

ANNEXURE-II

C - 3



MUNICIPAL CORPORATION OF GREATER MUMBAI
FORM 'A'
MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966
No CHE/ES/2303/L/337(NEW)
COMMENCEMENT CERTIFICATE

To,
M/S, SAPTRISHI REALTORS (P.O.A. Holcer)
403, Dr. Ambedkar Teachers Colony, plot no 33,
sector no 2 charkop kandiwali (W) mumbai 400067

Sir,
With reference to your application No. **CHE/ES/2303/L/337(NEW)** Dated. **2/3/2017** for Development Permission and grant of Commencement Certificate under Section 44 & 69 of the Maharashtra Regional and Town Planning Act, 1966, to carry out development and building permission under Section 346 no 337 (New) dated **2/3/2017** of the Mumbai Municipal Corporation Act 1888 to erect a building in Building development work of on plot No. - C.T.S. No. **11** Division / Village / Town Planning Scheme No. **KURLA - 3** situated at **EXISTING ROAD 12.20 M Road / Street in L Ward** Ward .

The Commencement Certificate / Building Permit is granted on the following conditions:--

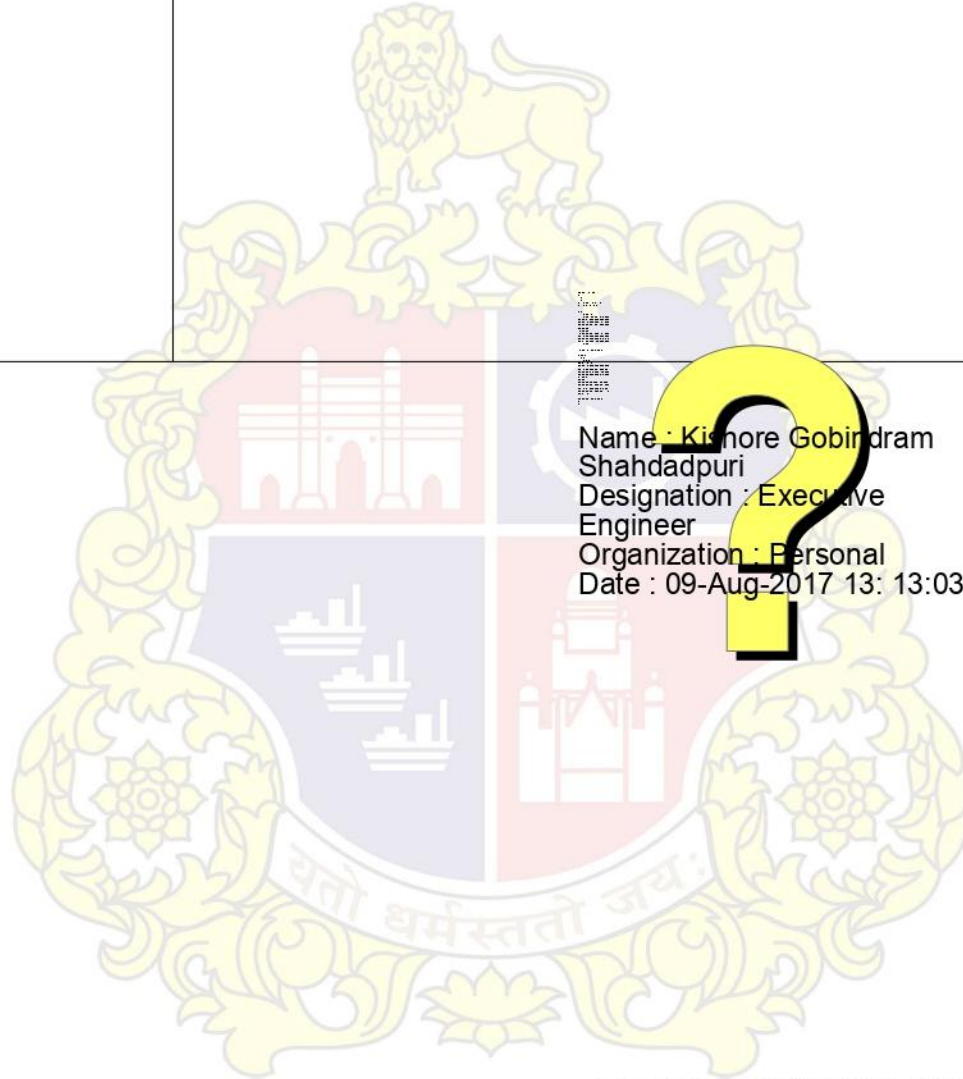
1. The land vacated on consequence of the endorsement of the setback line/ road widening line shall form part of the public street.
2. That no new building or part thereof shall be occupied or allowed to be occupied or used or permitted to be used by any person until occupancy permission has been granted.
3. The Commencement Certificate/Development permission shall remain valid for one year commencing from the date of its issue.
4. This permission does not entitle you to develop land which does not vest in you.
5. This Commencement Certificate is renewable every year but such extended period shall be in no case exceed three years provided further that such lapse shall not bar any subsequent application for fresh permission under section 44 of the Maharashtra Regional and Town Planning Act, 1966.
6. This Certificate is liable to be revoked by the Municipal Commissioner for Greater Mumbai if :-
 - a. The Development work in respect of which permission is granted under this certificate is not carried out or the use thereof is not in accordance with the sanctioned plans.
 - b. Any of the conditions subject to which the same is granted or any of the restrictions imposed by the Municipal Commissioner for Greater Mumbai is contravened or not complied with.
 - c. The Municipal Commissioner of Greater Mumbai is satisfied that the same is obtained by the applicant through fraud or misrepresentation and the applicant and every person deriving title through or under him in such an event shall be deemed to have carried out the development work in contravention of Section 43 or 45 of the Maharashtra Regional and Town Planning Act, 1966.
7. The conditions of this certificate shall be binding not only on the applicant but on his heirs, executors,

