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

दूरध्वनी : ०२५० - २५२५०१ / ०२/०३/०४/०५/०६
फैक्स : ०२५० - २५२५०७
ई-मेल : vasaivirarcorporation@yahoo.com

जावक क्र. : व.वि.श.म.
दिनांक :

VVCMC/TP/RDP/VP-0111/170/2021-22

Date: 14/06/2021

To,

1. Shri Anil R. Gupta(P.A. Holder)
   D-II/1&2, Aakansha Commercial Complex,
   Achole Road, Nallasopara (E),
   Tal: Vasai,Dist: Palghar.

2. M/s.Sanat Mehta & Associates,
   103, Rameshwar Tower 'A',
   Shimpoli Road,Borivali (W),
   Mumbai - 400 092.

Sub: **Revised Development Permission for the proposed Residential with shopline Buildings, Educational PS, Educational Building HS-1 & HS-2, M & SC, Hospital & Nursing Home & Educational building on land bearing S.No.180, S.No.181/2, S.No.185/1 to 12, S.No.186, S.No.187/B, S.No.188/Pt, S.No.190, S.No.191, S.No.192, S.No.193, S.No.194, S.No.196, S.No.197, S.No.199, S.No.201, S.No.202, S.No.203, S.No.204/1, 2, 3 & 4, S.No.205/1, 2, 3, 4, 5, 6, 7, S.No.206/Pt., S.No.206/Pt., S.No.207/Pt., S.No. 208/1, 2, 3, 4 to 8, S.No.209/Pt., S.No.210/1Pt., S.No.2, 3, S.No.211/2, 3, 6, 7/Pt., S.No.212/3, S.No.213/1, S.No.214/3, S.No.215/Pt., S.No.215/Pt., S.No.216/1, 2, 4, S.No.219/2, S.No. 220/Pt., S.No.221/1 & 2, S.No. 222/3, S.No.223/1 & 2, S.No.224/1, S.No.250/Pt., S.No.250/Pt., S.No.251/8, S.No.254, S.No.255/1 to 4, S.No.257/1, S.No.259/1, S.No.260/Pt. & S.No.260/Pt., S.No.261, S.No.263, Vill: Nilemore, Tal: Vasai, Dist: Palghar.**

Ref:
1) Revised Development Permission no. VVCMC/TP/RDP/VP-0111/100/2012-13 dt.11/07/2012, 22/02/2013, 24/07/2013, 16/12/2013 & 14/08/2017.
2) Revised Development Permission no. VVCMC/TP/RDP/VP-0111/332/2019-20 dt.02/03/2020.
3) Revised Development Permission no. VVCMC/TP/RDP/VP-0111/58/2020-21 dt.12/11/2020.
4) Notification no. S.O. 3252(E) dt.22/12/2014 from MOEF.
5) Notification No. TPS-1815/2647/CR-13/15/UD-13 dt. 14/03/2016 from UD, Govt. of Maharashtra.
6) Letter no. SEIAA 2017/CR-11/Estdt. 21/06/2017 from Environment Department, Govt. of Maharashtra.
7) Your letter dt. 08/06/2021.

VASAI VIRAR CITY MUNICIPAL CORPORATION Town Planning DIST. PALGHAR

Sir / Madam,

The Development Plan of Vasai Virar Sub Region is sanctioned by Government of Maharashtra vide Notification no TPS-1205/1548/CR-234/2005/UD-12 dated: 09/02/2007. Keeping 113 EPS in pending. Further 5 EPS were approved vide Notification No.TPS-1208/1917/CR-89/09/UD-12 dtd. 13/03/2009, 31 EPS were approved vided Notification No.TPS-1208/1917/CR-89/09/UD-12 dtd.19/09/2009, Notification No. TPS-1208/1917/CR-89/08/UD-12 dtd 05/10/2009, 11 EPS were approved vide Notification No.TPS-1209/1917/CR-89/09 UD-12 dtd. 4th April 2012, 1 EP was approved vide notification no.TPS-1214/975/CR-77/14/UD-12 dtd. 16th August 2014 and 64 EPs were approved vide notification no. TPS-1214/975/CR-77/14/UD-12 dtd. 27th February 2015. Govt. entrusted Planning Authority functions for respective jurisdiction of Vasai-Virar City Municipal Corporation vide notification no. TPS-1209/2429/CR-262/2010/UD-12 dtd. 07/07/2010. Further Vasai Virar City Municipal Corporation is appointed by Govt.of Maharashtra as SPA for 21 villages Arnala, ArnalaKilla, Patilpada, Mukkam, Tembi, Kolhapur, Chandrapada, Tokri, Khairpada, Vasalai, Rangao, Doliv, Khardi, Khochiwada, Pali, Tivri, Octane, Tarkhad, Maljipada, Satpala&Kalamb, notification no. TPS-1214/UOR-54/CR-17/15/UD-12 dtd. The 21st February 2015. In the capacity of Municipal Corporation/Planning

