



Ahmedabad Municipal Corporation

As per Gujarat Town Planning & Urban Development Act, 1976, Section 29(1), 34, 49(1)(B) & The Gujarat Provincial Municipal Corporation Act, 1949, section 253/254

Commencement Letter (Rajachitthi)

Case No: BHNTI/NWZ/220819/CGDCRV/A2764/R1/M1 Date: 17 SEP 2021
 Rajachitthi No: 05211/220819/A2764/R1/M1
 Arch./Engg No.: ER1355160524 Arch./Engg. Name: DUSHYANT BANSAL
 S.D. No.: SD0231200323R3 S.D. Name: JIGAR G SHAH
 C.W. No.: CW0974160524 C.W. Name: DUSHYANT S BANSAL
 Developer Lic. No.: DEV1293140524 Developer Name: PANDYA RAJESH BABUBHAI
 Owner Name: KERALIYA PROJECTS THROUGH PARTNERS (1) DHAVAL C. PATEL, (2) DHVANI M. PATEL.
 Owners Address: AVADH HABITAT, NEAR EAST BROOK SHILAJ Ahmedabad Ahmedabad Ahmedabad India
 Occupier Name: KERALIYA PROJECTS THROUGH PARTNERS (1) DHAVAL C. PATEL, (2) DHVANI M. PATEL.
 Occupier Address: AVADH HABITAT, NEAR EAST BROOK SHILAJ Ahmedabad Ahmedabad Ahmedabad Gujarat
 Election Ward: 08 - THALTEJ Zone: NEW WEST
 TPScheme: 217 - Sola-Hebatpur Proposed Final Plot No: 197 (R.S.NO.- 326)
 Sub Plot Number: Block/Tenament No.: A
 Site Address: AVADH HABITAT, NEAR EAST BROOK, SHILAJ, AHMEDABAD.
 Height of Building: 43.8 METER

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
First Celler	PARKING	1760.12	0	0
Second Celler	PARKING	1760.12	0	0
Ground Floor	COMMERCIAL	240.47	0	8
Ground Floor	PARKING	190.58	0	0
First Floor	RESIDENTIAL	388.08	4	0
Second Floor	RESIDENTIAL	388.08	4	0
Third Floor	RESIDENTIAL	388.08	4	0
Fourth Floor	RESIDENTIAL	388.08	4	0
Fifth Floor	RESIDENTIAL	403.06	4	0
Sixth Floor	RESIDENTIAL	388.08	4	0
Seventh Floor	RESIDENTIAL	403.06	4	0
Eighth Floor	RESIDENTIAL	388.08	4	0
Ninth Floor	RESIDENTIAL	388.08	4	0
Tenth Floor	RESIDENTIAL	388.08	4	0
Eleventh Floor	RESIDENTIAL	403.06	4	0
Twelfth Floor	RESIDENTIAL	388.08	4	0
Thirteenth Floor	RESIDENTIAL	297.56	4	0
Stair Cabin	STAIR CABIN	55.81	0	0
Over Head Water Tank	O.H.W.T.	50.30	0	0
Total		9056.86	52	8

T.D. Sub Inspector(B.P.S.P.)

T.D. Inspector (B.P.S.P.)

Asst. T.D.O. (B.P.S.P.)

Note / Conditions:

