

पुस्तक क्र.	पृष्ठ क्र.	दिनांक	व्यक्ति
१	१	२०१७	

मुख्य कार्यालय, विरार
विरार (पूर्व),
न. नं. वि. वासवा - ४०१ १०५.



दूरभाषी : ०२२२ - २६६००१ / ०२२२२२००१
फैक्स : ०२२२ - २६६०००
ई-मेल : vasair@vasairmunicipal.gov.in

प्राप्त क्र. : न. वि. वा. व.
दिनांक :

VVCMC/TP/POC/NP-4651/19/2017-18

Dt. 09/06/2017.

To,
M/s. R.J. Enterprises
Shri. Jagdish A. Dialani & Shri. Ramesh Jogani,
77, Dharma Nivas, R.K. Mission Road,
Above IDBI Bank, Off. Linking Road, Khar (E)
MUMBAI- 400 052.

Sub: Part Occupancy Certificate for the proposed Residential Building Type A (Wing-A & B) as per As built drawing on land bearing S.No.9, H.No.1, S.No.13, H.No.4, S.No.14, H.No.5A & 5B of Village-Diwanman, Taluka-Vasai, Dist -Palghar.

Ref:

- 1) Commencement Certificate No. CIDCO/VVSR/CC/BP-4000/W/655 dtd.21/06/2010
- 2) Commencement Certificate No. CIDCO/VVSR/CC/BP-4000/W/656 dtd.21/06/2010 & CIDCO/VVSR/CC/BP-4000/W/657 dtd.21/06/2010
- 3) Revised Development Permission No. VVCMC/TP/RDP/VP 4986/049/2014-15 dtd.29/05/2014
- 4) Development completion certificate dt. 13/12/2016 from the Architect.
- 5) Structural stability certificate from your Structural Engineer vide letter dated 13/12/2016.
- 6) Plumbing certificate dated 13/12/2016.
- 7) Receipt No.20948 Dt. 28/08/2016 from Vasai Virar City Municipal Corporation for potable water supply
- 8) NOC from Lift Inspector dt. 09/05/2016 & 04/01/2016.
- 9) NOC from Chief Fire Officer dt. 21/11/2016.
- 10) Letter from Rain Water Harvesting Consultant Dt. dt. 07/05/2016.
- 11) NOC from Tree Plantation Department of VVCMC Dtd. 19/10/2016.
- 12) Your Architect's letter dated 17/12/2016.

COLOUR XEROX

Sir/ Madam,

Please find enclosed herewith the necessary Occupancy Certificate for the proposed Residential Building Type A (Wing-A & B) as per As built drawing on land bearing S.No.9, H.No.1, S.No.13, H.No.4, S.No.14, H.No.5A & 5B of Village-Diwanman, Taluka-Vasai, Dist -Palghar along with as built drawings.



Scanned With OKER Scanner
Palghar



Handwritten signature

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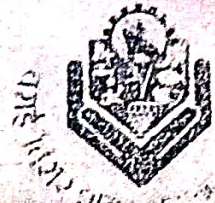
SHAH GATTANI CONSULE PANTS

SHAH GATTANI CONSULTANTS
ARCHITECT & ENGINEERS
103, LUCKY PALACE, STATION ROAD VASAI, (E)

CASA TERRAZA



मुख्य कार्यालय, विरार
विरार (पूर्व),
ब. व. वि. पालघर - ४०१ ३०५.



दस्तावेज : ०२५५ - २४२५५५ / ०२१०३ / ०६१४१०२
दिनांक : ०२५५ - २४२५५५
ई-मेल : vasai@vsnl.com

जाचक क्र. : व.वि.रा.प.
दिनांक :

WCMC/TP/POC/NP-4651/19/2017-18

Dt. 09/06/2017.

To,
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Sub: Part Occupancy Certificate for the proposed Residential Building Type A (Wing-A & B) as per As built drawing on land bearing S.No.9, H.No.1, S.No.13, H.No.4, S.No.14, H.No.5A & 5B of Village-Diwanman, Taluka-Vasai, Dist -Palghar.