VVCMC/TP/RDP/VP-0111/170/2021-22 Date: 14/06/2021

Authority for respective jurisdiction and SPA for 21 villages VVCMC is functioning as per MRTP Act 1966.

Revised Development Permission is hereby granted for the proposed Residential with shopline Buildings, Educational PS, Educational Building HS-1 & HS-2, M & SC, Hospital, Nursing Home & Educational buildingunder section 45 of Maharashtra Regional & Town planning Act 1966 (Mah XXVII of 1966) to Shri AnilR. Gupta(P.A. Holder).

The drawing shall be read with the layout plan approved along with this letter and conditions mentioned in the letterNo. VVCMC/TP/RDP/VP-0111/100/2012-13 dt.11/07/2012.The details of the layout is given below:-

Sr. No	Description	Proposed Area in (Sq.m)
1	Name of assessee owner/ P.A.Holder	Shri Anil R. Gupta P.A. Holder
2	Location	Nilemore
3	Land Use (Predominant)	Residential with shopline Buildings, Educational PS, Educational Building HS-1 & HS-2, M & SC, Hospital & Nursing Home & Educational building
4	Area of Plot (minimum area of a,b,c To be considered)	
	(a) as per ownership documents(7/12, CTS Extract)	378746.39
	(b) as per measurement sheet	
	(c) as per site	
5	Dedication For	
	a) Proposed D.P./D.P. Road widening area / Service Road / Highway widening	64834.42
	b) Any other Reservation	84601.04
	Total- (a+b)	149435.46
6	Balance Area of Plot (4-5)	229310.93
7	Amenity Space (if Applicable)	
	(a) Required-22231.09 Sq.m. (As per RDP dt.12/11/2020)	11465.55
	(b) Adjustment of 5(b), If any-	0.00
	(c) Balance Proposed-	11465.55
8	Net Plot Area (6-7 (c)	217845.38
9	Recreation open space (if applicable)	
	(a) Required-	21784.54
	(b) Proposed-	21784.54
10	Internal Road Area	0.00
11	Plotable Area (if applicable)	0.00
12	Built up Area with reference to basic F.S.I as per front road width (Sr. No. 8x Basic FSI) (@ 1.1)	239629.92
13	Addition of FSI payment of Premium	
	(a) Maximum permissible premium FSI- based on road width / TOD Zone. @ 0.50 x (1).	189373.20
14	In - Situ FSI/ TDR loading	
	(a) In - Situ area against D.P. road [2.0 x Sr.no.5(a)], if any	45888.20
	(b) In - Situ area against Amenity space if handed over [2.00 or 1.85 x Sr.no.7(b) and / or (c)],	
	(c) DR (PG Reservation & Holding Pond)	34699.94
	(d) Total In - Situ / TDR loading proposed [141 (a+b+c+c1)]	80588.14
15	Additional FSI area under chapter no.7	

VASAI VIRAR CITY Municipal Corporation Town Planning DIST. PALGHAR

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16	Total Entitlement of FSI in the proposal	
	(a) [12+13(b)+14(d)] or 15 whichever is applicable	509591.26
	(a1) earlier approved as per RDP dt.12/11/2020	292624.55
	(a2) Balance FSI	216966.71
	(b) Common area FSI upto 60% or 80% with payment of charges.	130180.02
	(c1) Additional BUA	347146.73
	(c) Total Entitlement (a+b)	639771.28
	(d) Now Proposed BUA	289801.92
	(e) Total Proposed BUA	582426.47

The commencement certificate shall remain valid for a period of one year for the particular building under reference from the date of its issue (As per Section 44 of MR & TP Act, 1966 and Clause 2.42 & 2.6.9 of Sanctioned D.C. Regulations-2001).

