supervision and guidance of a Registered/Qualified supervisor and his name and qualification shall be intimated to this office before starting the work.
- 18) That the soil investigation of site shall be got carried out from the empanelled soil investigation consultant and accordingly the structural design of foundation and superstructure shall be carried out.
- 19) That the structural design and calculations for the proposed building considering seismic and wind forces as per relevant I.S. Code Nos. 1893 and 4326 etc. shall be got carried out and accordingly, the structural work shall be carried out under supervision of Structural Engineer.
- 20) No main beam in a R.C.C. framed structure shall be less than 230 mm wide. The size of the columns shall also be governed as per the applicable I.S. codes.
- 21) All the cantilevers (Projections) shall be designed for five times the load as per IS Code 1993-2002 including the columns projecting beyond the terrace and carrying the overhead water storage tank, etc.
- 22) In R.C.C. framed structures, the external walls shall be 230 mm, if in brick masonry or 150 mm. autoclaved cellular concrete block excluding plaster thickness as circulated under No. CE/PD/11945/1 of 2.2.2006.
- 23) That the slab of the underground tank, slab to cover existing well, if any, along driveway shall be designed to bear the required vehicular load and the stability certificate to that effect shall be submitted.

- 40) That the requisitions of clause 45 & 46 of DCR 91 shall be complied with and records of quality of work, verification report, etc. shall be maintained on site till completion of the entire work.
- 41) That the work shall be carried out between sunrise and sunset and the provision of notification issued by Ministry of Environment and Forest department dated 14.2.2000 and Rules framed for noise pollution (Regulation & Control) Rules 2000 shall be duly observed.
- 42) That the work will be carried out strictly as per approved plan and in conformity with the D.C. Regulations in force.
- 43) That the construction activity for work of necessary piling, if any, shall be carried out by employing modern techniques such as rotary drilling, micro piling etc. instead of conventional jack and hammer to avoid nuisance damage to adjoining buildings.
- 44) That adequate care in planning, designing and carrying out construction will be taken in the proposed building to provide for the consequence of settlement of the foundation and plinth filling etc.
- 45) That proper care shall be taken to ensure that the stability of the adjoining structure in the plot is not disturbed due the execution of work.
- 46) That the debris shall not be stacked on Municipal roads and necessary clearance from Ward regarding debris removal charges must be obtained before submitting the Building Completion Certificate.
- 47) That the requisite payments toward MCGM shall be made.
- 48) That all payment of duties & taxes as per regulation by central/state government and/or local authority including labour welfare cess shall be made as per rules & regulations.

**B) CONDITIONS TO BE COMPLIED WITH BEFORE WORK BEYOND**

**PLINTH:**

- 1) That this office shall be intimated in prescribed proforma for checking the opens spaces and building dimensions as soon as the work up to plinth is completed.
- 2) That the plinth stability certificate from Structural Eng. shall be submitted.

**C) CONDITIONS TO BE COMPLIED WITH BEFORE O.C.:**

- 1) That to submit P.R. Card for entire layout in words & figures before requesting occupation permission to any building which will be completed hence after within the layout.
- 2) That the surrounding open space, parking space shall be properly consolidated, paved with concrete, asphalt, sloped and drained.
- 3) That the carriage entrance across road side drain shall be provided before submitted B.C.C.
- 4) That the pockets, trenches, ducts as per requirement of M.T.N.L. shall be provided.

20 MAY 2017

- 24) That Regd. U/T for minimum Nuisance during construction activity shall be submitted.
- 25) That the Indemnity Bond, indemnifying the Corporation for damages, risks, accidents, to the occupiers and an Undertaking regarding no nuisance will be submitted.
- 26) That the work shall be carried out entirely at your risk & cost M.C.G.M. stands indemnified against risks, damages, accident etc. to occupiers.
- 27) That the bore well, if any, shall be constructed in consultation with H.E./PCO
- 28) That the requirement of bye law 4(C) shall be complied with before starting the drainage work and in case Municipal sewer shall be laid, the drainage work shall be carried out as per the requirement of Executive Engineer (Sewerage Project); Planning & completion certificate for the same shall be submitted.
- 29) That the remarks from Suptd. Of Garden shall be submitted before commencement of work.
- 30) That the debris management plan as per Circular No. AMC/City/1450/SWM of 14/11/2005 shall be obtained from S.W.M. Department and NOC to that effect shall be submitted.
- 31) That the capacity of overhead tank shall be provided as per 'P' form issued by department of Hydraulic Engineer and structural design to that effect shall be done.
- 32) That the necessary remarks for construction of S.W.D. shall be submitted from E.E. (S.W.D.) City.
- 33) That the revised NOC from E. E. (T & C) for manoeuvring of vehicles in stilt and stack and parking area shall be obtained and requisitions thereof shall be complied.
- 34) That No Dues Clearance Certificate from A.E.W.W. F/N Ward shall be submitted.
- 35) That No Dues Clearance Certificate from A. A. & C. F/N Ward shall be submitted.
- 36) That the demarcation for plot boundary from D.I.L.R. / CTSO office shall be submitted.
- 37) That the Janata Insurance policy or policy to cover the compensation claims arising out of Workmen's Compensation Act, 1923 will be taken and a copy of the same will be submitted before asking C.C. and renewed during the construction of work and owner / developer should submit revalidated Janata Insurance Policy from time to time.
- 38) That the N.O.C from Electric Supply Company for making available the electric supply shall be obtained and the provision for Electric Substation as per provisions of reg. 26 of DCR-1991 shall be made as per the requirement of electric supply company before starting the work.
- 39) The date of commencement of the work shall be intimated before starting the work.

