



# OCCUPANCY COMPLETION CERTIFICATE

**BP-13186/4623**

Date : **15 May, 2019**

**Unique Code : 20140302102351101**

To,

**(1) Shri. Vasant Govind Shinde And (2) M/s.  
Rachna Enterprises Through its partner Shri.  
Chandresh Ganesh Patel & Others Two  
FLAT NO.102,PRAGATI APT.,PLOT NO.226,NEW  
PANVEL,DIST-RAIGAD  
PIN - 410210**

**Sub :** Occupancy Certificate for **Residential [ Residential Bldg/Apartment ]** Building on Plot No. 3, Sector **24** at **Taloja 12.5 % Scheme Plot**, Navi Mumbai.

**Ref :** 1. Time Extension & No Dues issued vide order dated 18/4/2019 & 18/4/2019 respectively.  
2. Fire NOC issued vide order CIDCO/Fire/HQ/SAP-282/2019. dated 15/5/2019.

Dear Sir,

Please find enclosed herewith the necessary Occupancy Certificate for **Residential [ Residential Bldg/Apartment ]** Building on above mentioned plot along with as built drawing duly approved.

You shall carry out Structural Audit of this development from Structural Engineer after every 5 years from the date of occupancy certificate granted and submit the copy of structural audit to Estate section. CIDCO for their record, However, If the said premise is to be transferred to the register society, the above terms & conditions shall be incorporated in the conveyance deed and the society member shall be made aware of the said terms and conditions at the time of execution of conveyance deed.

The Developers / Builders shall take a note that, you have submitted as built drawing regarding change made at site. Hence as per condition mentioned in commencement certificate. Your security deposit has been forfeited .

Since, you have paid 100% IDC, you may approach to the office of Executive Engineer (W/S -I) to get the water supply connection to your plot.

Document certified by PATIL MITHILESH  
JANARDHAN <mithilesh.patil@gmail.com>.

Name : PATIL MITHILESH  
JANARDHAN  
Designation : Associate  
Planner  
Organization : CIDCO

**OCCUPANCY COMPLETION**  
**CERTIFICATE**

I hereby certify that the development of **Residential [ Residential Bldg/Apartment ]** Building **Ground + 24 floor [ Total BUA = 7492.35Sq.mtrs , Residential BUA = 6670.41 Sq.mtrs , Commercial BUA = 821.94 Sq.mtrs , Any Other BUA = 0 Sq.mtrs** Number of units = **222No. , No. of Residential Units = 194No. , No.of Commercial Units = 28No. , Any Other Units = Fitness Centre-133.30 Sqm, Society Office - 24.74 SqmNo. Ground+No. Of Floors = Ground + 24 floor ]** Plot No. 3, ], Sector - **24** at **Taloja 12.5 % Scheme Plot** of Navi Mumbai completed under the supervision of **ATUL PATEL ARCHITECTS** Architect has been inspected on **23 April, 2019** and I declare that the development has been carried out in accordance with the General Development Control Regulations and the conditions stipulated in the Commencement Certificate dated **26 December, 2014** and that the development is fit for the use for which it has been carried out.

As informed by estate section, in regards to the said plot, if the original land owner get the enhanced compensation in pursuance of the claim submitted under section 28A and 18 of the land acquisition Act 1894, and if its proportionate additional lease premium is made applicable on the subject plot then licensee has to pay the additional lease premium to the corporation.

This occupancy certificate is issued subject to the condition that pending civil suit RCS-20/2015, and decision by the Honble court shall be binding on you.

Thanking you,

Yours faithfully,  
Document certified by PATIL MITHILESH  
JANARDHAN <mithilesh.patil@gmail.com>.  
Name : PATIL MITHILESH  
JANARDHAN  
Designation : Associate  
Planner  
Organization : CIDCO