

MahaRERA Application

General Information

Information Type Other Than Individual

Organization

Name Macrotech Developers Limited
Organization Type Company Description For Other Type Organization NA
Do you have any Past Experience ? No

Address Details

Block Number 412, 4th Floor, 17G Building Name Vardhaman Chambers
Street Name Cawasji Patel Road Locality Fort
Land mark Hornimom Circle State/UT MAHARASHTRA
Division Konkan District Mumbai City
Taluka Mumbai City Village Mumbai City
Pin Code 400001

Organization Contact Details

Office Number 02241334809

Website URL

Past Experience Details

Member Information

Member Name	Designation	Photo
Rajendra Lodha	Director	View Photo
Kunal Modi	Authorized Signatory	View Photo

Project

Project Name (Mention as per Sanctioned Plan) Lodha Mahalakshmi - Tower 4 Project Status New Project
Proposed Date of Completion 30/09/2028
Litigations related to the project ? Yes Project Type Residential
Are there any Promoter(Land Owner/ Investor) (as defined by MahaRERA Order) in the project ? Yes

File/reference no. of planning authority

Plot Bearing No / CTS no / Survey Number/Final Plot no.	1913	Boundaries East	Bapurao Jagtap Road
Boundaries West	Maulana Azad Road	Boundaries North	Proposed DP Road
Boundaries South	Other	State/UT	MAHARASHTRA
Division	Konkan	District	Mumbai City
Taluka	Mumbai City	Village	Mumbai City
Street	Byculla	Locality	Byculla
Pin Code	400011	Total Plot/Project area (sqmts)	6361.33
Total Number of Proposed Building/Wings (In the Layout/Plot)	1	Is project plan sanctioned by MCGM?	No
Number of Sanctioned Building out of Above Proposed Count Applied for this Registration	1	Proposed But Not Sanctioned Buildings Count	0
Total Recreational Open Space as Per Sanctioned Plan	1273		

FSI Details

Built-up-Area as per Proposed FSI (In sqmts) (Proposed but not sanctioned) (As soon as approved, should be immediately updated in Approved FSI)	18934	Permissible Total FSI of Plot (Permissible Built-up Area)	1501.94
Out of the Above Sanctioned FSI (Sanctioned Built-up Area)	20435.94		

Bank Details

Bank Name	IDBI Bank
IFSC Code	IBKL0000454

Promoter(Land Owner/ Investor) Details

Project Name	Promoter Name	Promoter(Land Owner/ Investor) Type	Type of Agreement/ Arrangement	VIEW	Status												
Lodha Mahalakshmi - Tower 4	Money Magnum Nest Private Limited	Company	Revenue Share	View Details	Active												
		<table><thead><tr><th>Sr No.</th><th>Document Name</th><th>View</th></tr></thead><tbody><tr><td>1</td><td>Upload Agreement / MoU Copy</td><td>View Download</td></tr><tr><td>2</td><td>Upload Agreement / MoU Copy</td><td>View Download</td></tr><tr><td>3</td><td>Declaration in Form B</td><td>View Download</td></tr></tbody></table>	Sr No.	Document Name	View	1	Upload Agreement / MoU Copy	View Download	2	Upload Agreement / MoU Copy	View Download	3	Declaration in Form B	View Download			
Sr No.	Document Name	View															
1	Upload Agreement / MoU Copy	View Download															
2	Upload Agreement / MoU Copy	View Download															
3	Declaration in Form B	View Download															

Project Details

Name	Proposed	Booked	WorkDone(In %)
Number of Garages (In Numbers)	5	0	0
Covered Parking (In Numbers)	333	0	0

Lifts, Overhead and Underground Water Tanks.

