

OCCUPATION CERTIFICATE

No.MH/EE(B.P.)GM/MHADA-82/003/2019

DATE- 17 DEC 2019

To,
M/s. Magathane Teenmurti C.H.S. Ltd.
Building No. 17, M.H.B. Colony,
Jay Maharashtra Nagar, Old Magathane Layout,
Borivali (E), Mumbai.

Sub:- Occupation Certificate for Proposed redevelopment of existing building no. 17 known as Magathane Teenmurti CHS Ltd comprising of of wing 'A' & 'B' for the specific units i.e. 80 rehab tenements + balance entire 1st floor + 2nd floor + sale tenements as detailed below, on plot bearing: C.T.S. No. 197, 183(pt), 274/A/1 of Village Magathane, Tal. Borivali, M.H.B. Colony, Jai Maharashtra Nagar, MHADA Layout, at Borivali (East), Mumbai.

- Ref :- 1. Proposal submitted by Architect to MCGM vide his letter Dt. 21.03.2016
2. MHADA NOC CO/MB/REE/NOC/F-931/1387/2018 Dt. 13/08/2018.
3. IOD issued by MCGM vide letter No. CHE/WSII/0933/R/C/337(NEW) on 28.06.2016.
4. Concession approved vide letter no. CHE/WSII/0933/R/C/337(NEW) on 30.10.2017 by MCGM.
5. C.C. up to top of basement (i.e. upto plinth level) was issued on 06.12.2016 by MCGM.
6. 1st Amended plans were approved on 08.12.2017 by MCGM.
7. 2nd Amended plans were approved on 12/06/2018 by MCGM.
8. 3rd Amended plans were approved on 15/12/2018 by MCGM.
9. The Full C.C. up to wing 'A' & 'B' Stilt + 1st to 23rd floor as per amended plan Dtd. 15/12/2018 was granted on dtd. 07/02/2019.
10. Architect Hemant Kankariya M/s. Deeksha City Scape submit the application for full occupation certificate dated 15.11.2019.

Dear Applicant,

The full development work of Building comprising of Stilt for Parking + 1st to 22nd upper floors for residential user on plot bearing C.T.S. No. No. 197, 183(pt), 274/A/1 of Village Magathane, Tal. Borivali, M.H.B. Colony, Jai Maharashtra Nagar, MHADA Layout, at Borivali (East), Mumbai-400 092, is completed under the supervision of Architect Shri. Hemant Kankariya, Lic. No. CA/99/25011, RCC Consultant, Shri. Shatish

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C. Dhupelia, RCC Consultant, Lic. No. STR/D/4 and Site Supervisor Shri. Jayprakash R. Halse, Lic. No. Reg. no. H/60/SS/I, and as per development completion certificate submitted by Architect and as per completion certificate issued by Chief Fire Officer, no. FB/HR/R-4/86 dt. 30.09.2019. Since the parking system is not commissioned in the Parking Tower, the full occupation permission cannot be granted. However, the parking spaces proposed in stilts, i.e. double Stack Car Parking Spaces is completed accommodating 30nos of car parking spaces as against the required numbers of car parking spaces as per DCPR 2034 is 166.00 nos. and accordingly the Part OCC is considered proportionate to the completed parking spaces provided. Hence, the part Occupation Permission for the proposed floors/ tenements as tabulated below shall be granted. The same is hereby accepted and may be occupied as per the completion certificate submitted by you.