Please find enclosed herewith the approved Revised Development Permission for the proposed Residential with shopline Buildings, Educational PS, Educational Building HS-1 & HS-2, M & SC, Hospital & Nursing Home & Educational building on land bearing S.No.180, S.No.181/2, S.No.185/1 to 12, S.No.186, S.No.187/B, S.No.188/Pt, S.No.190, S.No.191, S.No.192, S.No.193, S.No.194, S.No.196, S.No.197, S.No.199, S.No.201, S.No.202, S.No.203, S.No.204/1, 2, 3 & 4, S.No.205/1, 2, 3, 4, 5, 6, 7, S.No.206/Pt., S.No.206/Pt., S.No.207/Pt., S.No. 208/1, 2, 3, 4 to 8, S.No.209/Pt., S.No.210/1Pt., S.No.2, 3, S.No.211/2, 3, 6, 7/Pt., S.No.212/3, S.No.213/1, S.No.214/3, S.No.215/Pt., S.No.215/Pt., S.No.216/1, 2, 4, S.No.219/2, S.No. 220/Pt., S.No.221/1 & 2, S.No.222/3, S.No.223/1 & 2, S.No.224/1, S.No.250/Pt., S.No.250/Pt., S.No.251/8, S.No.254, S.No.255/1 to 4, S.No.257/1, S.No.259/1, S.No.260/Pt. & S.No.260/Pt., S.No.261, S.No.263, Vill: Nilemore, Taluka: Vasai, District: Palgharas per the following details:-

Predominate Building	Sector	Bldg No	Wings	No. of Floors	No. of Flats	No. of Shops /Offices /Hall	Approved Existing BUA (Sq.mt.)	FSI Area	Non FSI Area (Ancillary)
PHASE - I									
Resi with Shop	I	1	A & D	St+G+23	360	28	0.00	10032.59	6019.55
Resi with Shop			B & C	St+G+12	190	06	3287.30	2084.73	1250.84
Residential		2	A & B	St+G+12	122	08	2240.54	1407.49	844.50
Residential			C	G+12	72	Nil	1242.61	799.93	479.96
Resi with Shop			D,E & F	G+13	212	08	3519.17	2654.86	1592.92
Resi with Shop		3	A & B	St+G+23	184	16	0.00	7400.31	4440.18
Residential			C	St+G+23	180	Nil	0.00	5548.19	3328.91
Resi with Shop			D	G+23	180	12	197.12	5461.13	3394.95
Residential			E	St+G+23	180	Nil	0.00	5548.19	3328.91
Resi with Shop			F	G+23	180	12	197.12	5461.13	3394.95
Resi with Shop			G & H	G+12	188	08	3268.19	2063.52	1238.11
Resi with Shop		4	A & B	G+16	220	24	342.21	6434.01	1681.80
Residential		5	A	St+G+23	180	Nil	0.00	5548.19	3328.91
Residential			B	St+G+23	180	Nil	0.00	5548.19	3328.91
Resi with Shop		6	A	G+7	07	03	0.00	363.00	217.80
Residential		1	A & B	G+7	88	Nil	2898.13	0.00	0.00
Resi with Shop			C	G+7	40	S-6, O-2	1558.60	0.00	0.00
Resi with Shop			D & E	G+7	56	11	1788.82	0.00	0.00
Resi with Shop			F	G+7	28	6	963.64	0.00	0.00
Resi with Shop			G	G+7	28	6	1101.33	0.00	0.00
Resi with Shop			H	G+7	35	10	1302.29	0.00	0.00