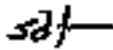
- 5) That the footpaths, roads etc. damaged during construction shall be kept repaired and in usable conditions and reinstated in as and when instructed by M.C.G.M. and before completion of work.
- 6) That 3.048 mt. (10'0") wide paved pathway up to staircase shall be provided.
- 7) That some of the drains will be laid internally with C.I. Pipes.
- 8) That the dust-bin will be provided as per C.E.'s circular No. CE/9297/11 of 26-6-1978
- 9) That the Vermiculture Bin for the disposal of wet waste as per the design and specification of organization of Company's specialized in this field as per the list sanctioned by Solid Waste Management of M.C.G.M. shall be provided
- 10) That the provision of rain water harvesting as per the design approved by the approved Consultant in the field shall be made to the satisfaction of Mumbai Commissioner.
- 11) That the Building Completion Certificate in prescribed format as per DCR-6 shall be submitted.
- 12) That the requisite sets of plans one of which mounted on canvas shall be submitted at the time of intimating the date of completion.
- 13) That the structural stability certificate from the Registered Engineer for completed works shall be submitted to this office before asking for Occupation Permission / B.C.C.
- 14) That the smoke test and ponding test for the terrace & toilet water proofing shall be carried out and certificate from L.P. to that effect shall be submitted.
- 15) That RCC Structural drawing mounted on canvas shall be submitted.
- 16) That Site Supervisor certificate for quality of work and completion of the work shall be submitted in prescribed format.
- 17) That terraces, sanitary blocks, nahanis in kitchen will be made Water proof and same will be provided by method of pounding and all sanitary connections will be leak proof and smoke test will be done in presence of licensed plumber.
- 18) That the drainage completion certificate shall be submitted & got accepted.
- 19) That the Sewerage lines shall be provided as per the remarks of E.E (S.P.) P & D & final completion Certificate to that effect shall be submitted.
- 20) The SWD completion certificate shall be submitted from Executive Engineer (S.W.D.) City.
- 21) That the final NOC from S.G. shall be submitted before completion of building.
- 22) That the completion certificate/final N.O.C from C.F.O shall be submitted before completion of building.
- 23) That the certificate form lift inspector regarding satisfactory installation and operation of lift shall be submitted.

**D) CONDITIONS TO BE COMPLIED WITH BEFORE B.C.C. :-**

- 1) That certificate under Section 270-A of the Bombay Municipal Corporation Act shall be obtained from H.E.'s department regarding adequacy of water supply.
- 2) That the true copy of the sanctioned layout/sub-division/amalgamation approved along with the compliances of T. & C. thereof will be submitted before B.C.C.

One set of plans duly signed and stamped is hereby returned in token of the Municipal approval.

Yours faithfully

  
Executive Engineer  
(Building Proposal) Spl. Cell)

Copy forwarded for information to -

- ✓ 1) Architect Shri. Sandeep waman Tandel  
17, Zaobawadi, Thakurdwar,  
Mumbai - 400 002.
- 2) A. A. & C 'F/N' ward.
- 3) Asstt. Comm. (F/N ward)
- 4) A.E.(W.W) F/N ward

  
Executive Engineer  
(Building Proposal) Spl. Cell)

7.0 MAY 2017  
 NO. 10  
 23 MAY 2017



LOCATION PLAN  
 D.P. SHEET - EN - N & V  
 SCALE - 1:2500



LAY-OUT PLAN

AREA OF PLOTS AS PER \*R.D. PLAN

SL. NO.	AREA (SQ. M)
1	124.71 SQ. M
2	114.34 SQ. M
3	124.18 SQ. M
4	268.14 SQ. M
5	117.87 SQ. M
TOTAL	773.34 SQ. M

R.S. STATEMENT

NO.	AREA (SQ. M)	NO. OF PLOTS	NO. OF PROPOSED
1	124.71	1	1
2	114.34	1	1
3	124.18	1	1
4	268.14	1	1
5	117.87	1	1
TOTAL	773.34	5	5

PARKING STATEMENT

NO.	AREA (SQ. M)	NO. OF PLOTS	NO. OF PROPOSED	NO. OF TOTAL PLOTS	TOTAL	PARKING
1	124.71	1	1	1	124.71	14
2	114.34	1	1	1	114.34	14
3	124.18	1	1	1	124.18	14
4	268.14	1	1	1	268.14	14
5	117.87	1	1	1	117.87	14
TOTAL	773.34	5	5	5	773.34	56

\*PROPOSED FLOOR AREA STATEMENT

Plot No.	Area (sq. m)	Total no. of floors	Total floor area (sq. m)	Proposed office area (sq. m)	Total proposed office area (sq. m)
1	124.71	4	498.84	124.71	498.84
2	114.34	4	457.36	114.34	457.36
3	124.18	4	496.72	124.18	496.72
4	268.14	4	1072.56	268.14	1072.56
5	117.87	4	471.48	117.87	471.48
TOTAL	773.34	20	3107.96	773.34	3107.96

PROPOSED FLOOR AREA STATEMENT

Plot No.	Area (sq. m)	Total no. of floors	Total floor area (sq. m)	Proposed office area (sq. m)	Total proposed office area (sq. m)
1	124.71	4	498.84	124.71	498.84
2	114.34	4	457.36	114.34	457.36
3	124.18	4	496.72	124.18	496.72
4	268.14	4	1072.56	268.14	1072.56
5	117.87	4	471.48	117.87	471.48
TOTAL	773.34	20	3107.96	773.34	3107.96

\*R.D. AREA CALCULATION

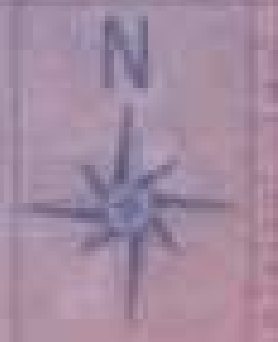
R.D. No.	Area (sq. m)	Total no. of floors	Total floor area (sq. m)	Proposed office area (sq. m)	Total proposed office area (sq. m)
R.D. 1	124.71	4	498.84	124.71	498.84
R.D. 2	114.34	4	457.36	114.34	457.36
R.D. 3	124.18	4	496.72	124.18	496.72
R.D. 4	268.14	4	1072.56	268.14	1072.56
R.D. 5	117.87	4	471.48	117.87	471.48
TOTAL	773.34	20	3107.96	773.34	3107.96

R.S. STATEMENT

NO.	AREA (SQ. M)	NO. OF PLOTS	NO. OF PROPOSED
1	124.71	1	1
2	114.34	1	1
3	124.18	1	1
4	268.14	1	1
5	117.87	1	1
TOTAL	773.34	5	5

