

MahaRERA Application

General Information

Information Type Other Than Individual

Organization

Name LAXMI DEVELOPERS
Organization Type Partnership Description For Other Type Organization NA
Do you have any Past Experience ? No

Address Details

Block Number SHOP NO 4 Building Name GUNJAI DARSHAN
Street Name HANUMAN NAGAR Locality KATEMANIVALI
Land mark KALAYN State/UT MAHARASHTRA
Division Konkan District Thane
Taluka Kalyan Village KATEMANEVALI
Pin Code 421306

Organization Contact Details

Office Number 09594447952
Website URL

Past Experience Details

Member Information

| Member Name | Designation | Photo |
|---------------------|-------------|----------------------------|
| RAJESH MAVJI CHHEDA | Partner | View Photo |
| ASHWIN MAVJI CHHEDA | Partner | View Photo |
| DIWAKAR MANOJ RAI | Partner | View Photo |

Project

Project Name (Mention as per Sanctioned Plan) GUNJAI DARSHAN Project Status New Project
Proposed Date of Completion 31/12/2030
Litigations related to the project ? No Project Type Residential

| | | | |
|--|--|---|--------------|
| Are there any Promoter(Land Owner/ Investor) (as defined by MahaRERA Order) in the project ? | Yes | | |
| Plot Bearing No / CTS no / Survey Number/Final Plot no. | Survey No 56 Hissa No 2 Hissa no 3 and Survey No 57 Hissa No 8/1 | Boundaries East | DP ROAD |
| Boundaries West | EXISTING BUILDING GROUND PLUS 2 FLOORS | Boundaries North | DP ROAD |
| Boundaries South | DP ROAD | State/UT | MAHARASHTRA |
| Division | Konkan | District | Thane |
| Taluka | Kalyan | Village | KATEMANEVALI |
| Street | KALYAN | Locality | KALAYN |
| Pin Code | 421306 | Total Plot/Project area (sqmts) | 4130 |
| Total Number of Proposed Building/Wings (In the Layout/Plot) | 1 | | |
| Number of Sanctioned Building out of Above Proposed Count Applied for this Registration | 1 | Proposed But Not Sanctioned Buildings Count | 0 |
| Total Recreational Open Space as Per Sanctioned Plan | 0 | | |

FSI Details

| | | | |
|---|---------|--|------|
| Sanctioned FSI of the project applied for registration (Sanctioned Built-up Area) | 2411.07 | Built-up-Area as per Proposed FSI (In sqmts) (Proposed but not sanctioned) (As soon as approved, should be immediately updated in Approved FSI) | 5000 |
| Permissible Total FSI of Plot (Permissible Built-up Area) | 7411.07 | | |

Bank Details

| | |
|-----------|--------------------|
| Bank Name | KARNATAKA BANK LTD |
| IFSC Code | KARB0000427 |

Promoter(Land Owner/ Investor) Details

| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status |
|----------------|-------------------|-------------------------------------|--------------------------------|------------------------------|--------|
| GUNJAI DARSHAN | DUNDU KALU PAWSHE | Individual | Area Share | View Details | Active |

| Sr No. | Document Name | View |
|--------|-----------------------------|---|
| 1 | Upload Agreement / MoU Copy | View Download |
| 2 | Upload Agreement / MoU Copy | View Download |
| 3 | Upload Agreement / MoU Copy | View Download |
| 4 | Upload Agreement / MoU Copy | View Download |

| | | | |
|---|-----------------------|----------------------|--------------------------|
| 5 | Declaration in Form B | View | Download |
|---|-----------------------|----------------------|--------------------------|

| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status |
|----------------|--------------------|-------------------------------------|--------------------------------|------------------------------|--------|
| GUNJAI DARSHAN | EKNATH KALU PAWSHE | Individual | Area Share | View Details | Active |

| Sr No. | Document Name | View |
|--------|-----------------------------|---|
| 1 | Upload Agreement / MoU Copy | View Download |
| 2 | Upload Agreement / MoU Copy | View Download |
| 3 | Upload Agreement / MoU Copy | View Download |
| 4 | Upload Agreement / MoU Copy | View Download |
| 5 | Declaration in Form B | View Download |

| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status |
|----------------|---------------------|-------------------------------------|--------------------------------|------------------------------|--------|
| GUNJAI DARSHAN | BALARAM KALU PAWSHE | Individual | Area Share | View Details | Active |

| Sr No. | Document Name | View |
|--------|-----------------------------|---|
| 1 | Upload Agreement / MoU Copy | View Download |
| 2 | Upload Agreement / MoU Copy | View Download |
| 3 | Upload Agreement / MoU Copy | View Download |
| 4 | Upload Agreement / MoU Copy | View Download |
| 5 | Declaration in Form B | View Download |

| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status |
|----------------|-------------------|-------------------------------------|--------------------------------|------------------------------|--------|
| GUNJAI DARSHAN | BABAN KALU PAWSHE | Individual | Area Share | View Details | Active |