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Resi with Shop	I I A	2	A,B,C &D	G+7	109	S-16, H-1	3915.28	0.00	0.00
Resi with Shop			E,F & G	G+7	78	22	2708.68	0.00	0.00
Resi with Shop			H	G+14	110	08	1786.25	1470.35	882.21
Resi with Shop			I	St+G+23	92	07	0.00	3687.21	2212.62
Resi with Shop		3	A & B	G+14	177	23	2932.99	2281.77	1369.06
Resi with Shop			C & D	St+G+14 /pt	137	H-1	2474.46	1369.85	821.91
Residential			E	G+9	49	Nil	1086.64	240.40	144.24
Resi with Shop	I I - B	1	A	G+7	50	S-9, H-1	2223.74	0.00	0.00
Residential			B	G+7	56	Nil	2030.77	0.00	0.00
Resi with Shop			C	G+7	48	09	1901.38	0.00	0.00
Resi with Shop		2	A	G+9	66	S-9, H-1	2776.21	0.00	0.00
Residential			B	G+9	72	Nil	2610.81	0.00	0.00
Resi with Shop			C	G+9	62	09	2426.98	0.00	0.00
Resi with Shop		3	A	G+9	66	S-9, H-1	2765.40	0.00	0.00
Residential			B	G+9	72	Nil	2610.81	0.00	0.00
Resi with Shop			C	G+9	63	10	2472.38	0.00	0.00
Resi with Shop		4	A,B,&C	G+9	138	47	7442.22	0.00	0.00
Residential	I I I	1	A,G & H	G+7	122	Nil	3624.28	0.00	0.00
Residential			B to F	G+7	182	Nil	5615.37	0.00	0.00
Resi with Shop		2	A to K	G+7	401	18	11823.05	0.00	0.00
Resi with Shop		3	A to E	G+7	160	22	7269.55	0.00	0.00
Resi with Shop			F to J	G+7	145	29	7231.81	77.01	0.00
Resi with Shop		4	A , I & J	G+7	101	14	3747.89	0.00	0.00
Resi with Shop			B & C	G+7	74	09	2767.89	0.00	0.00
Residential			D	G+7	30	Nil	1094.63	0.00	0.00
Residential			E	G+7	46	Nil	1623.16	0.00	0.00
Residential			F	G+7	30	Nil	1059.54	0.00	0.00
Residential			G	G+7	46	Nil	1619.10	0.00	0.00
Residential			H	G+7	30	Nil	1112.53	0.00	0.00
Resi with Shop		5	A to D	G+7	142	29	5301.22	0.00	0.00
Residential			E	G+7	30	Nil	1101.46	0.00	0.00
Resi with Shop			F to J	G+7	172	29	6340.50	0.00	0.00
Resi with Shop		6	A,B,& C	G+9	217	35	6972.51	0.00	0.00
Row House				G+1			0.00	0.00	0.00
Resi with Shop		7	A	G+9	55	7	1608.52	0.00	0.00
Resi with Shop			B	G+9	62	S-9, O-1, Store-1	1824.65	0.00	0.00
Residential			C	G+9	54	Nil	1626.84	0.00	0.00
Residential			D	G+9	36	Nil	1131.57	0.00	0.00
Residential			E & F	G+7	75	Nil	3040.77	0.00	0.00
Resi with Shop			G	G+7	44	07	1474.70	0.00	0.00
Resi with Shop			H	G+7	35	08	1137.67	0.00	0.00
Resi with Shop		8	A to I	G+7	275	S-48, H-1	10233.58	0.00	0.00
Residential	I V	1	A	G+6	-	-	1130.30	0.00	0.00
Resi with Shop			B & C	G+7	36	S-11, H-1	1766.94	0.00	0.00
Resi with Shop		2	A,B & C	G+7	105	27	4710.21	0.00	0.00
Resi with Shop		3	A& B/pt	G+7	59	18	2501.74	0.00	0.00
Resi with Shop			B/pt,C& D	G+7	57	03	1702.11	0.00	0.00

