

FORM NO. 2  
(RULE 7)

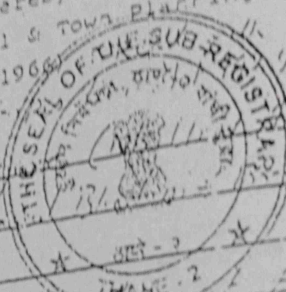
Thane Municipal Corporation  
PLANNING AUTHORITY

CC  
0803  
25/89

Date 24/6/83.

Commencement Certificate No. V. 12, 874. under Section 45 of  
the Maharashtra Regional & Town Planning Act, 1966

Permission is hereby granted. (Maharashtra XXVII of 1966)  
of the T. P. Municipal Corporation, Thane. (Arch.)  
To, Shri/Smt. S. V. D... (owner)  
For Shri/Smt. D... (owner)



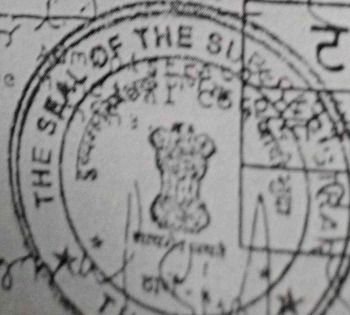
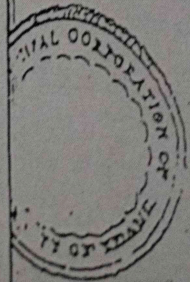
to proposed amendment to Group Housing  
Scheme including Group Housing to construct buildings of  
type A, A1, A2, A3, A4, A5, B, B1, B2, B3, C, D, E, F, F1, F2,  
G, H, I, K, L, L2, M, N, N1, P, R, S, T - slope 5:1, 5:2, 5:3, 5:4, 5:5  
on land bearing S. Nos 427 to 432 of 485 sq ft of Panchayat  
Thane as per your amended plan dated 8.4.83.

Subject to the following conditions:

- 1) Conditions shall as per the approved plan.
- 2) Depth of shape should be maintained up to 60 feet from Road line.
- 3) Marginal open space should be maintained as per the provisions of D.C. Rule which are not mentioned in the plan.
- 4) Built up area shall not be exceeded 1/3 of the total plot area.
- 5) Suction Tank shall be provided for more than 2 storey buildings.

2. This certificate shall remain valid for a period of one year commencing on the date of issue.

|       |         |         |
|-------|---------|---------|
| Place | Thane   | THANE-1 |
| Date  | 24/6/83 | THANE-1 |
|       | THANE-2 | THANE-1 |



Signature

Signature

THANE-2

THANE-1

THANE-1

THANE-1

D.P. Municipal Corporation Act 1949 Sect. 253, 254.  
 and Rule No. 6 of the chapter XII of the said Act. Read with  
 Section 48 of the Maharashtra Regional & Town Planning Act  
 1947. Dated \_\_\_\_\_

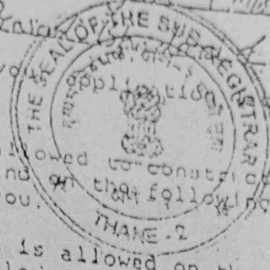
Order No. 1803 / 2095  
2189

C.T. S. No. 1227 to 433-48  
Panchpakhadi Road, Thane

S. V. Damguse (M/s. Unit Arsenic)  
Brothers

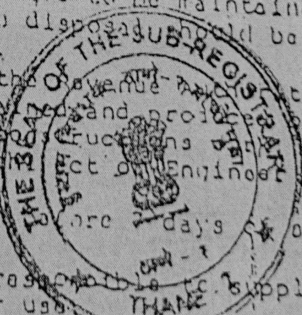
With reference to your application dated 8/1/95, I have to inform you as follows.

You have been allowed to construct the works as per accompanying plans and on the following conditions and on the land owned by you.



1. No projection is allowed on the Municipal land.
2. No work is allowed within in.R.L. of Street.
3. Aqua or septic Tank privies should be constructed as per Govt.'s approved plan.
4. It should be 50'-00" away from any well.
5. There should be two units of septic tanks and over-head tank.
6. The latrines should be provided with the septic apparatus and ventilating pipes having mosquito proof with galling.
7. The effluent should be passed throughout a drainage pit.
8. The construction should be of a standard composition.
9. Construction should not be occupied without obtaining the completion certificate.
10. The structural responsibility will be on the owner and the Engineer.
11. The R.C.C. wall below G.L. should be constructed between wall and Aqua privy and just touching to the chamber.
12. No work should be carried on without obtaining the commencement Certificate from the Municipality.
13. The work should be commenced within one year from the date of permission otherwise the permission will be lapsed.
14. The work should be carried out within the owner's land.
15. Rain water way shall have to be maintained to pass rain water upto municipal drain.
16. Pakka drain for waste disposal should be constructed upto municipal drain.
17. N.A. Permission from the Government authorities for the proposed work be obtained and produced before 7 days of the starting the construction.
18. The owner and the Architect or Engineer is responsible for constructions.
19. Notice shall be given 7 days before starting the construction.
20. Municipality is not responsible to supply water for domestic or any other use.
21. Intimation in writing, should be given to this office when the construction, particularly outer walls, reaches the plinth level and the construction should not be proceeded further unless and until the certificate is obtained from this office.