assignees, administrators and successors and every person deriving title through or under him.

The Municipal Commissioner has appointed Shri. **Executive Engineer BP ES1** Executive Engineer to exercise his powers and functions of the Planning Authority under Section 45 of the said Act.

This CC is valid upto 8/8/2018

Issued on	Valid upto	Remarks
9/8/2017	8/8/2018	Plinth CC for zero FSI as per approved plans dated 05.06.2017 is granted as proposed.



Name : Kishore Gobindram
Shahdadpuri
Designation : Executive
Engineer
Organization : Personal
Date : 09-Aug-2017 13: 13:03

For and on behalf of Local Authority
Municipal Corporation of Greater Mumbai

Executive Engineer . Building Proposal

Eastern Suburb L Ward Ward

Cc to :

1. Architect.
2. Collector Mumbai Suburban /Mumbai District.

Building Permission Cell, Greater Mumbai / MHADA

(A designated Planning Authority for MHADA layouts constituted as per government regulation no. TPB4315/167/CR-51/2015/UD-11 dt.23 May, 18.)

No.MH/EE/BP(GM)/MHADA/ 1646 /2019

Date:-

28 AUG 2019

To,
Shelter Associates,
Architects & Planners,
Granth Avenue, Ram Mandir Road,
Kherwadi Junction, Bandra (E),
Mumbai-400051.

Sub: Proposed redevelopment of existing Building No. 31 Known as Nehru Nagar Jyotirmay CHSL bearing CTS no. 11(pt) situated at Nehru Nagar, Kurla (E) Mumbai-400024.

CC Revalidation

Ref: 1. Your application Dtd. 16.08.2019.


Dear Sir,

With reference to aforesaid subject, your request for revalidation of C.C. of proposal is considered. Therefore it is required to make necessary payments as follows:

Sr. No.	Description	Code No.	Amount
1	Revalidation Fees	019-02-228-006	3,300/-
		Total Rs.	3,300/-

Please make payment of total amount **Rs. 3,300/- (Three Thousands Three Hundred Only)** to the "Account Officer Building Permission MHADA Account No. 60308983450" and submit the receipt of payment to this office for further necessary action.

Thanking You,


**Executive Engineer/
B.P. Cell/G.M./MHADA**

Form No. 1

RECEIPT

Maharashtra Housing And Area Development Authority

N^o 636832

HOUSING AND AREA DEVELOPMENT BOARD

Letter No 1646 dt. 28/8/19

Subject to realisation of cheque

Received Cash / Cheque / Draft Rs. 3300/-

ORGANISATION CODE

Rupees Three Thousand Three Hundred only

Voucher No.

From Shelter Associates Architects & planners.

Date 11/09/2019

Cheque / Draft No. 007118

Dated 20/8/19

Name of Bank Saraswati

Branch Mumbai

For (Purpose) Proposed redevelopment of Bld No. 31, Nehru Nagar
Jyotimaay CHS Kurla (E)

Major Code	Sub Major Code	Ledger Code	Sub Ledger Code	Sr No. of BUD	Account Description	DR / CR	Amount		
							Rs.	P.	
019	02	228	006		Revalidation Charges	CR	3300/-		
						CR			
						CR			
						CR			
						CR			
						CR			
813 To Bank 8/3/18						DR			
						Total	DR	3300/-	

Signature of Receiver Cashier

Approved By

Asst. Accounts Officer
Authorised Officer
Maharashtra Housing & Area
Development Authority, Mumbai