Town Planning

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Residential	V	4	A,B & C	G+7	101	Nil	2567.89	343.44	206.06
Residential			D & E	G+7	78	Nil	1956.24	228.04	136.81
Resi with Shop		1	A & B	G+7	89	20	2940.98	0.00	0.00
Resi with Shop			C	G+7	45	08	1420.75	0.00	0.00
Resi with Shop		2	A	G+7	59	16	1852.76	0.00	0.00
Resi with Shop		3	A	G+7	44	12	1398.74	0.00	0.00
Resi with Shop			B	G+7	44	12	1394.06	0.00	0.00
Resi with Shop			C	G+7	43	07	1355.86	0.00	0.00
Resi with Shop			D	G+7	43	07	1358.52	0.00	0.00
Resi with Shop		4	A & B	G+7	73	16	2297.29	0.00	0.00
Resi with Shop			C & D	G+7	77	08	2327.69	0.00	0.00
Resi with Shop			E & F	G+7	69	S-4, H-2	1987.04	0.00	0.00
Resi with Shop		5	A to E	G+7	184	21	5574.79	0.00	0.00
Residential			F & G	G+9	91	Nil	271.21	2132.73	1279.64
Resi with Shop		6	A,E,& F	G+7	118	20	3672.25	0.00	0.00
Resi with Shop			B & C	G+7	76	13	2341.91	0.00	0.00
Resi with Shop			D	G+7	44	07	1353.18	0.00	0.00
Resi with Shop		7	A to D	G+7	181	16	5444.50	0.00	0.00
Resi with Shop		8	A	G+7	44	12	1405.55	0.00	0.00
Resi with Shop			B	G+7	46	06	1390.46	0.00	0.00
Residential			C	G+7	45	Nil	1297.59	0.00	0.00
Resi with Shop			D	G+7	43	08	1354.19	0.00	0.00
-----	VI-A	1	A	----	----	----	0.00	0.00	0.00
-----		2	A to H	-----	----	----	0.00	0.00	0.00
Resi with Shop	VI-B	1	A & B	G+7	133	15	492.09	3052.62	0.00
Resi with Shop		2	A & B	G+7	70	S-23, O-4	866.34	2665.19	0.00
Resi with Shop		3	A & B	G+7	56	14	455.60	1944.68	0.00
Resi with Shop		4	A & B	G+7	74	7	506.22	2291.58	0.00
			Total	**PHASE - 1**			**219549.66**	**88140.78**	**44923.75**
PHASE – II									
Resi with Shop	I	1	A to F	G+9	283	S-39,O-40	14645.95	0.00	0.00
Resi with Shop	II	2	A	G+9	50	S-7, O-19	3059.73	0.00	0.00
Resi with Shop			B to F	G+9	188	S-39,O-39	10547.30	0.00	0.00
Resi with Shop		3	A	St+G+12	71	07	1336.79	796.15	477.69
Residential			B	St+12	47	Nil	762.28	526.94	316.17
Residential			C	St+G+12	71	Nil	0.00	1972.07	1183.24
Residential			D	G+23	134	Nil	0.00	4701.04	2820.63
Residential			E	G+23	134	Nil	0.00	4650.09	2790.05
Residential		4	A	G+23	134	Nil	0.00	4650.09	2790.05
Residential			B	G+23	134	Nil	0.00	4701.04	2820.63
Residential			C	St+G+23	180	Nil	0.00	5548.19	3328.91
Resi with Shop			D & E	G+23	161	07	0.00	6983.79	4190.28
Resi with Shop			F	G+23	134	12	0.00	4764.81	2858.88
Resi with Shop		1	A&B	G+9	92	16	2884.32	0.00	0.00
Resi with Shop			C,D,E	G+9	149	09	4396.10	0.00	0.00

Resi with Shop	III		F	G+9	36	09	1147.20	0.00	0.00
Resi with Shop		2	A to D & F	G+9	244	18	7151.55	0.00	0.00
Residential			E	G+9	56	Nil	1625.17	0.00	0.00
Resi with Shop		3	A	St+G+23	180	12	266.04	5392.21	3394.95
Resi with Shop			B	St+G+23	180	12	0.00	5658.25	3394.95
Residential			C	St+G+23	180	Nil	0.00	5548.19	3328.91
Resi with Shop		4	A,B	G+9	112	06	3310.88	0.00	0.00
Resi with Shop			c	G+9	56	06	1652.25	0.00	0.00
Resi with Shop	IV	1	C/pt.,D, E,F, G/pt.	G+9	169	12	4960.66	0.00	0.00
Residential		2	B to F	G+7	189	Nil	5470.98	0.00	0.00
Resi with Shop		3	A	G+23	180	12	0.00	5658.25	3394.95
Residential			B	St+G+23	180	Nil	0.00	5548.19	3328.91
Resi with Shop		5	A to F	G+9	300	14	8993.69	0.00	0.00
Resi with Shop	V	1	A	G+23	249	16	0.00	7450.05	4470.03
Resi with Shop			B & C	St+G+12	119	13	163.47	3329.34	1997.61
Residential			D	G+14	110	Nil	0.00	2964.23	1778.54
Resi with Shop		2	A & D	G+23	207	07	0.00	9078.72	5447.23
Resi with Shop			B	G+23	180	12	0.00	5658.25	3394.95
Residential			C	G+14	110	Nil	700.53	2281.22	1368.73
			Total	**PHASE-II**			**73074.89**	**97861.10**	**58876.29**
			Total PHASE – I & II				**292624.55**	**186001.88**	**103800.04**