| Sr No. | Document Name | View |
|--------|-----------------------------|---|
| 1 | Upload Agreement / MoU Copy | View Download |
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| 3 | Upload Agreement / MoU Copy | View Download |
| 4 | Upload Agreement / MoU Copy | View Download |
| 5 | Declaration in Form B | View Download |

| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status |
|----------------|-------------------|-------------------------------------|--------------------------------|------------------------------|--------|
| GUNJAI DARSHAN | ARJUN KALU PAWSHE | Individual | Area Share | View Details | Active |

| Sr No. | Document Name | View |
|--------|---------------|------|
|--------|---------------|------|

| | | |
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| 4 | Upload Agreement / MoU Copy | View Download |
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| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status |
|----------------|-------------------------|-------------------------------------|--------------------------------|------------------------------|--------|
| GUNJAI DARSHAN | GULAB PANDHRINATH PATIL | Individual | Area Share | View Details | Active |

| Sr No. | Document Name | View |
|--------|-----------------------------|---|
| 1 | Upload Agreement / MoU Copy | View Download |
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| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status |
|----------------|------------------------|-------------------------------------|--------------------------------|------------------------------|--------|
| GUNJAI DARSHAN | VASANTI SUBHASH PAWSHE | Individual | Area Share | View Details | Active |

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| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status |
|----------------|----------------------|-------------------------------------|--------------------------------|------------------------------|--------|
| GUNJAI DARSHAN | BIPIN SUBHASH PAWSHE | Individual | Area Share | View Details | Active |

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|--------|-----------------------------|---|
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| 3 | Upload Agreement / MoU Copy | View Download |
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| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status |
|--------------|---------------|-------------------------------------|--------------------------------|------|--------|
|--------------|---------------|-------------------------------------|--------------------------------|------|--------|

| | | Investor) Type | Arrangement | | | | | | | | | | | | | | | | | | | |
|----------------|-----------------------------|---|-------------|------------------------------|--------|---|-----------------------------|---|---|-----------------------------|---|---|-----------------------------|---|---|-----------------------------|---|---|-----------------------|---|--|--|
| GUNJAI DARSHAN | ASHMITA SUBHASH PAWSHE | Individual | Area Share | View Details | Active | | | | | | | | | | | | | | | | | |
| | | <table border="1"> <thead> <tr> <th>Sr No.</th> <th>Document Name</th> <th>View</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Upload Agreement / MoU Copy</td> <td>View Download</td> </tr> <tr> <td>2</td> <td>Upload Agreement / MoU Copy</td> <td>View Download</td> </tr> <tr> <td>3</td> <td>Upload Agreement / MoU Copy</td> <td>View Download</td> </tr> <tr> <td>4</td> <td>Upload Agreement / MoU Copy</td> <td>View Download</td> </tr> <tr> <td>5</td> <td>Declaration in Form B</td> <td>View Download</td> </tr> </tbody> </table> | Sr No. | Document Name | View | 1 | Upload Agreement / MoU Copy | View Download | 2 | Upload Agreement / MoU Copy | View Download | 3 | Upload Agreement / MoU Copy | View Download | 4 | Upload Agreement / MoU Copy | View Download | 5 | Declaration in Form B | View Download | | |
| Sr No. | Document Name | View | | | | | | | | | | | | | | | | | | | | |
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| 4 | Upload Agreement / MoU Copy | View Download | | | | | | | | | | | | | | | | | | | | |
| 5 | Declaration in Form B | View Download | | | | | | | | | | | | | | | | | | | | |

Project Details

| Name | Proposed | Booked | WorkDone(In %) |
|---------------------------------|----------|--------|----------------|
| Number of Garages (In Numbers) | 0 | 0 | 0 |
| Covered Parking (In Numbers) | 0 | 0 | 0 |

Development Work

| Common areas And Facilities, Amenities | Available | Percent | Details |
|---|-----------|---------|----------------------|
| Internal Roads & Footpaths : | NO | 0 | NA |
| Water Conservation, Rain water Harvesting : | YES | 0 | 0 |
| Energy management : | NO | 0 | NA |
| Fire Protection And Fire Safety Requirements : | YES | 0 | A PER APPROVED PLAN |
| Electrical Meter Room, Sub-Station, Receiving Station : | YES | 0 | AS PER APPROVED PLAN |
| Aggregate area of recreational Open Space : | NO | 0 | NA |
| Open Parking : | NO | 0 | NA |
| Water Supply : | YES | 0 | BY KDMC |
| Sewerage (Chamber, Lines, Septic Tank , STP) : | YES | 0 | AS PER APPROVED PLAN |
| Storm Water Drains : | YES | 0 | AS PER APPROVED PLAN |
| Landscaping & Tree Planting : | NO | 0 | NA |
| Street Lighting : | NO | 0 | NA |
| Community Buildings : | NO | 0 | NA |
| Treatment And Disposal Of Sewage And Sullage Water : | NO | 0 | NA |
| Solid Waste Management And Disposal : | NO | 0 | NA |

