



SLUM REHABILITATION AUTHORITY

No: SRA/ENG/2284/KE/PL/AP

Dated **12 2 NOV 2016**

103

To,

Shri. Shantanoo Rane Of
M/s. Shantanoo rane & Associates
802-B, 8th floor, 'B' wing, Grande Palladium,
Near Mercedes Benz Showroom,
Metro Estate, 175 CST Road, Kalina,
Santacruz (East), Mumbai- 400 098.

Sub : Amended IOA cum Full Occupation permission for Rehab bldg. no.9 i.e. (Gr. +1st to 8th upper) under S.R. Scheme on plot bearing C.T.S. No. 330(Pt.), 330/136to535, 331, 331/1to20 of Village Mogra, Shankarwadi, Jogeshwari (East), Mumbai:-400 060 for: "Shivbhumi SRA CHS LTD."

Ref : Your letter dated 21/12/2013.

Gentlemen,

With reference to your above letter and certification, I have to inform you that the permission to occupy Full Rehab Bldg. no.9 i.e.(Gr. +1st to 8th floors) completed under the supervision of Architect Shri. Shantanoo Rane of M/s. Shantanoo Rane & Associates (License No. CA/98/2268), Consulting Structural Engineer Shri. Hiten Mahimtura of M/s. Mahimtura Consultants Pvt. Ltd. (Reg. No.STR/M/63), Site Supervisor Shri. Dinesh I. Panchal (Reg. No. P/505/SS-I) and as per Full Occupation plans submitted by you on 21/12/2013 is hereby granted subject to the following conditions;

1. That this Full Occupation permission is granted for Gr. +1st to 8th upper floor shown bounded red on the accompanying occupation plans.
2. That this occupation granted for 80 no. of Rehab residential units, 03 Amenities & 05 no. of Sale Commercial.
- 3 That the balance LOI & IOA conditions shall be complied before asking full OCC of Sale Bldg./Rehab building or at appropriate stages as directed.

Administrative Bldg, Anant Kanekar Marg, Bandra (East), Mumbai 400 051,
Fax:022-26590457 Tel:022-26590519/0405/1879 E mail : info@sra.gov.in.

4. That you shall pay Rs.100/- per eligible slum dwellers towards issue of Identity Cards as per circular No. 137 dtd. 01.08.2012 before O.C.C. to Rehab Bldg./Composite Bldg.
5. That you shall pay Rs.10/-(Rupees Ten Only) per Sq. Feet of rehab constructed area inclusive of rehab component & staircase, lift, passage, stilt area etc. for the Structural Audit as per circular No. 138 before issue of Occupation Certificate of rehab building.
6. That the certificate under section 270A of MMC, Act shall be obtained from A.E.(WW)-'K/E' ward and a certified copy of the same shall be submitted to this office, before applying for BCC.
7. That you shall get the completion of STP before CC to Sale Bldg. in the Layout.

One set of completion plans of Rehab building no.9 is returned herewith as a token of approval.

Yours faithfully,


22/11/16
S.E. (S.R.A.) A.E. (S.R.A.)


22/11/16
Executive Engineer-IV
Slum Rehabilitation Authority

Copy to:

1. Developer: M/s. Shubh Enterprises.
2. Secretary: "Shivbhumi SRA CHS LTD."
3. Assistant Municipal Commissioner 'K/E' Ward.
4. A.E. (WW), 'K/E' Ward.
5. A.A. & C., 'K/E' Ward.
6. ARS (SRA)/I-Card Section.


22/11/16
S.E. (S.R.A.) A.E. (S.R.A.)


22/11/16
Executive Engineer-IV
Slum Rehabilitation Authority



109

SLUM REHABILITATION AUTHORITY

Administrative Building, Anant Kanekar Marg, Bandra (East), Mumbai - 400 051
MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966 (FORM "A")

No. SRA/ENG/2693/KE/PL/AP **22 NOV 2016**
COMMENCEMENT CERTIFICATE

Issued
Sign

TO,

REHAB BLDG. NO. 9

M/s. Shubh Enterprise,
J/102, Nisarg, Opp. Panchsheel Height,
Mahavir Nagar, Kandivali (West),
Mumbai-400 067.

Sir,

With reference to your application No. 7923 dated 03/06/2011 for Development Permission and grant of Commencement Certificate under section 44 & 69 of the Maharashtra Regional Town Planning Act, 1966 to carry out development and building permission under section 45 of Maharashtra Regional and Town Planning Act, 1966 to erect a building on plot No. -
C.T.S. No. 330(pt.), 330/136 to 535, 331, 331/1 to 20

of village Mogra T.P.S. No. -
ward K/E Situated at Shankarwadi, Jogeshwari (E), Mumbai.

The Commencement Certificate/Building Permit is granted subject to compliance of mentioned in LOI
U/R No. SRA/ENG/1751/KE/PL/LOI (Rev.) dt. 28/04/2011
IDA U/R No. SRA/ENG/2693/KE/PL/AP dt. 30/01/2012
and on following conditions.

1. The land vacated in consequence of 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 reason until occupancy permission has been granted.
3. The Commencement Certificate/Development permission shall remain valid for one year from the date of its issue. However the construction work should be commenced within three months from the date of its issue.
4. This permission does not entitle you to develop land which does not vest in you or in contravention of the provision of coastal Zone Management plan.
5. If construction is not commenced 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 C.E.O. (SRA) 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 condition subject to which the same is granted or any of the restrictions imposed by the C.E.O. (SRA) is contravened or not complied with.
 - (c) The C.E.O. (SRA) 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 and 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 C.E.O. (SRA) has appointed SHRI. P.P. MAHISHI
Executive Engineer to exercise his powers and functions of the Planning Authority under section 45 of the said Act.