LEGEND  
 PROPOSED OFFICE AREA  
 PROPOSED PARKING  
 R.D. AREA  
 STREET LIGHTS  
 TOTAL FLOOR AREA

PROPOSED OFFICE AREA  
 PROPOSED PARKING  
 R.D. AREA  
 STREET LIGHTS  
 TOTAL FLOOR AREA



20 MAY 2017

190 APR 11 2017  
190 APR 11 2017  
190 APR 11 2017

PROP  
E.S.S  
12.00 X  
5.50

BLOCK NO. FLOOR HEIGHT  
10 1 3-2 3.00M

FLOOR NO. FLOOR HEIGHT  
10 1 3-2 3.00M

BLOCK NO. FLOOR HEIGHT  
10 1 3-2 3.00M

ALLEGIC BLDG FLOOR HEIGHT  
10 1 3-2 3.00M

27.45 M. WIDE D.P. ROAD

9.15 M. WIDE INT. ROAD

SCHEDULE OF DOORS & WINDOWS

NO.	DESCRIPTION	QTY	REMARKS
1	...	...	...
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SMU SPECIFICATION

- 1. CHARACTER OF THE BUILDING...
- 2. NOT TO BE USED FOR OTHER PURPOSES...
- 3. TO BE USED FOR THE PURPOSE...
- 4. TO BE USED FOR THE PURPOSE...
- 5. TO BE USED FOR THE PURPOSE...
- 6. TO BE USED FOR THE PURPOSE...
- 7. TO BE USED FOR THE PURPOSE...
- 8. TO BE USED FOR THE PURPOSE...
- 9. TO BE USED FOR THE PURPOSE...
- 10. TO BE USED FOR THE PURPOSE...

WITH THE ABOVE SPECIFICATIONS  
 THE ARCHITECT HAS PREPARED THE  
 PROPOSED RECONSTRUCTION OF THE BUILDING  
 AND THE OWNER HAS AGREED TO THE  
 RECONSTRUCTION OF THE BUILDING  
 FOR THE PURPOSE OF THE PROJECT

Stand  
 Signature

TYP - 500-1 TEN - 500-15 SIX - 5-24

PARKING STATEMENT

NO.	TYPE	AREA (SQ.M)	REMARKS
1	...	...	...
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Scale: 1:100

Logo of the engineering firm and other project details.



FILE NO. 03  
 BLDG. NO. - 03  
 STAMP OF RECEIPT OF PLAN (STAMP OF APPROVAL OF PLAN)

20 MAY 2017  
 APPROVED FOR THE ARCHITECTURAL PLAN (S) BY THE ARCHITECTURAL DEPARTMENT AT ANTI-CORRUPTION COMMISSION  
 20 MAY 2017

STAMP OF RECEIPT OF PLAN (STAMP OF APPROVAL OF PLAN)

CARPET AREA

AREA	SIZE	AREA
COMMON AREA	1,000.00 SQ. M.	1,000.00
OFFICE	1,500.00 SQ. M.	1,500.00
CONFERENCE	1,000.00 SQ. M.	1,000.00
RECEPTION	1,000.00 SQ. M.	1,000.00
RESTROOM	1,000.00 SQ. M.	1,000.00
STAIR	1,000.00 SQ. M.	1,000.00
ELEVATOR	1,000.00 SQ. M.	1,000.00
MECHANICAL	1,000.00 SQ. M.	1,000.00
ROOF	1,000.00 SQ. M.	1,000.00
TOTAL	10,000.00 SQ. M.	10,000.00