9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0

Project Professional Information

Professional Name	MahaRERA Certificate No.	Professional Type
Vilas Desai & Associate	NA	Architect
K C Shah Consultants	NA	Engineer
Chirag Sarvaiya & Co	NA	Chartered Accountant

Litigations Details

Project Name	Court Name	Case Number	Case Type	Preventive/Injunction/Interim Order is Passed?	Petition Name	Other Petition Details	Year	Present Status	Documents
Lodha Mahalakshmi - Tower 4	High Court of Bombay	WP/7099/2016	Civil	No	Writ Petition	NA	2016	Admitted Unready	NA
Lodha Mahalakshmi - Tower 4	High Court of Bombay	CP/160/2016	Civil	No	Other	Civil Petition	2016	Preadmission	NA
Lodha Mahalakshmi - Tower 4	High Court of Bombay	WP/13037/2017	Civil	No	Writ Petition	NA	2016	preadmission	NA
Lodha Mahalakshmi - Tower 4	High Court of Bombay	Suit No/100030/2019	Civil	No	Suit	NA	2019	Pending	NA
Lodha Mahalakshmi - Tower 4	City Civil Court Mumbai	Suit No/101804/2018	Civil	No	Suit	NA	2018	Notice of motion For Dismissal	NA
Lodha Mahalakshmi - Tower 4	JMFC Court Two Thane	Misc Crim Application No 385 of 2016	Criminal	No	Other	Criminal Application	2016	For Orders	NA
Lodha Mahalakshmi - Tower 4	District and Sessions Court Pune	M C A/259/2019	Criminal	No	Other	Criminal Application	2019	Arguments on Exhibits	NA
Lodha Mahalakshmi - Tower 4	Civil Court Senior Division Pune	R C S/676/2019	Civil	No	Suit	NA	2019	Issues	NA
Lodha Mahalakshmi - Tower 4	High Court of Bombay	WP/3494/2019	Civil	No	Writ Petition	NA	2019	Petition For Admission	NA
Lodha Mahalakshmi - Tower 4	High Court of Bombay	WP/2238/2019	Civil	No	Writ Petition	NA	2019	For Admission	NA

Lodha Mahalakshmi - Tower 4	High Court of Bombay	WP/2218/2019	Civil	No		Writ Petition	NA	2019	For Admission	NA
Lodha Mahalakshmi - Tower 4	High Court of Bombay	CC/2/2017	Civil	No		Suit	NA	2017	For Rejection	NA
Lodha Mahalakshmi - Tower 4	High Court of Bombay	S/117/2014	Civil	No		Suit	NA	2014	For Written Statement	NA
Lodha Mahalakshmi - Tower 4	City Civil Court Mumbai	SUIT/100807/2021	Civil	No		Suit	NA	2021	Notice of Motion	NA
Lodha Mahalakshmi - Tower 4	City Civil Court Mumbai	Notice Of Motion/102139/2021	Civil	No		Suit	NA	2021	Pending	NA
Lodha Mahalakshmi - Tower 4	City Civil Court Mumbai	Notice Of Motion/101874/2021	Civil	No		Suit	NA	2021	Pending	NA
Lodha Mahalakshmi - Tower 4	City Civil Court Mumbai	Notice Of Motion/101401/2021	Civil	No		Suit	NA	2021	Reply Rejoinder	NA
Lodha Mahalakshmi - Tower 4	Small Causes Court Dhobi Talao Mumbai	TER/106/2021	Civil	No		Suit	NA	2021	Unservd	NA
Lodha Mahalakshmi - Tower 4	Small Causes Court Dhobi Talao Mumbai	R Appeal/214/2019	Civil	No		Suit	NA	2019	Notice For Hearing	NA
Lodha Mahalakshmi - Tower 4	Small Causes Court Mumbai	R A D Suit no 1250 of 2018	Civil	No		Suit	NA	2018	Pending	NA
Lodha Mahalakshmi - Tower 4	Bombay City Civil Court	L C Suit No 8840 of 2019	Civil	No		Suit	NA	2019	Disposed	NA
Lodha Mahalakshmi - Tower 4	Small Causes Court at Mumbai	T E R Suit No 106 of 2021	Civil	No		Suit	NA	2021	Pending	NA
Lodha Mahalakshmi - Tower 4	Small Causes Court at Mumbai	T E Suit L No 1127/2021	Civil	No		Suit	NA	2021	Pending	NA
Lodha Mahalakshmi - Tower 4	Small Causes Court at Mumbai	Appeal No 214 of 2019	Civil	No		Suit	NA	2019	Pending	NA
Lodha Mahalakshmi - Tower 4	High Court of Bombay	Writ Petition L no 24535 of 2021	Civil	No		Writ Petition	NA	2021	Disposed	NA
Lodha Mahalakshmi - Tower 4	High Court of Bombay	Writ Petition No 2859 of 2021	Civil	No		Writ Petition	NA	2021	Pending	NA
Lodha Mahalakshmi	High Court of	Commercial Arbitration Petition	Civil	No		Arbitration Petition	NA	2019	preadmission	NA