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 - 11) NOC from Tree Plantation Department of VVCMC Dtd. 19/10/2016.
 - 12) Your Architect's letter dated 17/12/2016.

Sir/ Madam,

Please find enclosed herewith the necessary Occupancy Certificate for the proposed Residential Building Type A (Wing-A & B) as per As built drawing on land bearing S.No.9, H.No.1, S.No.13, H.No.4, S.No.14, H.No.5A & 5B of Village-Diwanman, Taluka-Vasai, Dist -Palghar along with as built drawings.

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वसाई-१			
पुस्तक क्र.	पृष्ठ क्र.	५०	६०
१			२०२५



मुख्य कार्यालय, विरार
विरार (पूरुव),
ता. वसाई, जि. पालघार - ४०१ ३०५.

पुस्तकी : ०२५० - ३३३३३३ / ३३३३३३
पुस्तक : ०२५० - ३३३३३३
पुस्तक : ३३३३३३
जायक क्र. : ३.३.३.३.३.
दिनांक :

WCMC/TP/POC/NP-4651/ 19 / 2017-18
: 2 :

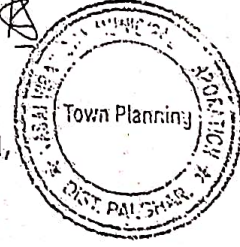
Dt. 09/06/2017.

You are required to submit revised DILR map showing the roads, R.G. amenity plot, D.P. road reservation, buildings as constructed at site and you will also have to submit necessary mutations in 7/12 extracts showing these components before approaching for refund of security deposit.

Yours faithfully,

Deputy Director
Town Planning,
Vasai Virar City Municipal Corporation

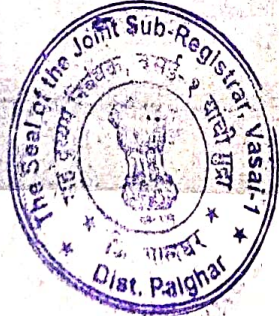
Encl.: a.a.
c.c. to:
1) M/s. Shah Gattani Consultants
Architects
103, Lucky Palace, Station Road,
Vasai Road (W), Tal. Vasai
DIST: PALGHAR.



- 2) Asst. Commissioner
Ward Office.....
----- City Municipal Corporation
- 3) Tax superintendent
Ward Office.....
----- City Municipal Corporation

CC: Mr. XER.

For necessary action during taxation procedure.



मुख्य कार्यालय, विरार
विरार (पूर्व),
व. वसई, जि. पालघर - ४०१ ३०५.



यसई - १		
पुस्तक	दस्तावेज	पृष्ठ
१	३८५९	५९
२०२५		

दूरध्वनी : ०२५० - २५२५१०१ / ०२/०१/०४/०५/०६
फॅक्स : ०२५० - २५२५१०९
ई-मेल : vasai@vrcmpcorporation@yahoo.com

जाचक क्र. : व.वि.श.प.
दिनांक :

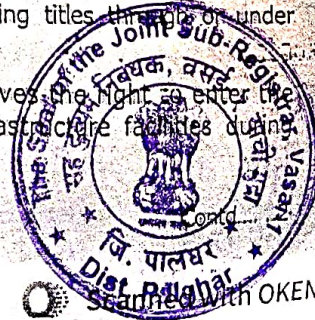
WCMC/TP/POC/VP-4651/19/2017-18

Dt. ०९/०६/२०१७.