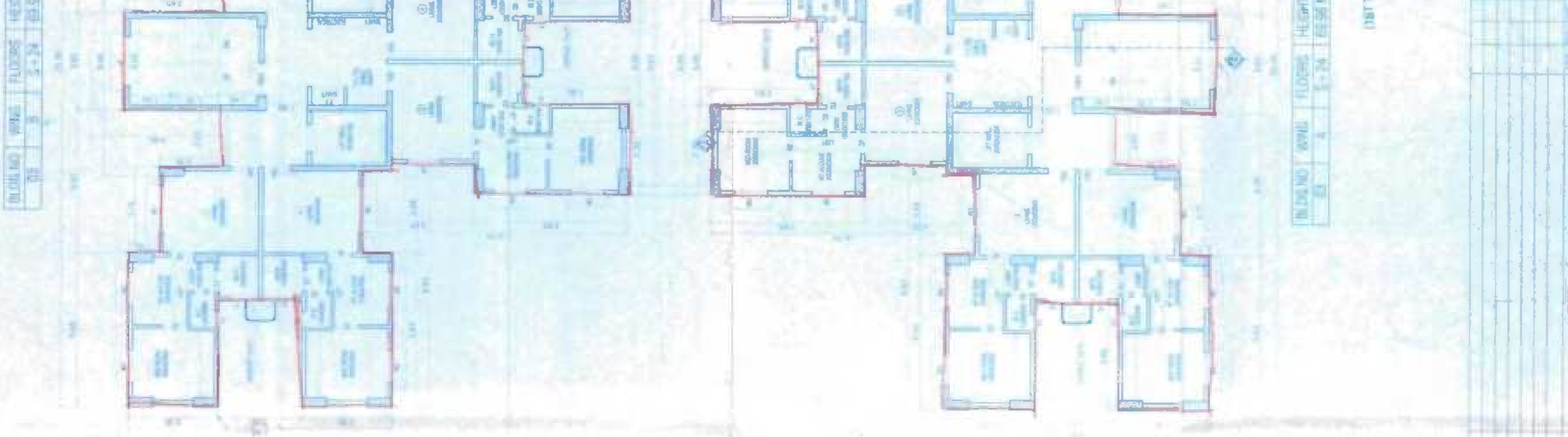
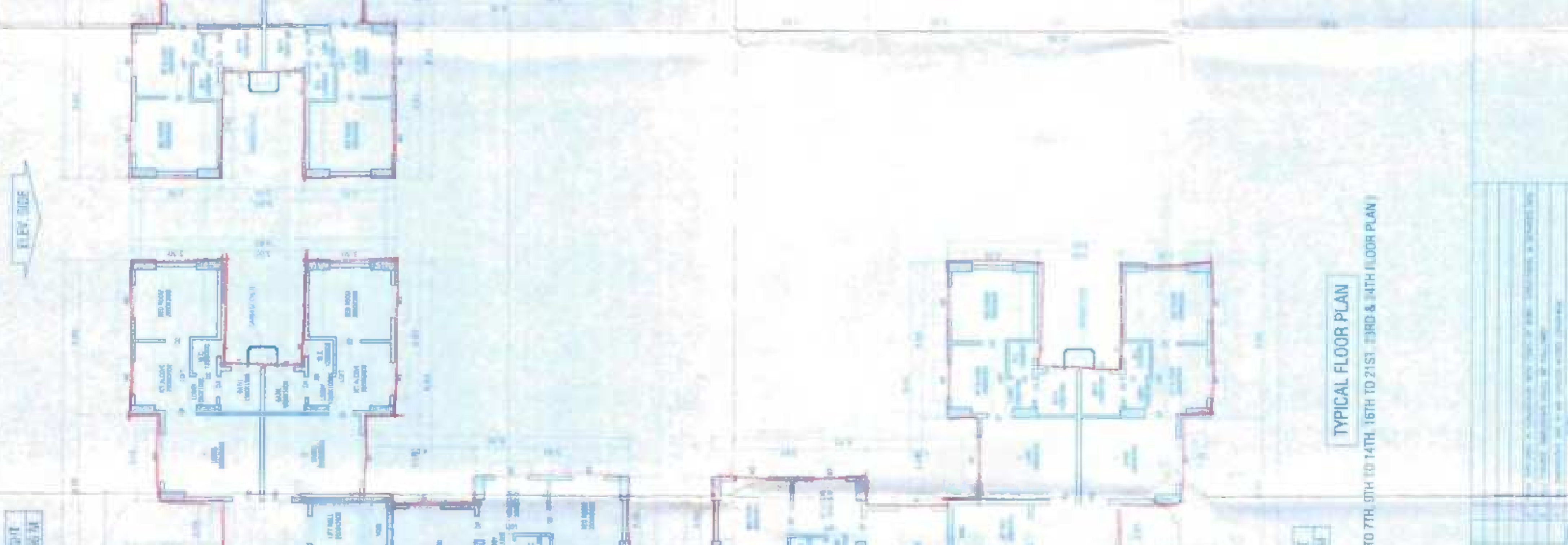
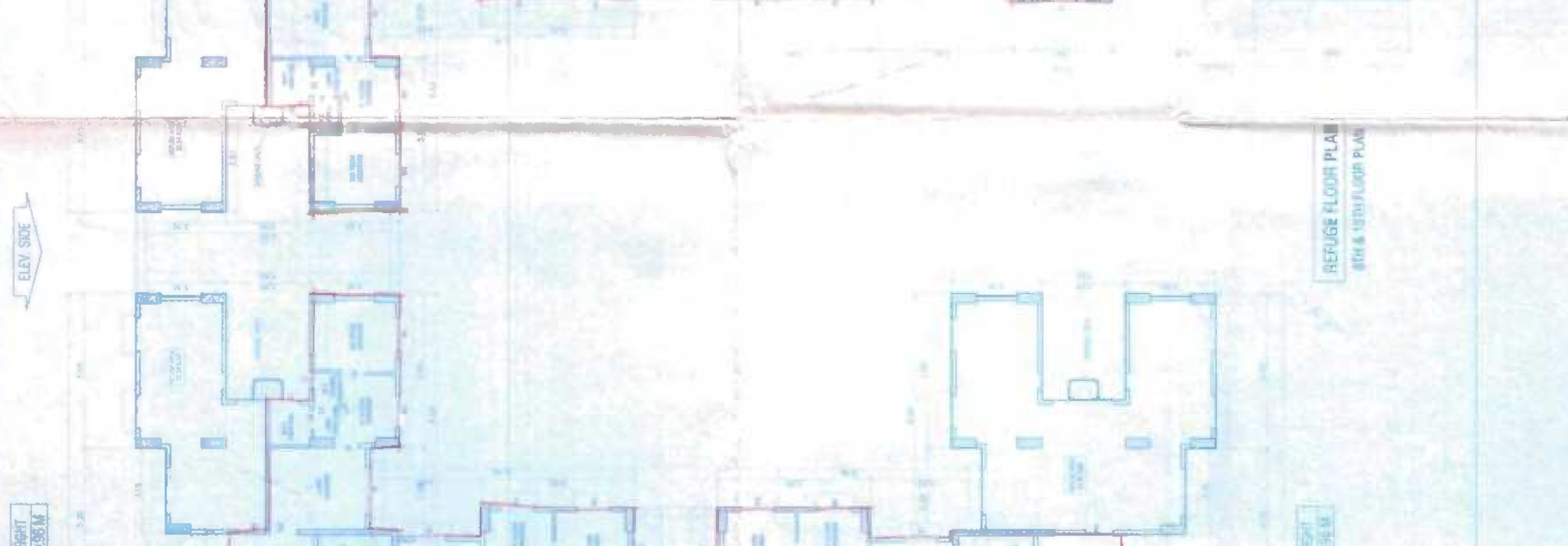
SCHEDULE OF DOORS & WINDOWS

DOOR TYPE	NO.	REMARKS
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BRIEF SPECIFICATIONS  
 1. FINISHES TO BE USED THROUGHOUT THE BUILDING SHALL BE AS SPECIFIED IN THE DRAWINGS.  
 2. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE SINGAPORE BUILDING REGULATIONS AND ALL APPLICABLE LAWS.  
 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE RELEVANT AUTHORITIES.  
 4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE RELEVANT AUTHORITIES.  
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 10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE RELEVANT AUTHORITIES.

PROPOSED DESIGN HAS BEEN REVIEWED AND APPROVED BY THE ARCHITECTURAL DEPARTMENT AT ANTI-CORRUPTION COMMISSION ON 20 MAY 2017.  
 20 MAY 2017

TYPE: ENG-1 | TEL: 6661-15 | FAX: 6661-16



REFUGE FLOOR PLAN  
 8TH & 15TH FLOOR PLAN

TYPICAL FLOOR PLAN  
 18TH TO 21ST, 23RD & 24TH FLOOR PLAN

NO.	REVISION	DATE	BY	CHKD.
1	ISSUED FOR PERMIT	20/05/2017	...	...
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85	...	...	...	...
86	...	...	...	...
87	...	...	...	...
88	...	...	...	...
89	...	...	...	...
90	...	...	...	...
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92	...	...	...	...
93	...	...	...	...
94	...	...	...	...
95	...	...	...	...
96	...	...	...	...
97	...	...	...	...
98	...	...	...	...
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100	...	...	...	...

20 MAY 1977  
 20 MAY 1977  
 20 MAY 1977  
 20 MAY 1977

AREA CALCULATIONS

AREA	PERCENTAGE
...	...

