



# BRIHANMUMBAI MUNICIPAL CORPORATION

## FORM 'A'

### MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966

No CHE/9107/BPWS/AP/FCC/7/Amend

#### COMMENCEMENT CERTIFICATE



To,  
M/S. Oberoi Realty Ltd.  
Commerz, 3rd floor, International Business  
Park, Oberoi Garden City, Off W.E.  
Highway, Goregaon (E), Mumbai-63  
Sir,

With reference to your application No. **CHE/9107/BPWS/AP/FCC/7/Amend** Dated. **15 Sep 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 **15 Sep 2017** of the Mumbai Municipal Corporation Act 1888 to erect a building in Building development work of on plot No. **B** C.T.S.No. **C.T.S. Nos. 95/4/B/3 & 95/4/B/4 of village Dindoshi & C.T.S. No.590/A/A/1 of village Pahadi Goregaon, C.T.S. Nos. 95/4/B/1(pt.), 95/4/B/2(pt.), 95/4/B/3 & 95/4/B/4 of village Dindoshi & C.T.S. No.590/A/A/1 of village Pahadi Goregaon** Division / Village / Town Planning Scheme No. **DINDOSHI-P/S** situated at **18.30m wide D.P. road Road / Street in P/S 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. **Assistant Engineer(B.P.) P Ward** Assistant Engineer to exercise his powers and functions of the Planning Authority under Section 45 of the said Act.

Issue On : 03 Nov 2014

Valid Upto :

02 Nov 2015

Application Number :

CHE/9107/BPWS/AP/CC/1/New

Remark :

This C.C is restricted for work up to 3 level basement + ground level + Podium level-1 to top slab of podium level-4, Tower 'A' & 'B' 2 level basement + ground level + Podium level-1 to top slab of podium level-4, Tower 'C' ground level + Podium level-1 to top slab of podium level-4 Tower 'D' and top slab of basement level Tower 'E' as per approved amended plans dated 30.12.2013

Approved By

EE

Executive Engineer

---

Issue On : 30 May 2016

Valid Upto :

02 Nov 2016

Application Number :

CHE/9107/BPWS/AP/FCC/1/New

Remark :

This C.C is now further re-endorse for Tower 'A' comprising of 3 level basement + ground level + Podium level-1 to top slab of podium level-6, Tower 'B' comprising of 3 level basement + ground level + Podium level-1 to top slab of podium level-5, Tower 'C' comprising of 3 level basement + ground level + Podium level-1 to top slab of podium level-5, Tower 'D' comprising of 3 level basement + ground level + Podium level-1 to top slab of podium level-3, Tower 'E' comprising of 1 level basement + ground level + Podium level-1 to top slab of podium level-5 as per approved amended plan dtd. 05.05.2016

Approved By

EE

Executive Engineer

---

Issue On : 13 Sep 2021

Valid Upto :

12 Sep 2022

Application Number :

CHE/9107/BPWS/AP/FCC/1/Amend

Remark :

This C.C is now re-endorse for the work comprising of Tower 'A' 2 level Basement + Lower Ground floor + Ground

floor + 1st to 4th floor podium + 5th floor (Entrance lobby). Tower 'B' , 'C' & 'D' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th podium floor. Tower 'E' 2nd & 3rd podium floor as per approved amended plan dated 19.08.2021.

Approved By

Assistant Engineer(B.P.)P Ward

Assistant Engineer (BP)

---

Issue On : 24 Nov 2021

Valid Upto :

23 Nov 2022

Application Number :

CHE/9107/BPWS/AP/FCC/2/Amend

Remark :

This Further C.C. is now extended for comprising of Tower 'A' 2 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor Podium + 5th to 54th upper floor. Tower 'B', 1 level Basement + Lower Ground Level + Ground floor + 1st to 4th floor podium + 5th to 30th upper floor. Tower 'C' & 'D' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th podium floor as per approved amended plan dated 13.10.2021.

Approved By

Assistant Engineer(B.P.)P Ward

Assistant Engineer (BP)

---

Issue On : 13 Feb 2023

Valid Upto :

12 Feb 2024

Application Number :

CHE/9107/BPWS/AP/FCC/3/Amend

Remark :

This C.C. is now re endorsed for the building Comprising of Tower 'A' 2 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 54th upper floor. Tower 'B' 1 level Basement + Lower Ground Level + Ground floor + 1st to 4th floor podium + 5th to 30th upper floor. Tower 'C' & 'D' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th podium floor and Tower 'E' 2nd & 3rd podium floor as per approved amended plan dtd. 22.12.2021.

Approved By

Assistant Engineer(B.P.)P Ward

Assistant Engineer (BP)

---

Issue On : 04 Aug 2023

Valid Upto :

03 Aug 2024

Application Number :

CHE/9107/BPWS/AP/FCC/4/Amend

Remark :

CHE/9107/BPWS/AP/FCC/7/Amend

This Further C.C. is now re-endorsed & extended for the residential building No.3 (Tower A to E) Comprising of Tower 'A' 2 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 54th upper floor, Tower 'B' 1 level Basement + Lower Ground Level + Ground floor + 1st to 4th floor podium + 5th to 30th upper floor, Tower 'C' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 12th upper floor, Tower 'D' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 8th upper floor and Tower 'E' 2nd & 3rd podium floor as per approved amended plan dtd. 24.03.2023.

