



महाराष्ट्र शासन  
नगर रचना आणि मूल्यनिर्धारण विभाग  
ठाणे शाखा

जिल्हाधिकारी कार्यालय प्रशासकीय इमारत, ३ रा मजला, कोर्ट नाका, ठाणे (प) - ४०० ६०१,  
दूरध्वनी क्र. ०२२-२५३४२७४४, Email ID- adtlp1.thane @maharashtra.gov.in / adtlp\_thane@rediffmail.com

जा.क्र. एकात्मिकृत नगर वसाहत/मो. अंतर्ली, खोणी व इतर/ससंठाणे/२२२९ दिनांक २९/१०/२०२१

प्रति,

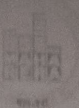
१) पलावा डूवेलर्स प्रा. लि.,  
मुंबई.

विषय:- मौजे अंतर्ली, खोणी, हेदुटणे व कोळे, ता. कल्याण व अंब्रोली, ता अंबरनाथ स. नं. १९/२ अ, १९/२ब, १९/३ व इतर येथील एकात्मिकृत नगर वसाहत प्रकल्पाच्या सेक्टर बी, सी, डी, ई, एफ & आय च्या सुधारीत बांधकाम नकाशांना मंजूरी देणेबाबत.

संदर्भ:-

१. शासन, नगर विकास विभागाची अधिसूचना (LC) क्र. टिपीएस-१२१३/११६/प्र.क्र.२८९/१३/नवि-१२, दि. ०३.०३.२०१४.
२. जिल्हाधिकारी, ठाणे यांचे (LOI) इरादा पत्र क्र.महसूल/कक्ष-१/टे-७/ विनवप्र/कावि-१५८०२/१४, दि. २५.३.२०१४,
३. नगर विकास विभागाची अधिसूचना (LC) क्र.टिपीएस-१२१३/११६/प्र.क्र.२८९/१३/ नवि-१२, दि. २२.८.२०१४,
४. जिल्हाधिकारी, ठाणे यांचे (LOI) इरादा पत्र क्र. महसूल/कक्ष-१/टे-७/विनवप्र/कावि-४०२२१/१४, दि. १५.९.२०१४,
५. नगर विकास विभागाची अधिसूचना(LC)क्र.टिपीएस-१२१३/११६/ प्र.क्र.२८९/ (ब)१३/नवि-१२, दि. २२/०८/२०१४,
६. नगर विकास विभागाची अधिसूचना(LC)क्र.टिपीएस-१२१४/१६८७/ प्र.क्र.७८/१५/नवि-१२, दि. ०८/०७/२०१५,
७. अति. महानगर प्रदेश आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण यांचे (LOI) इरादा पत्र क्र. SROT/27/Villages/२४०४/STP/ LOI/Vill. Hedutane, Umbroli/Vol-I/५३/२०१५, दि. २४/०८/२०१५,
८. अति. महानगर प्रदेश आयुक्त, मुंबई महानगर प्रदेश विकास प्राधिकरण यांचे (LOI) इरादा पत्र क्र. SROT/27/Villages/२४०४/STP/ LOI/Vill. Hedutane, Kole/Vol-I/817/2016, दि. २०/०६/२०१६,

|        |        |
|--------|--------|
| 0.00   | 0.00   |
| 8.88   | 8.88   |
| 393.41 | 393.41 |
| 688.30 | 688.30 |
| 165.42 | 165.42 |
| 122.10 | 122.10 |
| 117.82 | 117.82 |
| 53.40  | 53.40  |

  
**Maharashtra Real Estate Regulatory Authority**

**REGISTRATION CERTIFICATE OF PROJECT  
FORM 'C'**

[See rule 6(a)]

This registration is granted under section 5 of the Act to the following project under project registration number :  
**P51700052243**

Project: **Olivia Tower -B** , Plot Bearing / CTS / Survey / Final Plot No.: **63/1C Part,64/1A Part at Khoni, Kalyan, Thane, 421204;**