REFUGE AREA STATEMENT

...	...
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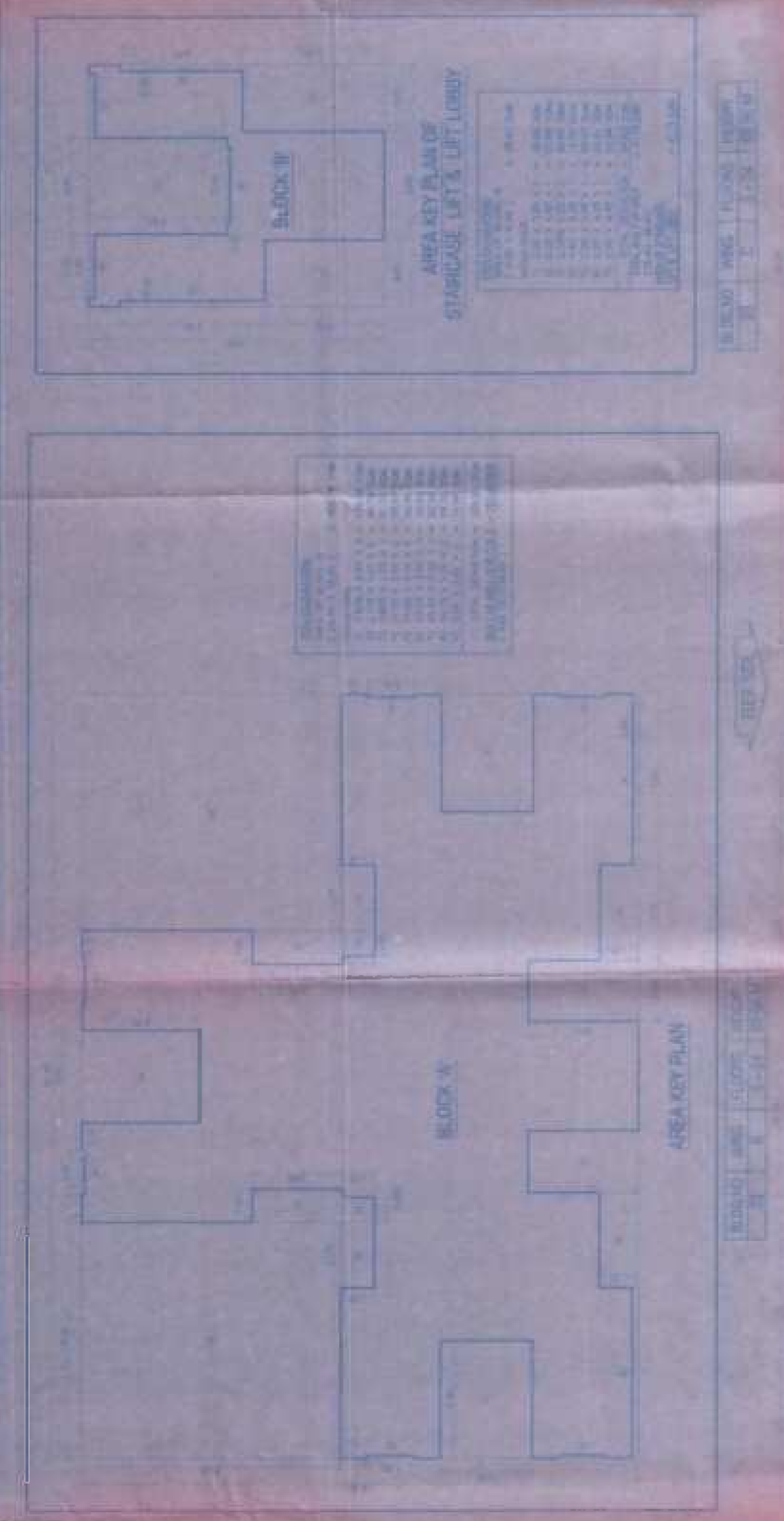
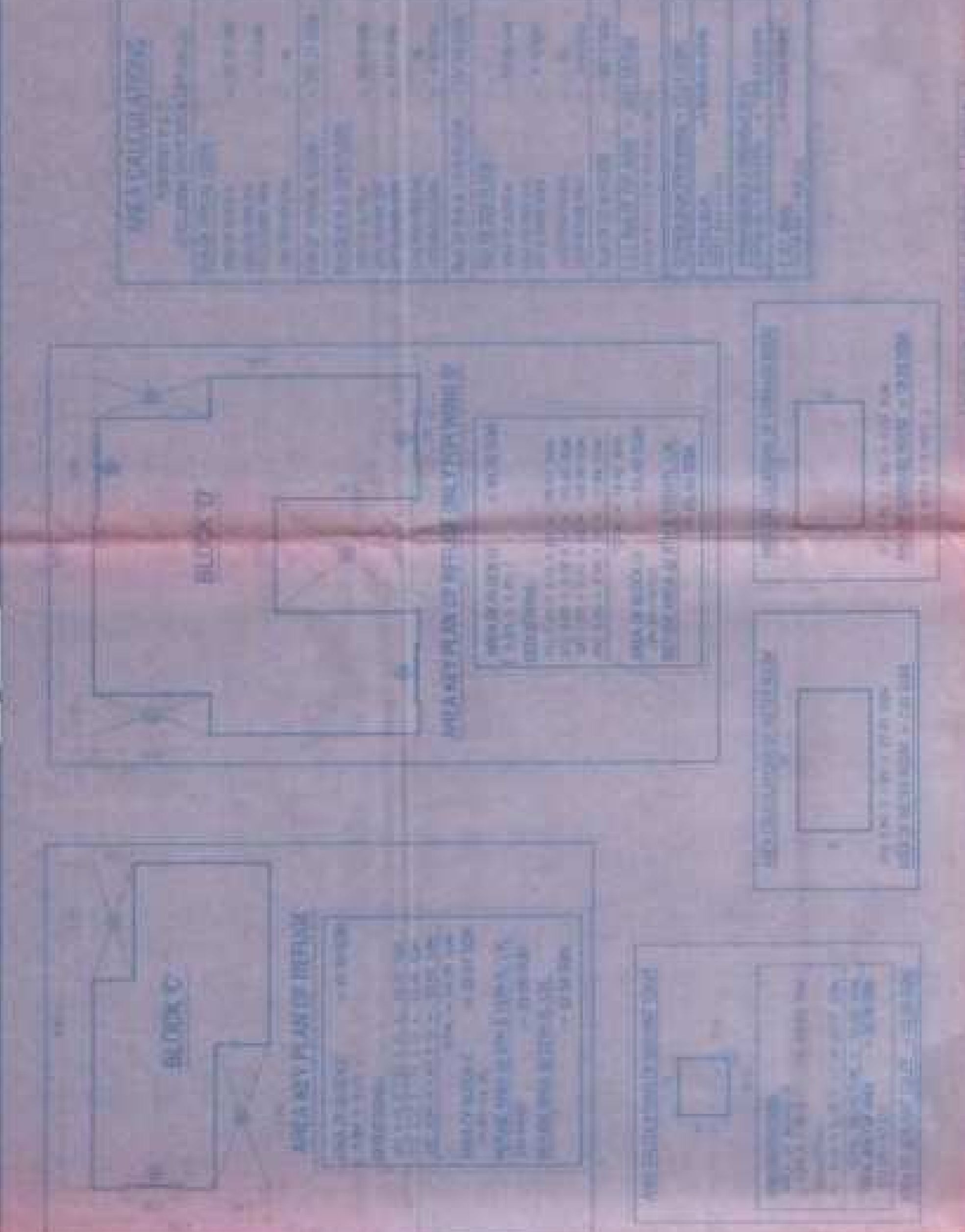