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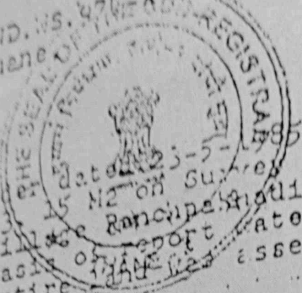
Mirmal S. Patil

दस्तावेज क्रमांक 1803 / 2093

28.03.2014  
28.09

Office of the Collector, Thane.  
No. MV-D.I.T.VII-MAP-SR-170  
Date 6-6-1985.

- Read: 1. This office order and even number dt. 23-5-1985.  
2. Representation No. UAD/108/85 dt. 24-5-1985 from M/s Unit Arson Developers, Thane.  
3. Report No. LWD. WS. 47/85 dt. 31-5-1985 from the Talsildar, Thane.



1. By this office order dated 23-5-1985 unauthorised N.A. use on an area 1,54,083.15 M<sup>2</sup> on Survey numbers 427 pt. to 435 pt and 485 pt of village Ranchara, Tal. Thane has been regularised. In this order on the basis of report dated 29-5-1985 of the Talsildar, Thane the entire area was assessed for N. A.

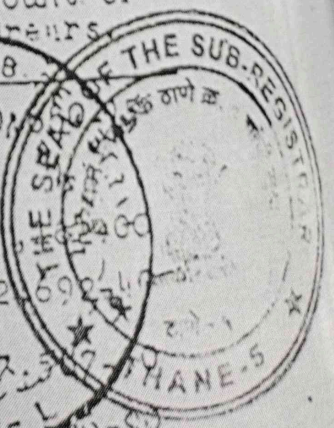
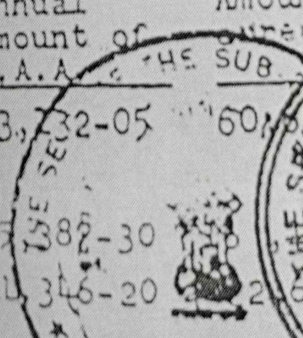
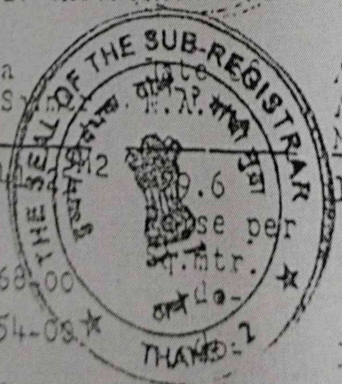
2. The applicants have by their representation dated 24-5-1985 intimated that the entire land of 1,54,083.15 M<sup>2</sup> was not put to N.A. use from the year 1980 and so the levy of N.A.A. on the entire land right from 1980 is not proper. They have, therefore, requested to levy N.A.A. on the area which were actually converted to N.A. in different years. An enquiry was caused to be made through the Talsildar Thane. He has reported that the following land has been converted to N.A. in the years shown against each.

| Year. | Area converted to N.A. |
|-------|------------------------|
| 1980  | 15241.25               |
| 1982  | 6768.00                |
| 1983  | 14254.08               |
| 1984  | 9532.00                |
| 1985  | 1,08,287.99            |

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3. It is thus clear that there was an apparent error in levying N.A.A. on the entire land with effect from 1980. The Collector of Thane in modification of his office order dated 23-5-1985 directs that the N.A.A. shall be levied as under:-

| From | To           | Area in Sq. Mts.               | Annual Amount of N.A.A. | Amount of arrears. |
|------|--------------|--------------------------------|-------------------------|--------------------|
| 7-80 | 31-7-85      | 15,241.25                      | 13,732-05               | 60,000-00          |
| 7-82 | 31-7-85      | 6,768.00                       | 1388-30                 | 2,000-00           |
| 7-83 | 31-7-85      | 14,254.08                      | 11,346-20               | 2,092-40           |
| 7-84 | 31-7-85      | 9,532.00                       | -do-                    | -do-               |
| 7-85 | and onwards. | 5,775.00                       | 7,582-50                | -do-               |
|      |              | <b>51,570.25 M<sup>2</sup></b> |                         |                    |



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