



# BRIHANMUMBAI MUNICIPAL CORPORATION

## FORM 'A'

### MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966

No P-7471/2021/(721)/R/C Ward/FP/CC/1/Amend

#### COMMENCEMENT CERTIFICATE



To,  
M/S. ASHIRWAD NICE DEVELOPERS  
off. No.42, 5th floor, Rajgir chambers, 12-14 shahid  
bhagat singh road, fort, mumbai-400001

Sir,

With reference to your application No. **P-7471/2021/(721)/R/C Ward/FP/CC/1/Amend** Dated. **14 May 2021** 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 **14 May 2021** of the Mumbai Municipal Corporation Act 1888 to erect a building in Building development work of on plot No. **716,717,718 &721** C.T.S. No. **716, 717,718 & 721** Division / Village / Town Planning Scheme No. situated at **Shimpoli Road Road / Street in R/C 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. **Shri Santosh U. Raut EE (B.P.) WS-II R-1 Ward** Executive Engineer to exercise his powers and functions of the Planning Authority under Section 45 of the said Act.

Issue On : 11 Mar 2022

Valid Upto : 10 Mar 2023

Application Number : P-7471/2021/(721)/R/C Ward/FP/CC/1/New

Remark :

This C.C. is granted upto top of plinth level only, as per approved plans dtd. 30.12.2021.

Shri.H.S.Bure Exe Engr(BP)WS-II R Ward

Executive Engineer

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Issue On : 02 Sep 2022

Valid Upto : 01 Sep 2023

Application Number : P-7471/2021/(721)/R/C Ward/FP/FCC/1/New

Remark :

This C.C. is granted and Further C.C. is extended for building comprising of wing A i.e. Basement (part) + Ground + 1st to 9th(pt.) upper floors having height 37.75 m. & Wing B i.e. Stilt + 1st to 6th upper floors with total height of 22.05 m. as per approved amended plan dtd. 30.12.2021

SWAPNIL B. PATIL AE BP R-II

Assistant Engineer (BP)

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Issue On : 19 May 2023

Valid Upto : 18 May 2024

Application Number : P-7471/2021/(721)/R/C  
Ward/FP/FCC/1/Amend

Remark :

This C.C. is granted and now re-endorsed for building comprising of wing A i.e. Basement (part) + Ground + 1st to 9th(pt.) upper floors + LMR/OHT & Wing B i.e. Stilt + 1st to 6th upper floors + LMR/OHT as per approved plan dtd. 15.05.2023.

SWAPNIL B. PATIL AE BP R-II

Issue On : 04 May 2024

Valid Upto : 03 May 2025

Application Number : P-7471/2021/(721)/R/C  
Ward/FP/FCC/2/Amend

Remark :

This C.C. is granted and extended entire work of building comprising of Wing 'A' building comprising of Part Basement + Ground floor + 1st floor + Service floor + 2nd to 19th floor as per the approved amended plans dated 30.04.2024

SWAPNIL B. PATIL AE BP R-II  
Assistant Engineer (BP)

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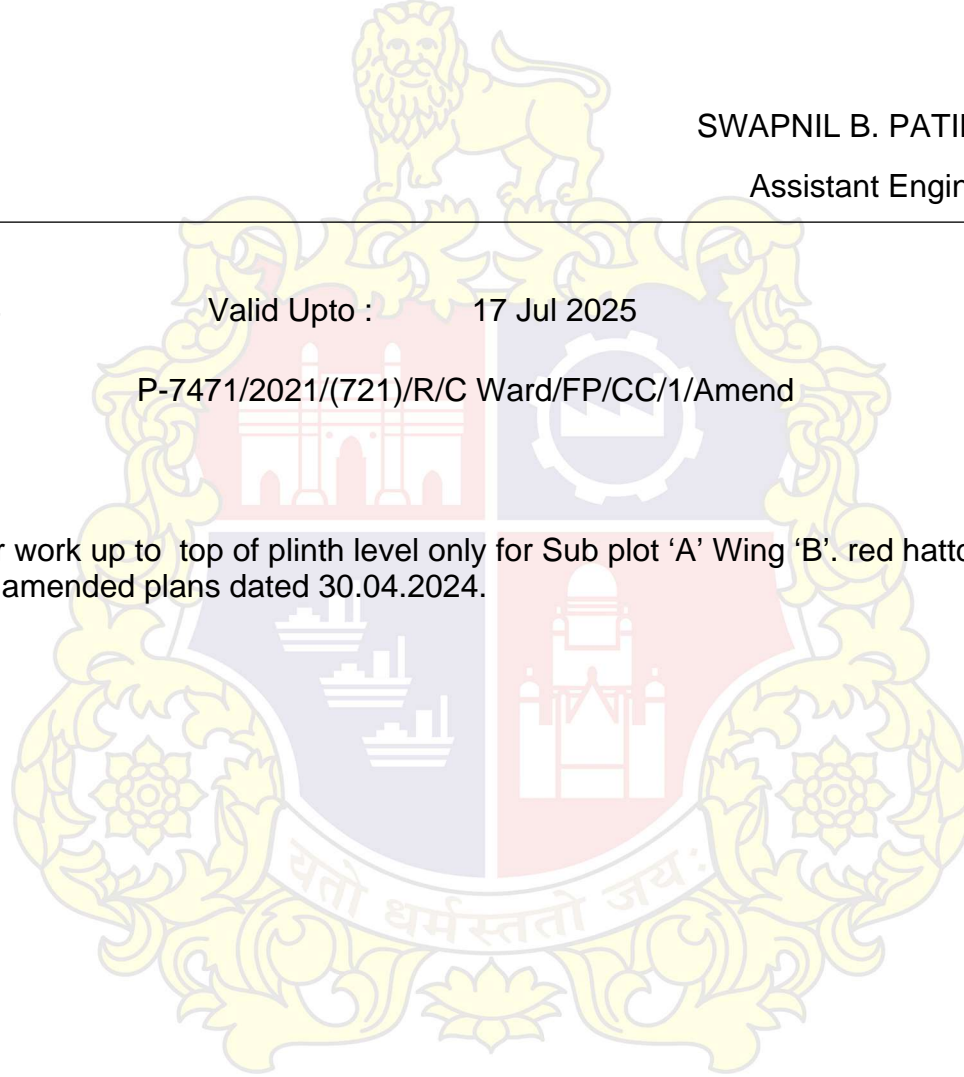
Issue On : 18 Jul 2024

Valid Upto : 17 Jul 2025

Application Number : P-7471/2021/(721)/R/C Ward/FP/CC/1/Amend

Remark :

This C.C. is granted for work up to top of plinth level only for Sub plot 'A' Wing 'B'. red hatched portion marked in plans as per approved amended plans dated 30.04.2024.





For and on behalf of Local Authority  
Brihanmumbai Municipal Corporation

Executive Engineer . Building Proposal  
Western Suburb II R/C Ward Ward

Cc to :

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