Others	Phase	Sector	Floor	Built Up Area (sq.mt.)	Status
Educational Building PS	I	I	G+5	4415.15	No Change
Educational Building HS - 1			G+5	5100.31	No Change
Educational Building HS - 2			G+5	4713.33	No Change
Nursing Home – CFC-2		III	G+5	907.19	No Change
Market		IIB	G+3	3264.30	Newly Added
Educational Building – CFC - 1	II	I	Stilt+G+4	2775.68	No Change
Hospital			B+G+3	15717.98	OC granted

The revised plan duly approved herewith supersedes all the earlier approved plans ofthe conditions of Commencement Certificate granted vide this office letter No.VVCMC/TP/RDP/VP-0111/100/2012-13 dt.11/07/2012stands applicable to this approval amended plans along with the following conditions:

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1) This revised plan is valid for one year from the date of issue of commencement certificate for each building distinctively. The revalidation shall be obtained as per section 48 of MRTP Act, distinctively for each building.

2) The Occupancy Certificate for the buildings will be issued only after provision of potable water is made available to each occupant.

3) Notwithstanding anything contained in the commencement certificate condition it shall be lawful to the planning authority to direct the removal or alteration of any structures erected or use contrary to the provisions of this grant within the specific time.

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

दूरध्वनी : ०२५० - २५२५१०१ / ०२/०३/०४/०५/०६
फॅक्स : ०२५० - २५२५१०३
ई-मेल : vasaivirarcorporation@yahoo.com

जावक क्र. : व.वि.श.म.
दिनांक :

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4) The Commencement certificate shall remain valid for a period of one year for the particular building under reference from the date of its issue (clause 2.7.1 of Unified Development Control and Promotion-2020).

5) You shall submit detailed proposal in consultation with Engineering Department, Municipal Corporation for rain water harvesting and solid waste disposal to treat dry and organic waste separately by design department.

6) You shall construct Compound wall/Retaining as per site condition which will be design & supervised by certified structural engineer before Plinth Completion Certificate.

7) You shall provide the Rain Water Harvesting systems as per Govt. notification No.TBA-432001/2133/CR-230/01/UD-11 dtd. 10/03/2005 & TPB-4307/396/CR-24/2007/UD-11 dtd. 06/06/2007 by appointing the Rain Water Consultants empanelled by VVCMC. Occupancy Certificate shall be granted after certification of Rain Water Harvesting systems by said empanelled consultant of VVCMC.

8) You have to fix a board of public notice regarding unauthorized covering of marginal open spaces before applying for occupancy certificate of next building as per the format finalized by Municipal Corporation.

9) You shall transport all the construction material in a good transport system and the material shall not be stacked in unhygienic / polluting condition on road without permission of VVCMC.

10) You shall see that water shall not be stored to lead to unhygienic conditions like mosquito breeding / disease prone condition.

11) You shall provide drainage, sewerage, water storage system strictly to the satisfaction of Vasai-Virar City Municipal Corporation. Else Occupancy Certificate Shall not be granted to you, which may please be noted.

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You shall develop the access road to the satisfaction of Vasai-Virar City Municipal Corporation as per the width as shown in the approved plan (D.P. Road/ access obtained as the case may be) before applying for Plinth Completion Certificate. You shall give detailed engineering report comprising reclamation level to be maintained, Storm Water drainage systems, sewerage systems and water supply (tank sizes etc) before applying for Plinth Completion Certificate.

13) You shall construct cupboard if any, as per UDCPR Regulation.

14) You shall provide Mosquito proof treatment in order to avoid Mosquito breeding to the satisfaction of VVCMC. Occupancy Certificate will not be granted if Mosquito treatment is not provided by providing Dr. Major Covells system of Mosquito proofing to control Malaria to the satisfaction of VVCMC.

15) You shall provide two distinct pipelines for potable and for non-potable water.

