



PANVEL MUNICIPAL CORPORATION

Tal- Panvel, Dist – Raigad, Panvel – 410 206.

E mail – panvelcorporation@gmail.com

Tel – (022) 27458040/41/42

NO.PMC/TP/BP/४६९ /2021

Date : १८ / ०३ / 2021

To,

M/S.Qualitas Naman Home Makers LLP,
Through its Partner Mr. Sanjay Bakliwal,
Survey No.- 1/3,1/4,1/5,1/7,1/6/5,1/6/6,
1/6/7,1/6/8,1/6/9 At.- Koyanavele,
Tal.- Panvel, Dist.- Raigad.

SUB :- Part Occupancy Certificate for Residential cum Commercial Building (Building No. 1, 2 & Club House) on Survey No.- 1/3, 1/4, 1/5, 1/7, 1/6/5, 1/6/6, 1/6/7,1/6/8,1/6/9 At.- Koyanavele, Tal.- Panvel, Dist.- Raigad.

REF :- 1) Your application No. 11531, dated 29/10/2020
2) Commencement Certificate issued by this office vide letter No. PMC/TP/BP/8699/2018, Dated 05/09/2018.
3) Amended Commencement Certificate issued by this office vide letter No. PMC/TP/BP/575/2020, Dated 04/03/2020

Please find enclosed here with the necessary Part Occupancy Certificate for Residential cum Commercial Building (Building No. 1 & 2) above mentioned plot along with drawings duly approved.

You shall carry out Structural Audit of the development from Structural Engineer after every 5 years from the date of Occupancy Certificate granted and submit the copy of Structural Audit to Panvel Municipal Corporation for their record.

You may approach to the office of Executive Engineer (W/S) to get the water supply connection to your plot.

You have to pay the necessary charges due to GST if applicable in future as per Panvel Municipal Corporation policy and as informed to you in writing and if not paid the permission granted will be revoked.

If information provided by you or any of the documents found to be false, inaccurate, misleading, the occupancy certificate issued to you shall be considered revoked.

It is well aware that the State of Maharashtra is threatened with the spread of COVID-19 Virus and therefore, to take certain emergency measures to prevent and contain the spread of the virus the Govt. of Maharashtra & Hon. Commissioner, PMC issued the guidelines from time to time. Considering these facts, this C.C./Plinth checked Certificate / O.C. is issued, subject to strict compliance of terms & conditions as mentioned in Annexure-A attached herewith.

Thanking you,

Approved By Hon. Commissioner
Panvel Municipal Corporation


Assistant Director of Town Planning
Panvel Municipal Corporation

- C. C. TO :- 1) Architect,
Ar. Adinath V. Patkar,
M/s. O7 Associates,
Shop No. 7, 8, Sai Prasad CHS,
Panvel 410 206.
- 2) Ward Officer
Prabhag Samati 'A', 'B', 'C', 'D',
Panvel Municipal Corporation, Panvel
- 3) Tax Department , PMC.





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PART OCCUPANCY CERTIFICATE

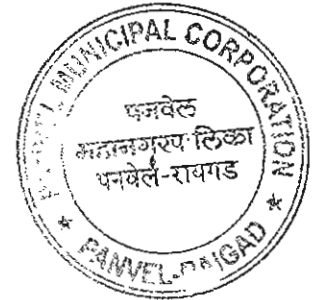
I hereby certify that the development of Residential cum Commercial Building (Ground + 4 Upper Floor), [(Residential Building No. 1 & 2 Built Up Area = 5508.90 sq.mt.), (Residential Unit No. = 154 Nos.)], [(Club House Built Up Area = 198.88 sq.mt.)] on Survey No.- 1/3, 1/4, 1/5, 1/7, 1/6/5, 1/6/6, 1/6/7, 1/6/8, 1/6/9, At.- Koyanavele, Tal.- Panvel, Dist.- Raigad completed under the supervision of Architect M/s O7 Associated, has been inspected on 09/02/2021 and I declare that the development has been carried out in accordance with the Development Control and Promotion Regulations and the conditions stipulated in the Commencement Certificate dated 05/09/2018 & Amended Commencement Certificate 04/03/2020 and that the development is fit for the use for which it has been carried out.