- Tower 4	Bombay	No 1238 of 2019								
Lodha Mahalakshmi - Tower 4	High Court of Bombay	Commercial Arbitration Petition No 1307 of 2019	Civil	No	Arbitration Petition	NA	2019	preadmission	NA	
Lodha Mahalakshmi - Tower 4	High Court of Bombay	Commercial Arbitration Petition No 1406 of 2019	Civil	No	Arbitration Petition	NA	2019	Disposed	NA	
Lodha Mahalakshmi - Tower 4	High Court of Bombay	Commercial Arbitration Petition No 1407 of 2019	Civil	No	Arbitration Petition	NA	2019	Disposed	NA	
Lodha Mahalakshmi - Tower 4	High Court of Bombay	Commercial Execution Application No 195 of 2020	Civil	No	Other	Execution Application	2020	Preadmission	NA	
Lodha Mahalakshmi - Tower 4	High Court of Bombay	Commercial Execution Application No 139 of 2020	Civil	No	Other	Execution Application	2020	Preadmission	NA	
Lodha Mahalakshmi - Tower 4	High Court of Bombay	No 194 of 2020 and 3315 of 2020 and 3322 of 2020	Civil	No	Other	Execution Application	2020	No Order	NA	

Uploaded Documents

Document Name	Uploaded Document
1 Copy of the legal title report	View Download
1 a Details of encumbrances concerned to Finance	View Download
1 b Details of encumbrances concerned to Legal	View Download
1 Copy of Layout Approval (in case of layout)	View Download
1 Building Plan Approval / NA Order for plotted development	View Download
2 Building Plan Approval / NA Order for plotted development	View Download
1 Declaration about Commencement Certificate	View Download
1 Commencement Certificates / NA Order for plotted development	View Download
1 Declaration in FORM B	View Download
1 Architect's Certificate of Percentage of Completion of Work (Form 1)	Not Uploaded
1 Engineer's Certificate on Cost Incurred on Project (Form 2)	Not Uploaded
1 Engineers Certificate on Quality Assurance (Form 2A FY 2019-20)	Not Uploaded
1 Engineers Certificate on Quality Assurance (Form 2A FY 2020-21)	Not Uploaded
1 Disclosure of sold/ booked inventory	Not Uploaded
1 CERSAI details	View Download
1 Annual Audit Report of Statutory CA (Form 5) (FY 2017-18)	Not Uploaded
1 Annual Audit Report of Statutory CA (Form 5) (FY 2018-19)	Not Uploaded
1 Annual Audit Report of Statutory CA (Form 5) (FY 2019-20)	Not Uploaded
1 Annual Audit Report of Statutory CA (Form 5) (FY 2020-21)	Not Uploaded
1 Proforma of the allotment letter and agreement for sale	View Download
2 Proforma of the allotment letter and agreement for sale	View Download

1 Architect's Certificate on Completion of Project (Form 4)	Not Uploaded
1 Status of Formation of Legal Entity (Society/Co Op etc.)	Not Uploaded
1 Status of Conveyance	Not Uploaded
1 Other – Legal	View Download
2 Other – Legal	View Download
3 Other – Legal	View Download
4 Other – Legal	View Download
5 Other – Legal	View Download
6 Other – Legal	View Download
7 Other – Legal	View Download
8 Other – Legal	View Download
9 Other – Legal	View Download
10 Other – Legal	View Download
1 Other – Finance	Not Uploaded
1 Other – Technical	Not Uploaded