Building Details

| Sr.No. | Project Name | Name (Also mention identification of building/wing/other as per approved plan) | Proposed Date of Completion | Number of Basement's | Number of Plinth | Number of Podium's | Number of Sanctioned Floors | Number of Stilts | Total no. of open Parking as per Sanctioned Plan (4-wheeler+2-Wheeler) | Number of Closed Parking |
|--------|--------------|--|-----------------------------|----------------------|------------------|--------------------|-----------------------------|------------------|--|--------------------------|
|--------|--------------|--|-----------------------------|----------------------|------------------|--------------------|-----------------------------|------------------|--|--------------------------|

| 1 | GUNJAI DARSHAN | BUILDING NO 2 WING B | 31/12/2030 | 0 | 1 | 0 | 7 | 1 | 141 | 0 |
|--------|----------------|------------------------|---------------------|----------------------------|---|---|---|---|-----|---|
| Sr.No. | Apartment Type | Carpet Area (in Sqmts) | Number of Apartment | Number of Booked Apartment | | | | | | |
| 1 | 2BHK | 45 | 7 | 0 | | | | | | |
| 2 | 1BHK | 29.14 | 7 | 0 | | | | | | |
| 3 | 1BHK | 29.80 | 21 | 0 | | | | | | |
| 4 | 1BHK | 41.13 | 7 | 0 | | | | | | |

| Sr.No. | Tasks / Activity | Percentage of Work |
|--------|---|--------------------|
| 1 | Excavation | 100 |
| 2 | X number of Basement(s) and Plinth | 0 |
| 3 | X number of Podiums | 0 |
| 4 | Stilt Floor | 0 |
| 5 | X number of Slabs of Super Structure | 0 |
| 6 | Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises | 0 |
| 7 | Sanitary Fittings within the Flat/Premises,Electrical Fittings within the Flat/Premises | 0 |
| 8 | Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks. | 0 |
| 9 | The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing | 0 |
| 10 | Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate | 0 |

Project Professional Information

| Professional Name | MahaRERA Certificate No. | Professional Type |
|------------------------------|--------------------------|----------------------|
| MAYUR K JAIN & CO | NA | Chartered Accountant |
| AARNA STRUCTURAL CONSULATANT | NA | Engineer |
| DILIP TAMBDAY & ASSOCIATES | NA | Architect |

Litigations Details

No Records Found

Uploaded Documents

| Document Name | Uploaded Document |
|----------------------------------|---|
| 1 Copy of the legal title report | View Download |
| 2 Copy of the legal title report | View Download |

| | |
|--|---|
| 3 Copy of the legal title report | View Download |
| 1 a Details of encumbrances concerned to Finance | View Download |
| 2 a Details of encumbrances concerned to Finance | View Download |
| 1 b Details of encumbrances concerned to Legal | View Download |
| 2 b Details of encumbrances concerned to Legal | View Download |
| 1 Copy of Layout Approval (in case of layout) | View Download |
| 1 Building Plan Approval / NA Order for plotted development | View Download |
| 1 Commencement Certificates / NA Order for plotted development | View Download |
| 1 Declaration about Commencement Certificate | View Download |
| 1 Declaration in FORM B | View Download |
| 1 Architect's Certificate of Percentage of Completion of Work (Form 1) | View Download |
| 1 Engineer's Certificate on Cost Incurred on Project (Form 2) | View Download |
| 1 Engineers Certificate on Quality Assurance (Form 2A FY 2019-20) | Not Uploaded |
| 1 Engineers Certificate on Quality Assurance (Form 2A FY 2020-21) | Not Uploaded |
| 1 Engineers Certificate on Quality Assurance (Form 2A FY 2021-22) | Not Uploaded |
| 1 Engineers Certificate on Quality Assurance (Form 2A FY 2022-23) | Not Uploaded |
| 1 Disclosure of sold/ booked inventory | Not Uploaded |
| 1 CERSAI details | View Download |
| 2 CERSAI details | View Download |
| 1 Disclosure of Interest in Other Real Estate Organizations | View Download |
| 2 Disclosure of Interest in Other Real Estate Organizations | View Download |
| 3 Disclosure of Interest in Other Real Estate Organizations | View Download |
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| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2019-20) | Not Uploaded |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2020-21) | Not Uploaded |
| 1 Proforma of Agreement for sale | View Download |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2021-22) | Not Uploaded |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2022-23) | Not Uploaded |
| 1 Proforma of Allotment letter | View Download |
| 1 Occupancy Certificate/ Completion Certificate/ Architect's certificate of completion for plotted development | Not Uploaded |
| 1 Status of Formation of Legal Entity (Society/Co Op etc.) | Not Uploaded |
| 1 Status of Conveyance | Not Uploaded |
| 1 Other – Legal | View Download |
| 1 Other – Finance | Not Uploaded |

| | |
|--|---|
| 1 Other – Technical | View Download |
| 1 Foreclosure of the Project | Not Uploaded |
| 1 Deviation Report with respect to Allotment letter | View Download |
| 1 Deviation Report with respect to model copy of Agreement | View Download |