You have to pay the necessary charges due to GST if applicable in future as per Panvel Municipal Corporation policy and as informed to you in writing and if not paid the permission granted will be revoked.

Approved By Hon. Commissioner
Panvel Municipal Corporation

Assistant Director of Town Planning
Panvel Municipal Corporation

C.C. TO :- 1) **M/S.Qualitas Naman Home Makers LLP,**
Through its Partner Mr. Sanjay Bakliwal,
Survey No.- 1/3,1/4,1/5,1/7,1/6/5,1/6/6,
1/6/7,1/6/8,1/6/9 At.- Koyanavele,
Tal.- Panvel, Dist.- Raigad.



- 2) **Architect,**
Ar. Adinath V. Patkar,
M/s. O7 Associates,
Shop No. 7, 8, Sai Prasad CHS,
Panvel 410 206.
- 3) **Ward Officer**
Prabhag Samati 'A', 'B', 'C', 'D',
Panvel Municipal Corporation, Panvel.
- 4) **Tax Department , PMC.**

Annexure-A

1. All terms & conditions mentioned in Government's order dated 02/05/2020, 03/05/2020, 05/05/2020, 19/05/2020 & 31/05/2020, read with PMC's circular dated 05/05/2020 & others, are binding on applicants, Architects, Contractors, Suppliers, Company & it's Directors, Owners, Developers & Builders etc.
2. If it is found that there is breach of terms & conditions or violations of terms/conditions of Government's order dated 02/05/2020, 03/05/2020, 05/05/2020, 19/05/2020, 31/05/2020 & 01/06/2020 read with PMC's circular dated 05/05/2020 & others you will be liable to prosecute under section 51 to 60 of Maharashtra Disaster Act, 2005 & Section 188 of Indian Penal Code, 1860.
3. These construction activities are allowed only in situ construction where workers are available in situ and no workers to be travel from outside on site for day to day work.
4. Wearing of face cover is compulsory in all work places and adequate stock of such face covers shall be made available.
5. All persons in charge of work places shall ensure social distancing as per the guidelines issued by Ministry of Health and Family Welfare, both within the work places.
6. Social distancing at work places shall ensure through adequate gaps between shifts, staggering the lunch breaks of labours, supervisors etc.
7. Provision for thermal scanning, hand wash and sanitizer preferably with touch free mechanism will be made at all entry and exit points and common areas. In addition, sufficient quantities of hand wash and sanitizer shall be made available in the work places / sites.
8. Frequent sanitization of entire workplace, common facilities and all points which come into human contact e.g. door handles etc., shall be ensured, including between shifts.
9. Persons above 65 years of age, persons with co-morbidities, pregnant women and children below the age of 10 years shall at home.
10. Use of Arogya Setu App shall be mandatory for all labours, supervisors etc. It shall be the responsibility of Developers & Architect to ensure 100% coverage of this app among the all labours, supervisors.
11. Large physical meetings to be avoided.
12. Hospital / clinics in the nearby areas, which are authorized to treat COVID-19 patients, should be identified and list should be available at work place all the times. Employees showing any symptoms of COVID-19 should be immediately sent for check up to such facilities. Quarantine areas should be earmarked for isolating employees showing symptoms till they are safely moved to the medical facilities.
13. Arrangement's for transport facilities shall be ensured with social distancing, wherever personal / public transport is not feasible.
14. Intensive communication and training on good hygiene practices shall be taken up.
15. This permission stands to be revoked from the date of declaration of area of work i.e. where construction activities are permitted, as containment zone at any time hereafter by the District Collector, Raigad or any other officer authorized by him, Commissioner, PMC's work needs to be suspended immediately without assigning any reason and without awaiting direction from Municipal Commissioner, PMC.
16. Necessary travel passes beyond PMC limit to be arranged by applicant
17. Medical check-up of all the labours and staff to be employed on work shall be carried out before allowing them on worksite & every week on work site.
18. All the undertakings submitted by you with your application are binding upon the applicant.

