

Reference No. : CIDCO/BP-15661/TPO(NM & K)/2018/2473

Date : 6/4/2018

To,  
M/S. AMAN DEVELOPER, THROUGH ITS  
PROPRIETOR SHRI. ...

**ASSESSMENT ORDER NO. 2018/2314**

Sub : Payment of **New** development charges for **Residential** Building on Plot No. **A-35**, Sector **16** at **Ulwe(New)** **12.5 % Scheme Plot**, Navi Mumbai.

Ref : 1. Your Architects online application dt. 15.01.2018 & your letter dt. 20.03.2018  
2. Final Transfer order No. CIDCO/EST/12.50% SCH/ Ulwe/837/2016/4932 dt 08.02.2016 & Corrig.  
dt.22.8.17  
3. Maveja NOC No. CIDCO/EST/12.50% scheme/ Ulwe/837/2016/4892 dated 05.02.2016

Your Proposal No. .CIDCO/BP-15661/TPO(NM & K)/2018 dated **01 February, 2018**

**ORDER OF ASSESSMENT OF DEVELOPMENT CHARGES.**

**(AS PER MAHARASHTRA REGIONAL & TOWN PLANNING (AMENDED) ACT 2010)**

- 1) Name of Assessee : M/S. AMAN DEVELOPER, THROUGH ITS PROPRIETOR SHRI. MANOJKUMAR SINGH.
- 2) Location : Plot No. **A-35**, Sector **16** at **Ulwe(New)**, Navi Mumbai.
- 3) Plot Use : Residential
- 4) Plot Area : 149.87
- 5) Permissible FSI : 1.5
- 6) Rates as per ASR : 19430

Sr. No.	Budget Heads	Particulars		Amount
		Formula	Formula Calculation Values	
1	Scrutiny Fees	Total Built up Area * Rate	225 * 0.5	800
<b>Total Assessed Charges</b>				<b>800</b>

7) Date of Assessment : 06 April, 2018

**8) Payment Details**

Sr. No.	Challan Number	Challan Date	Challan Amount	Receipt Number	Receipt Date	Mode
1	CIDCO/BP/2018/0039	01/18/2018	800	00074/TPO/Account/7609/2018	22/1/2018	Demand Draft
2	CIDCO/BP/2018/0223	03/23/2018	21154	00317/TPO/Account/7609/2018	27/3/2018	Demand Draft

Unique Code No. **2018 04 021 02 0705 01** is for this **New** Development Permission for **Residential** Building on Plot No. **A-35**, Sector **16** at **Ulwe(New)** **12.5 % Scheme Plot**, Navi Mumbai.

Document certified by PATIL MITHILESH  
JANARDHAN <mithilesh.patil@gmail.com>.

Name : PATIL MITHILESH  
JANARDHAN  
Designation : Associate  
Planner  
Organization : CIDCO



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Date : 6/4/2018

To,  
M/S. AMAN DEVELOPER, THROUGH ITS  
PROPRIETOR SHRI. ...

**ASSESSMENT ORDER NO. 2018/2314**

Unique Code No.	2	0	1	8	0	4	0	2	1	0	2	0	7	0	5	0	1
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Sub : Payment of Construction & Other Workers Welfare Cess charges for **Residential** Building on Plot No. **A-35**, Sector **16** at **Ulwe(New)** **12.5 % Scheme Plot**, Navi Mumbai.

Ref : 1) Your Proposal No. .CIDCO/BP-15661/TPO(NM & K)/2018 dated **01 February, 2018**

**ORDER OF ASSESSMENT OF CONSTRUCTION & OTHER WORKERS WELFARE CESS**  
(AS PER BUILDING AND OTHER CONSTRUCTION WORKER'S WELFARE CESS RULES, 1998)

- 1) Name of Assessee : M/S. AMAN DEVELOPER, THROUGH ITS PROPRIETOR SHRI. MANOJKUMAR SINGH.
- 2) Location : Plot No. **A-35**, Sector **16** at **Ulwe(New)** , Navi Mumbai.
- 3) Plot Use : Residential
- 4) Plot Area : 149.87
- 5) Permissible FSI : 1.5
- 6) GROSS BUA FOR ASSESSEMENT : 442.42 Sq.mtrs.
- A) ESTIMATED COST OF CONSTN. : Rs. 19360
- B) AMOUNT OF CESS : Rs. 85652.51

7) **Payment Details**

Sr. No.	Challan Number	Challan Date	Challan Amount	Receipt Number	Receipt Date	Mode
1	20180402102070501	23/3/2018	14251	00316/TPO/Account/7609/2018	27/3/2018	Demand Draft

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JANARDHAN  
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Organization : CIDCO





## COMMENCEMENT CERTIFICATE

To,

**M/S. AMAN DEVELOPER, THROUGH ITS  
PROPRIETOR SHRI. MANOJKUMAR SINGH.  
SHOP NO.-04, VAISHNV SAI APARTMENT, PLOT  
NO.-B-37, SCTOR-23, SEAWOODS, NAVI-MUMBAI.  
PIN - 400706**

Sub : Development Permission for **Residential [ Residential Bldg/Apartment ]** Building on  
Plot No. **A-35**, Sector **16** at **Ulwe(New) 12.5 % Scheme Plot**, Navi Mumbai.  
Ref : 1. Your Architects online application dt. 15.01.2018 & your letter dt. 20.03.2018  
2. Final Transfer order No. CIDCO/EST/12.50% SCH/ Ulwe/837/2016/4932 dt 08.02.2016 & Corrig.  
dt.22.8.17  
3. Maveja NOC No. CIDCO/EST/12.50% scheme/ Ulwe/837/2016/4892 dated 05.02.2016

Dear Sir / Madam,

Please refer to your application for Development Permission for **Residential [ Residential Bldg/Apartment ]** Building on Plot No. **A-35**, Sector **16** at **Ulwe(New) 12.5 % Scheme Plot**, Navi Mumbai.

The Development Permission is hereby granted to construct **Residential [ Residential Bldg/Apartment ]** Building on the plot mentioned above.

The Commencement Certificate as required under section 45 of Maharashtra Regional and Town Planning (MRTP) ACT 1966 is also enclosed herewith for the structures referred above.

The Developer / Individual plot Owner should obtain the proposed finished finished road edge level from the concerned Nodal Executive Engineer. The Developer/ Plot Owner to ensure that the finished plinth level of the proposed buildings / shops to be minimum 750 mm above the proposed finished road edge level. In case, the building is having stilt , the finished stilt level to be minimum 300 mm. above the road edge level.

The approval for plumbing services i.e. drainage and water supply shall be separately obtained by the applicant from the concerned nodal Executive Engineer, CIDCO prior to the commencement of the construction work.

You will ensure that the building materials will not be stacked on the road during the construction period.

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The Developers / Builders shall take all precautionary measures for prevention of Malaria breeding during the construction period of the project. If required, you can approach Health Department CIDCO, for orientation program and pest control at project site to avoid Epidemic.

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