



Building Permission Cell, Greater Mumbai / MHADA

(A designated Planning Authority for MHADA layouts constituted as per government regulation No. TPB4315/167/CR-51/2015/UD-11 dt.23 May, 2018.)

“AMENDED PLAN”

No. MH/EE/ (B.P)/GM/MHADA-22/515/2023

Date- **22 JUN 2023**

To,

Architect,

Shri. Vilas Dikshit of M/s. Shilp Associates,
317, E-Square, Subhas Road, above State Bank of India,
Vile-Parle (E), Mumbai – 400057.

Sub: Proposed redevelopment of existing building No.78 Known as Nehru Nagar
Rajanigandha Co.Op. Hsg Soc. Bearing C.T.S. No. 6A/1, 6/216 to 6/224, at village
Kurla Nehru Nagar, Kurla (E), Mumbai – 400 024.

Ref.: 1. Zero FSI IOA plans issued by MHADA dated 01.06.2019.
2. Zero FSI C.C. Issued on 12.11.2020.
3. Concession u. No. ET- 148 approved on dtd. 18.06.2021.
4. Last Amended plans issued on 04.10.2021.
5. Further C.C. dtd. 25.11.2021.
6. Further C.C. approved on 25.01.2023
7. Revised Concession u.no. ET-229 dtd.22.05.2023
8. Application letter from Architect Shri Vilas Dikshit dated 29.05.2023.

Dear Applicants,

With reference to your above letter this is to inform you that the plans submitted by you are approved and issued subject to the compliance of the conditions mentioned in Intimation of Disapproval dated 04.10.2021 approved by MHADA and Amended plans following conditions: -

1. That the R.C.C. design and calculation as per the amended plans shall be submitted through the registered Structural Engineer.
2. That all requisites payment fees, deposits, premium shall be paid.

1/4

3. That the payment as per schedule of installment shall be made.
4. That C.C. shall get endorsed.
5. That the up-to-date paid receipts of A. A. & C. L ward shall be submitted.
6. That the Extra water and sewerage charges shall be paid to MCGM & receipt shall be submitted.
7. That the Valid Janata Insurance policy shall be submitted.
8. That the quarterly progress report shall be submitted by L.S./Architect.
9. That the certificate from GVK informing this office that the AMSL height of topmost elevation of building under reference is within permissible AMSL issued by civil aviation authority shall be submitted before OC.
10. That the dry and wet garbage shall be separated and the wet garbage generated in the building shall be treated separately on the same plot by the residents/occupants of the building in the jurisdiction of M.C.G.M. The necessary condition in Sale Agreement to that effect shall be incorporated by the Developer/ Owner.
11. That the specific NOC as per Hon'ble Supreme Court of India (S.L.P. Civil No. D23708/2017) Order in Dumping Ground Court Case dated 15/03/2018 shall be obtained from concerned department/S.W.M. Department.
12. That the registered undertaking cum indemnity bond shall be submitted indemnifying the MCGM/MHADA and its officers, servants, agents and the Municipal commissioner / CEO/VP, MHADA against any all/actions, acts, claims, damages, demands of any nature and any kind whatsoever, which may be instituted, claimed or made further indemnifying them against any legal dispute of the plot, ownership, accidents, damages, risks by any persons, any third party or legal entity or society or Trust by reason of granting of approval under provision of DCPR 2034.
13. The safety measure shall be taken on site as per relevant provision of I.S. Code and safety regulation.
14. That the N.O.C. from local electric supply co. shall be submitted.

15. Architect, Structural consultant shall verify the scheme is progress as per sub-structure, super structure & OHT.
16. That the final outcome of parking provision by Govt. of Maharashtra, UDD-1 shall be binding on you.
17. That the applicant shall deploy the construction labour as per provisions of labour compensation Act. 1923 and as per suo motto in Supreme Court.
18. The work shall be carried out between 6.00 am to 10.00 pm.
19. That the valid B.G. shall be submitted.

One set of amended plans duly signed and stamped is hereby returned in the token of Approval.


(Anil N. Rathod)
Executive Engineer (E.S.)
B.P. Cell/GM/ MHADA.