TABLE OF BUILDING RATES

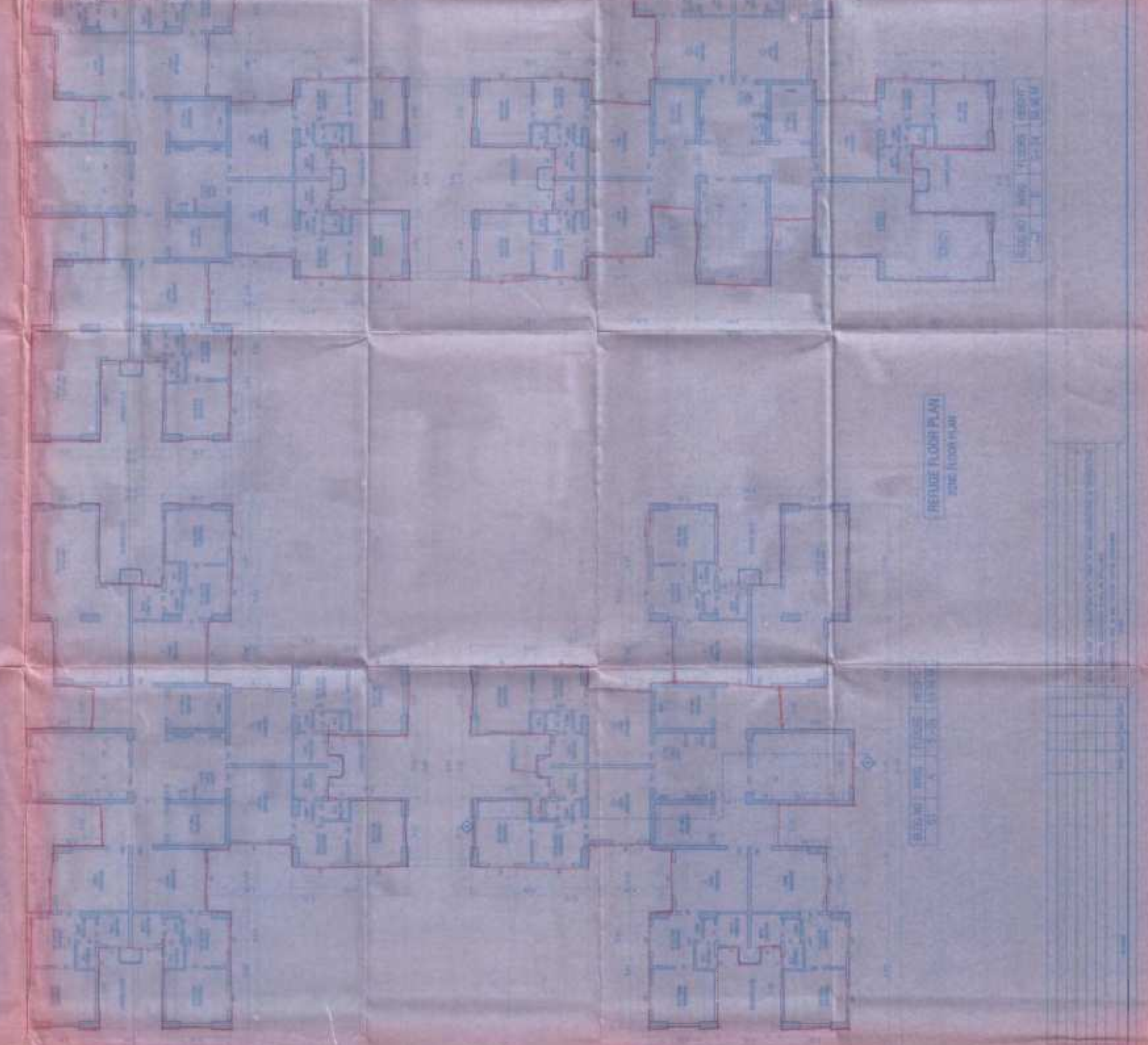
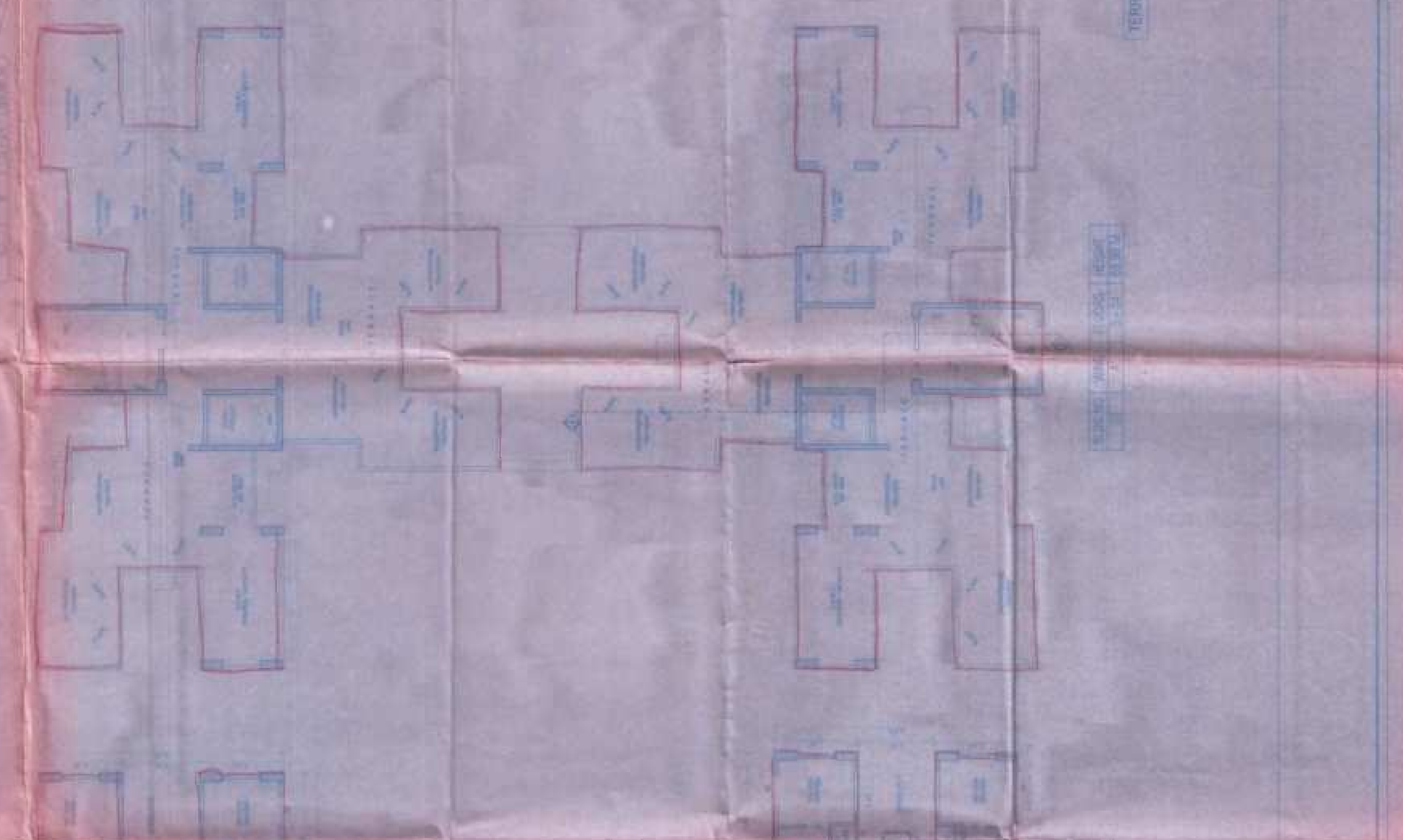