OCCUPANCY CERTIFICATE

I hereby certify that the development for the the proposed Residential Building Type A (Wing-A & B) with Built Up Area 1826.22 sq.m.on land bearing S.No.9, H.No.1, S.No.13, H.No.4, S.No.14, H.No.5A & 5B of Village-Diwanman, Taluka-Vasai, Dist -Palghar completed under the supervision of M/s. Shah Gattani Consultants, Architect (License/Registration No. CA/81/6322) and has been inspected on 13/02/2017 and I declare the development has been carried out in accordance with regulaticns and the conditions stipulated in the Commencement Certificate No. CIDCO/VVSR/CC/BP-4641/E/887 dated 07/07/2010 Commencement Certificate No. CIDCO/VVSR/CC/BP-4000/W/656 dtd.21/05/2010 & CIDCO/VVSR/CC/BP-4000/W/657 dtd.21/06/2010, Revised Development Permission No. VVCMC/TP/RDP/VP-4986/049/2014-15 dtd.29/05/2014 issued by the CIDCO and permitted to be occupied subject to the following conditions :-

- 1) No physical possession to the residents shall be handed over by the applicant developers/owner unless power supply and potable water is made available in the flat and also mosquito proof treatment certificate is obtained from the concerned Municipal Council/offices of Municipal Corporation.
- 2) You will have to provide necessary infrastructural facilities on site and also the improvement/ repairs to them will have to be done at your own cost and risk to the standards that may be specified by the Planning Authority any time in future. These Infrastructure are mainly the drainage arrangement for storm water disposal by putting pump rooms etc., electric arrangements and improvement, shifting of poles to suitable locations, collection of solid waste, arrangement for conveyance and disposal of sullage and sewage without creating any insanitary conditions in the surrounding area, channelisation of water courses and culverts, if any.
- 3) Notwithstanding anything contained in the occupancy certificate conditions it shall be lawful for the Vasai Virar City Municipal Corporation to direct the removal or alteration of any building or structure erected or use contrary to the provision of this sanction. Vasai Virar City Municipal Corporation may cause the same to be carried out and recover the cost of carrying out the same from grantee/successors and every person deriving titles through or under them.
- 4) The Vasai Virar City Municipal Corporation reserves the right to enter the premises for inspection of maintenance of Infrastructure facilities during reasonable hours of the day and with prior notice



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मुख्य कार्यालय, विरार
विरार (पूर्व),
ता. वसई, जि. पालघर - ४०१ ३०५.



दूरध्वनी : ०२५० - २५२५७०१ / ०२५०३१०६ / ०२५०३१०७
फैक्स : ०२५० - २५२५७०९
ई-मेल : vasairmccorporation@yahoo.com

जावक क्र. : व.वि.श.म.
दिनांक :

VVCMC/TP/POC/VP-4651/19/ 2017-18
..... 2

Dt. ०९ / 06 / 2017.

- 5) This certificate of occupancy is issued only in respect of 47 Flats constructed in Residential Building Type A (Wing-A & B) (Still+7) only.
- 6) Also you shall submit a cloth mounted copy of the As built drawing without which the Security deposit will not be refunded.
- 7) In the event of your obtaining Occupancy Certificate by suppressing any vital information on submitting forged/unauthenticated documents, suppressing any court order, this Occupancy Certificate is liable to be cancelled. You are responsible for this type of lapse on your part and VVCMC is not responsible for any consequences arising out of above act of yours if any, while obtaining the Occupancy Certificate.
- 8) After complying with the conditions of all and complying with legal orders of any other forum only you shall give possession of flats.
- 9) You are responsible for the disposal of Construction & Demolition waste (debris) that may be generated during the demolition of existing structure & during the execution work of buildings.
- 10) You shall maintain provided separate dust bins per wing of buildings for Dry & Wet waste as per MSW rules 2016 prior to Occupancy Certificate.
- 11) You shall abide by the conditions mentioned in the N.A. order & Commencement Certificate. The responsibility of complying with various statutory compliances as applicable under various Acts of both Central and State, governing the development lies with you. VVCMC is not responsible for non compliance of any of the statutory requirements by you.

One set of completion plan duly certified is returned herewith.

(Issued as per approved by the Commissioner).

[Signature]
Deputy Director
Town Planning

Vasai Virar City Municipal Corporation