Wing 'A' Ground floor (parking, fitness center, utility room, Society office, pump room, meter room) + 1st Floor Sale Flat no. 5(amenity) & Rehab Flat nos. 4,6 with total 3 nos. of flats + 2nd Floor Rehab Flat nos. 4,5,6 with total 3 nos. of flats + 3rd Floor Rehab Flat nos. 4, 5, 6 with total 3 nos. of flats + 4th Floor Sale Flat no. 4 & Rehab Flat nos. 5, 6 with total 3 nos. of flats + 5th Floor Sale Flat no. 5 & Rehab Flat nos. 4, 6 with total 3 nos. of flats + 6th Floor Sale Flat no. 6 & Rehab Flat nos. 4,5 with total 3 nos. of flats + 7th Floor Rehab Flat nos. 4, 5, 6 with total 3 nos. of flats + 8th Floor Rehab Flat nos. 4, 5, 6 with total 3 nos. of flats + 9th Floor Sale Flat nos. 5 & Rehab Flat nos. 3, 4, 6 with total 4 nos. of flats + 10th Floor Sale Flat no. 4 & Rehab Flat nos. 2, 5, 6 with total 4 nos. of flats + 11th Floor Rehab Flat nos. 4, 5, 6 with total 3 nos. of flats + 12th Floor Rehab Flat nos. 4, 5, 6 with total 3 nos. of flats + 13th Floor Rehab Flat nos. 4, 5, 6 with total 3 nos. of flats + 14th Floor Sale Flat no. 5 & Rehab Flat nos. 4, 6 with total 3 nos. of flats + 15th Floor Rehab Flat nos. 4, 5, 6 with total 3 nos. of flats + 16th Floor Rehab Flat nos. 3, 4, 5, 6 with total 4 nos. of flats + 17th Floor Rehab Flat nos. 4, 5, 6 with total 3 nos. of flats + 18th Floor Rehab Flat nos. 4, 5, 6 with total 3 nos. of flats + 19th Floor Sale Flat nos. 4, 6 & Rehab Flat nos. 3, 5 with total 4 nos. of flats + 20th Floor Rehab Flat nos. 3, 4, 5, 6 with total 4 nos. of flats + 21st Floor Sale Flat nos. 2, 4, 5, 6 with total 4 nos. of flats 22nd Floor Sale Flat nos. 4,6 & Rehab Flat nos. 3, 5 with total 4 nos. of flats. **Wing 'B' Ground floor** (parking, fitness center, pump room, meter room) + 1st Floor Rehab Flat nos. 1 with total 1 no. of flat + 2nd Floor Rehab Flat nos. 1 with total 1 no. of flat + 3rd Floor Sale Flat nos. 1 with total 1 no. of flat + 4th Floor Rehab Flat nos. 1 with total 1 no. of flat + 5th Floor Rehab Flat no. 1 with total 1 no. of flat + 6th Floor Rehab Flat nos. 1 with total 1 no. of flat + 7th Floor Sale Flat nos. 2 & Rehab Flat nos. 1 with total 2 nos. of flats + 8th Floor Rehab Flat nos. 1 with total 1 no. of flat + 9th Floor Rehab Flat nos. 1,2 with total 2 nos. of flats + 10th Floor Rehab Flat nos. 1, 2, 3 with total 3 nos. of flats + 11th Floor Rehab Flat nos. 1 with total 1 no. of flat + 12th Floor Sale Flat nos. 2, 3 & Rehab Flat nos. 1 & with total 3 nos. of flats + 13th Floor Rehab Flat nos. 1 with total 1 no. of flat + 14th Floor Sale Flat nos. 2, 3 & Rehab Flat nos. 1 with total 3 nos. of flats + 15th Floor Rehab Flat no. 1 with total 1 no. of flat + 16th Floor Rehab Flat no. 1 with total 1 no. of flat + 17th Floor Rehab Flat no. 1 with total 1 no. of flat + 18th Floor Sale Flat nos. 2 & Rehab Flat nos. 1 with total 2 nos. of flats + 19th Floor Rehab Flat no. 1 with total 1 no. of flat + 20th Floor Sale Flat nos. 3 & Rehab Flat

nos. 1 with total 2 nos. of flats + 21ST Floor Sale Flat no. 1, 3 with total 2 no. of flat + 22ND Floor Sale Flat no. 1 with total 1 no. of flat.

(Wing 'A' Sale Flats Nos. 15, Rehab Flats Nos. 58 + Wing 'B' Sale Flats Nos. 11, Rehab Flats Nos. 22= Total Nos. of flats 106).

1. That all firefighting systems shall be maintained in good working conditions.
2. That this Part OCC without prejudice to legal matters pending in Court of Law if any.
3. Addition/alteration in the approved building plan shall not be allowed.
4. The operation of the hydropneumatic system, fire services, STP shall be maintained.
5. Terms and conditions of Final Fire NOC shall be strictly followed.
6. Functioning of Lifts, DG sets, OWC, Rainwater tank substation shall be maintained.
7. The compliances for Full OCC shall be complied with at the earliest and Full OCC shall be obtained.

D.A:- Plan.

(Dinesh Mahajan)

Executive Engineer/ B.P. Cell
Greater Mumbai, MHADA