16) You shall submit subsoil investigation report for structural stability & Rain Water Harvesting purpose before Plinth Completion Certificate.

17) You are responsible for the disputes that may arise due to Title/ Access matter. Vasai-Virar City Municipal Corporation is not responsible for any such disputes.

18) You shall provide flush tanks in all W.C / Toilets with dual valve system.

19) You shall do structural Audit for the buildings under reference after 30 years of completion as per Government of Maharashtra Act No.6 of 2009.

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20) You shall plant the plants by taking the sapling/Plants available with Vasai-Virar City Municipal Corporation. You shall contact DMC, Vasai-Virar City Municipal Corporation and shall plant the same as will be directed by DMC, VVCMC under intimation to this office.

21) You are responsible for obtaining various permissions from other authorities subsequent to grant of permission like revised N.A order, PWD NOC, NOC from Highway Authority, NOC from Railway, NOC from MSEB, NOC from Eco Sensitive Zone, TWLS, MOEF, CRZ/Wetlands etc., as may be applicable and N.A TILR as required as per N.A order and other applicable compliances. If any of the compliances as per other Dept/Acts/ requirements are not done, only you shall face the consequence arising out of such lapse from your side and VVCMC is not responsible for the lapses from your side.

22) You are responsible for complying with all conditions of N.A. order/sale permission / other permissions of other authorities including MOEF/CRZ/Wetlands, TWLS etc. In case of any violation with reference to conditions of N.A. order / permissions of other Authorities, only you shall be responsible for the said violation and the same may call for actions by Concerned Authority as per their statutory provisions. Vasai Virar City Municipal Corporation has no role in the said matters. However, if any conditions pertaining to validity of said orders are not complied like validity of N.A. order etc. Only you are liable for any actions as may be contemplated by the said authority notwithstanding the permission granted by VVCMC as the same need to be ensured by Concerned Authority.

23) You shall take all precautionary measures as per various statutory provisions including provisions as contained in National Building code of India in order to avoid injury/loss to lives and property during construction and till the property is handed over to the subsequent legitimate owner of the property. If any such incident occurs you are responsible for the same and VVCMC is not responsible for your negligence, in providing various precautionary measures to avoid accidents leading to loss of life, injury or loss of property.

24) The responsibility of obtaining any other statutory NOC as per other acts shall be with the applicant.

25) 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.

26) You shall provide separate dust bins per wing of buildings for Dry & Wet waste & Composting unit as per MSW rules 2016 prior to occupancy certificate.

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27) You shall abide by all conditions mentioned in MSW rules 2016 and guidelines/order about Solid Waste Management which needs to be implemented in your proposal from time to time as instructed by this office as per Swacch Bharat Mission and guidelines from VVCMC and State/Central Govt. You shall submit compliance report regarding the above before approaching this office for grant of Occupancy Certificate.

28) VVCMC has asked IIT-Bombay and NEERI to prepare Comprehensive flood management plan by reviewing current development plan and past studies. The applicant shall have to adhere and do the necessary implementation as per recommendations of IIT Bombay and NEERI for flood management of Vasai Virar Sub region affecting for your layout.

29) You will be liable to pay any charges/areas with applicable interest for your proposal as and directed by VVCMC/any other competent authority.

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VVCMC/TP/RDP/VP-0111/170/2021-22 Date: 14/06/2021

30) You shall provide temporary toilet Blocks at site for labours/ Workers for the ongoing construction activity. The temporary constructed toilets blocks shall be demolished before final Occupancy Certificate.

31) This RDP will be valid only after Environment clearance is obtained.

32) You shall Submit Environment Clearance as per SEIAA minutes Dt.16/03/2020 before commencement of work.

33) Revised Environmental Clearance for additional construction to be submitted prior to commencement of additional construction work.

34) You shall submit CFO Noc prior to construction above 24m Height.

35) You shall submit Revised Tree Noc from Tree Department within three months.

VASAI VIRAR CITY MUNICIPAL CORPORATION Town Planning DIST. PALGHAR

Commissioner
Vasai Virar City Municipal Corporation

Certified that the above permission is issued by Commissioner VVCMC, Virar.

Deputy Director,
VVCMC, Virar.

c.c. to:

1. Asst. Commissioner, UCD
Vasai Virar City Municipal Corporation
Ward office .....