1. **Macrotech Developers Limited** having its registered office / principal place of business at Tehsil: **Mumbai City**, District: **Mumbai City**, Pin: **400001**.
2. This registration is granted subject to the following conditions, namely:-
  - o The promoter shall enter into an agreement for sale with the allottees;
  - o The promoter shall execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment or the common areas as per Rule 9 of Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules, 2017;
  - o The promoter shall deposit seventy percent of the amounts realised by the promoter in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for that purpose as per sub- clause (D) of clause (l) of sub-section (2) of section 4 read with Rule 5;  
OR  
That entire of the amounts to be realised hereinafter by promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the land cost and shall be used only for that purpose, since the estimated receivable of the project is less than the estimated cost of completion of the project.
  - o The Registration shall be valid for a period commencing from **02/08/2023** and ending with **31/03/2027** unless renewed by the Maharashtra Real Estate Regulatory Authority in accordance with section 5 of the Act read with rule 6.
  - o The promoter shall comply with the provisions of the Act and the rules and regulations made there under;
  - o That the promoter shall take all the pending approvals from the competent authorities
3. If the above mentioned conditions are not fulfilled by the promoter, the Authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made there under.



Signature valid  
Digitally Signed by  
Dr. Vasant Premanand Prabhu  
(Secretary, MahaRERA)  
Date:02-08-2023 17:36:36

Dated: 02/08/2023

Place: Mumbai

Signature and seal of the Authorized Officer  
Maharashtra Real Estate Regulatory Authority

Date: 10.10.2023

**INFORMATION FOR TIE UP REQUIRED FROM BUILDER ON THEIR LETTER HEAD**

| Sr. No. | Parameter  | Particulars   |
|---------|--|---|
| 1       | Name of the Builder  | Macrotech Developers Limited  |
| 2       | Registered Address   | 412. Floor-4, 17G, Vardhaman Chamber, Caswasji Patel road, Horniman Circle, Fort, Mumbai-400001 |
| 3       | Address for correspondence   | Lodha Excelus, Apollo mills compound, N M Joshi Marg, Mahalaxmi, Mumbai-400011.                 |
| 4       | e-mail Id  | vikas.jain@lodhagroup.com   |
| 5       | Website url, if any  | www.lodhagroup.com  |
| 6       | Date of establishment  | 25/09/1995  |
| 7       | Constitution   | Public Limited Company  |
| 8       | If members of an Industry Body like Builder's Association etc. names of such bodies. | NA  |
| 9       | Ratings from CRISIL/ICRA etc.  |   |
| 10      | Profile of the partners/directors  |   |

| Sr. No | Name               | Age      | Qualifications | Comments on his/her experience, area of expertise etc. |
|--------|--------------------|----------|----------------|--|
| 1.     | Mr. Rajendra Lodha | 57 Years | BE-Civil       | Liaison  |
| 2.     |                    |          |                |  |
| 3.     |                    |          |                |  |

**11 Details of last 2-3 residential projects executed by the same firm/company/promoters**

| Project Name  | Lodha Bellissimo                | Lodha Primero | Lodha Aria |
|---|---------------------------------|---------------|------------|
| Location  | Mahalaxmi                       | Mahalaxmi     | Sewree     |
| Whether approved by SBI?  | Yes                             | Yes           | Yes        |
| If approved by Housing Finance Company like HDFC/LIC HF etc. and/or Schedule Commercial Bank, furnish names of HFCs/Banks | HDFC/ LIC and all leading banks |               |            |
| Month & Year of Commencement of Construction  | 1995 to 2006                    |               |            |
| Present Status (Completed/Partially completed)  | Completed                       |               |            |
| Total built up area of the project, in Sq.M   | NA                              |               |            |
| Number of floors  | 48                              | 42            | 17         |
| No. of Dwelling Units in the project  | 288                             | 204           | 32         |
| No. of units sold in the  | 280                             | 200           | 32         |