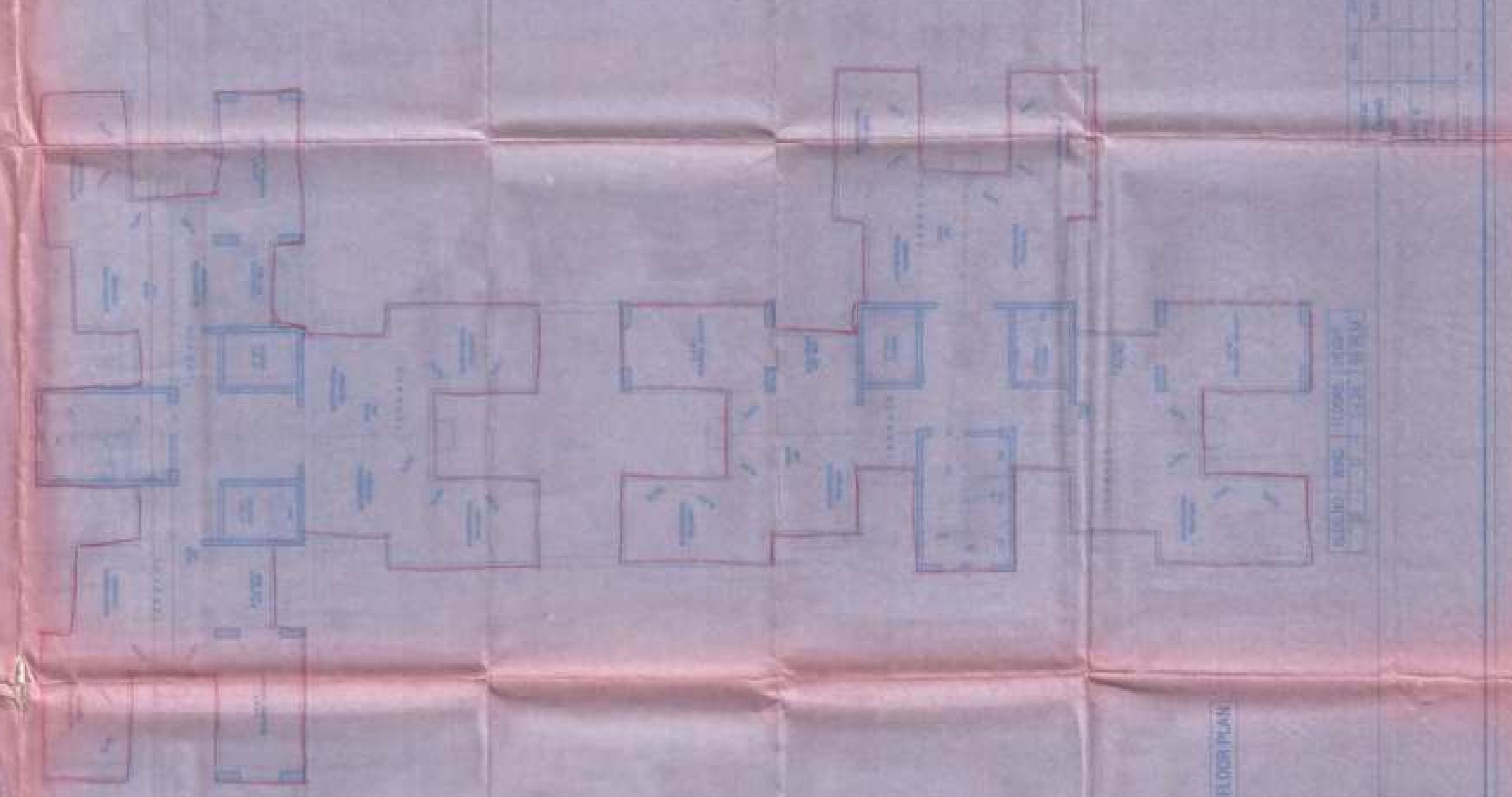
...	...
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CARPET AREA