Approved By

Assistant Engineer(B.P.)P Ward

Assistant Engineer (BP)

---

Issue On : 22 Nov 2023

Valid Upto : 21 Nov 2024

Application Number :

CHE/9107/BPWS/AP/FCC/5/Amend

Remark :

This further C.C is now re-endorsed/extended for residential building No.3 (Tower A to E) Comprising of Tower 'A' 2 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 47th upper floor, Tower 'B' 1 level Basement + Lower Ground Level + Ground floor + 1st to 4th floor podium + 5th to 34th upper floor, Tower 'C' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 12th upper floor, Tower 'D' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 9th upper floor and Tower 'E' 2nd & 3rd podium floor as per approved amended plan dtd. 24.03.2023.

Approved By

Assistant Engineer(B.P.)P Ward

Assistant Engineer (BP)

---

Issue On : 04 Mar 2024

Valid Upto : 03 Mar 2025

Application Number :

CHE/9107/BPWS/AP/FCC/6/Amend

Remark :

This C.C is now granted for residential building No.3 (Tower A to E) Comprising of Tower 'A' 2 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 54th upper floor. Tower 'B' 1 level Basement + Lower Ground Level + Ground floor + 1st to 4th floor podium + 5th to 40th upper floor. Tower 'C' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 18th upper floor. Tower 'D' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 14th upper floor and Tower 'E' 2nd & 3rd podium floor as per approved amended plan dtd. 24.03.2023.

Approved By

Assistant Engineer(B.P.)P Ward

Assistant Engineer (BP)

---

Issue On : 11 Jun 2024

Valid Upto :

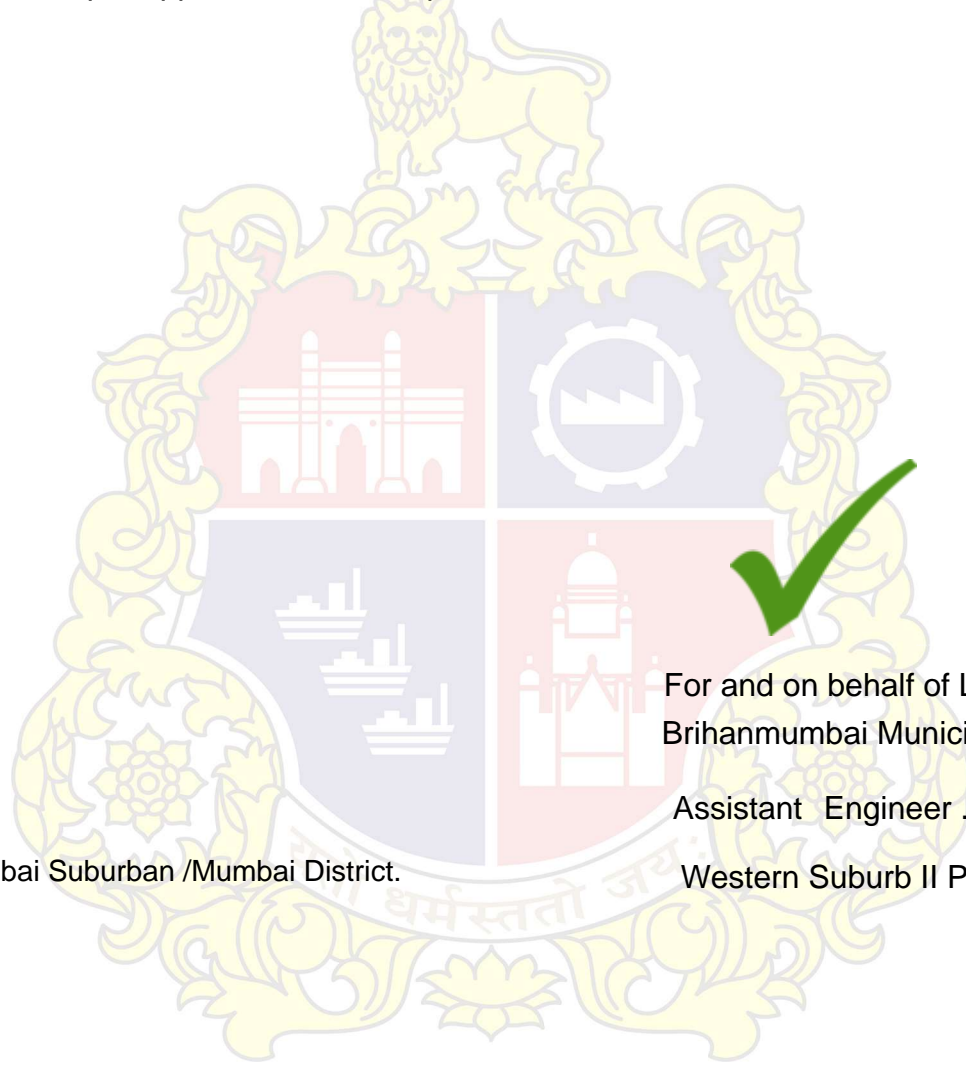
02 Nov 2024

Application Number :

CHE/9107/BPWS/AP/FCC/7/Amend

Remark :

This CC is further granted for residential building No.3 (Tower A to E) Comprising of Tower 'A' 2 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium +5th to 62nd upper floor. Tower 'B' 1 level Basement + Lower Ground Level + Ground floor + 1st to 4th floor podium + 5th to 46th upper floor. Tower 'C' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 24th upper floor. Tower 'D' 1 level Basement + Lower Ground floor + Ground floor + 1st to 4th floor podium + 5th to 18th upper floor and Tower 'E' 2nd & 3rd podium floor as per approved amended plan dtd. 24.03.2023.



For and on behalf of Local Authority  
Brihanmumbai Municipal Corporation

Assistant Engineer . Building Proposal

Western Suburb II P/S Ward Ward

Cc to :

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