- (1) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENGG./ARCH. WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG./ARCH.
- (2) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42, DT.-13/06/06.
- (3) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER C.G.D.C.R.-2017 AS PER LETTER NO: GHV/269 OF 2017/EDB-102016-3629-L, DATED:-12/10/2017 AND LETTER NO: GHV/31 OF 2018/EDB-102016-3629-L, DATED:- 31/03/2018 AND LETTER NO: EDB-102016-3629-L, DATED:- 31/03/2018 AND LETTER NO: GHV/45 OF 2018/EDB-102016-3629-L, DATED:-23/04/2018 AND LETTER NO: GHV/152/EDB-102016-3629-L, DATED:-5/11/2018 AND LETTER NO: GHV/307/EDB-102016-3629-L, DATED:-20/12/2017, AND GHV/143 OF 2019/EDB-102016-3629-L, DATED:-3/10/2019 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.
- (4) RAIN WATER STORAGE TANK SHALL BE PROVIDED AS PER CGDCR-2017 CLAUSE NO. 17.2.
- (5) OWNER- APPLICANT- DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL- SHEETS/ TIN- SHEETS OF SUFFICIENT HEIGHT (NOT LESS THAN 3.00MT.) DURING CONSTRUCTION/ DEMOLITION ACTIVITY, AT ALL EDGES OF PLOT FOR SAFETY PURPOSE.
- (6) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT:- 04/08/2021.
- (7) PERMANENT PROVISION ON THE SITE FOR WASHING AND CLEANING OF TYRE/ WHEEL OF THE VEHICLES/ DUMPER/ EQUIPMENTS COMING AND GOING ON THE PUBLIC ROAD. OTHERWISE LEGAL ACTIONS WILL BE TAKEN AND OWNER AND DEVELOPER WILL BE SOLELY RESPONSIBLE FOR ANY DAMAGE OR SPOIL OF PUBLIC ROAD.
- (8) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT OWNER/ APPLICANTS HAVE TO PROVIDE TEMPORARY RESIDENTIAL ACCOMMODATION FOR SKILLED/ UNSKILLED CONSTRUCTION LABORS IN THEIR PREMISES WITH PROPER SANITATION FACILITY. PUBLIC SPACE/ ROAD WILL NOT BE ENCLOSED FOR THE SAME IN ANY CASE AS PER OWNER/ APPLICANTS SUBMIT THE NOTERISED UNDERTAKING FOR THE SAME ON DT.- 18/03/2021.
- (9) APPLICANT/ OWNER/ ARCHITECT/ ENGINEER/ STRUCTURE ENGINEER/ CLERK OF WORKS (SITE SUPERVISOR) ARE SOLE RESPONSIBLE FOR ANY CASUALTY OR DAMAGE TO THE SURROUNDING PROPERTY DURING THE EXCAVATION/CONSTRUCTION OF THE CELLAR, AND INSTEAD OF ENTIRE EXCAVATION IN ONE STRETCH, CONSTRUCTION OF THE CELLAR WILL HAVE TO DO BY PHASE WISE EXCAVATION PROVIDING PROTECTIVE SUPPORT (SHORING/ STRUTTING). AND FOR THE SAFETY OF THE ADJOINING PROPERTIES DURING EXCAVATION/ CONSTRUCTION, THE NECESSARY ARRANGEMENTS WILL HAVE TO BE MADE BY THE STRUCTURAL ENGINEER/ ENGINEER/CLERK OF WORK (SITE SUPERVISOR) FOR CONTINUOUS SUPERVISION AND IF REQUIRED URGENT ADDITIONAL ARRANGEMENT WILL HAVE TO BE MADE FOR THE SAFETY. AND AS PER THE NOTARIZED UNDERTAKING/ AFFIDAVIT GIVEN ON DT.- 18/03/2021 BY THE OWNER/ APPLICANT/ DEVELOPERS/ ARCHITECT/ ENGINEER/ STRUCTURAL ENGINEER/CLERK OF WORKS, THE COMMENCEMENT CERTIFICATE (RAJACHITTHI) WILL BE SUSPENDED/ REVOKED WITH IMMEDIATE EFFECT, IF THE CONSTRUCTION/ EXCAVATION/ DEMOLITION WORK IS BEING DONE WITHOUT PROPER PRECAUTIONS TO ENSURE SAFETY.



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Commencement Letter (Rajachitthi)

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Rajachitthi No: 05212/220819/A2765/R1/M1

Arch./Engg No.: ER1355160524 Arch./Engg. Name: DUSHYANT BANSAL

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Occupier Address: AVADH HABITAT, NEAR EAST BROOK SHILAJ Ahmedabad Ahmedabad Ahmedabad Gujarat

Election Ward: 08 - THALTEJ Zone: NEW WEST

TPScheme: 217 - Sola-Hebatpur Proposed Final Plot No: 197 (R.S.NO.- 326)

Sub Plot Number: Block/Tenament No.: B

Site Address: AVADH HABITAT, NEAR EAST BROOK, SHILAJ, AHMEDABAD.

Height of Building: 43.8 METER

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	PARKING	431.05	0	0
First Floor	RESIDENTIAL	388.08	4	0
Second Floor	RESIDENTIAL	388.08	4	0
Third Floor	RESIDENTIAL	388.08	4	0
Fourth Floor	RESIDENTIAL	388.08	4	0
Fifth Floor	RESIDENTIAL	403.06	4	0
Sixth Floor	RESIDENTIAL	388.08	4	0
Seventh Floor	RESIDENTIAL	403.06	4	0
Eighth Floor	RESIDENTIAL	388.08	4	0
Ninth Floor	RESIDENTIAL	388.08	4	0
Tenth Floor	RESIDENTIAL	388.08	4	0
Eleventh Floor	RESIDENTIAL	403.06	4	0
Twelfth Floor	RESIDENTIAL	388.08	4	0
Thirteenth Floor	RESIDENTIAL	313.27	4	0
Stair Cabin	STAIR CABIN	55.81	0	0
Over Head Water Tank	O.H.W.T.	50.30	0	0
Total		5552.33	52	0

- T.D. Sub Inspector(B.P.S.P.) T.D. Inspector (B.P.S.P.) Asst. T.D.O. (B.P.S.P.)
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Final Plot boundary and allotment of final plot is Subject to Variation by Town Planning Officer

The permission is valid only Till the DP/TPS remains unaltered and further that the permission shall stand revoked as soon as there is change in DP/TPS with reference to the land under reference.