...	...
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EXERCISES OF SOURCE BUILDING

...	...
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20 MAY 1977  
 20 MAY 1977  
 20 MAY 1977

FILE NO. 03

BLDG NO. 03

STAMP OF RECEIPT OF PLAN

STAMP OF APPROVAL OFFICER

APPROVED BY  
1/30/13  
1/30/13  
1/30/13

1/30/13

SCHEDULE OF DOORS & WINDOWS

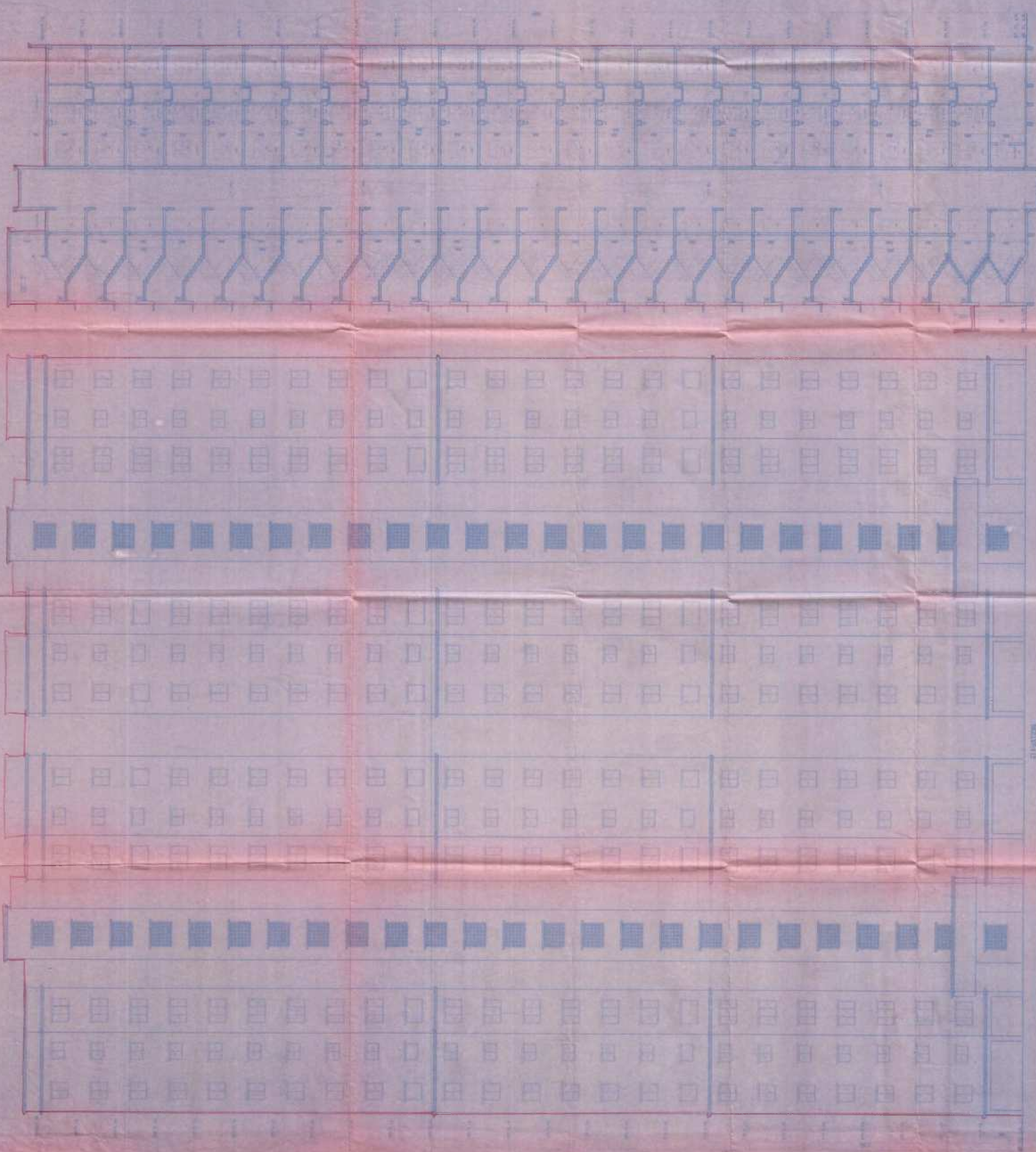
NO.	DESCRIPTION	QTY
1	DOOR	1
2	WINDOW	1
3	...	...

BRIEF SPECIFICATION  
1. FINISHES TO BE AS PER THE ARCHITECT'S DRAWINGS  
2. ALL WORK TO BE DONE IN ACCORDANCE WITH THE BIDDING DOCUMENTS  
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES  
4. THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES  
5. THE CONTRACTOR SHALL MAINTAIN THE SITE AT ALL TIMES  
6. THE CONTRACTOR SHALL MAINTAIN THE SITE AT ALL TIMES  
7. THE CONTRACTOR SHALL MAINTAIN THE SITE AT ALL TIMES  
8. THE CONTRACTOR SHALL MAINTAIN THE SITE AT ALL TIMES  
9. THE CONTRACTOR SHALL MAINTAIN THE SITE AT ALL TIMES  
10. THE CONTRACTOR SHALL MAINTAIN THE SITE AT ALL TIMES

PROPOSED DEVELOPMENT OF TRACT  
1. THE PROPOSED DEVELOPMENT OF TRACT IS AS SHOWN ON THE ATTACHED MAPS  
2. THE PROPOSED DEVELOPMENT OF TRACT IS AS SHOWN ON THE ATTACHED MAPS  
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10. THE PROPOSED DEVELOPMENT OF TRACT IS AS SHOWN ON THE ATTACHED MAPS

1/30/13

TYPE: ERECTION  
DATE: 03/10/13  
BY: [Signature]  
FOR: [Signature]



SECTION A-A

ELEVATION

DATE: 03/10/13  
BY: [Signature]  
FOR: [Signature]

1/30/13