



DEVELOPER COPY

Sr. No. 228

SLUM REHABILITATION AUTHORITY

Administrative Building, Anant Kanekar Marg, Bandra (east), Mumbai - 400051

MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966 (FORM "A")

NO R-S/STGOVT/0032/20120523/AP/S-2

COMMENCEMENT CERTIFICATE

19 MAY 2021

To, M/s. Sai Construction Co. &

M/s. Tanna Infra Developer LLP &

M/s. V.D. Infratech Pvt. Ltd.,

1, 2 & 3 Veena Sarang Complex, Sai Baba Nagar Extn. Road,

Opp. Kamla Vihar, Sports Complex, Borivali (W),
Mumbai-400 092.

Sir,

Sale Building No.02

With reference to your application No. 8202 dated 06/03/2020 for Development Permission and grant of Commencement Certificate under section 44 & 69 of the Maharashtra Regional Planning Act, 1966 to carry out development and building permission under section 45 of Maharashtra Regional and Town Planning Act, 1966 to erect a building on plot No. ---
C.T.S. No. 3/A/1 (pt.)

of village Charkop T.P.S.No. ---
ward R/S Situated at Babrekar Nagar, Kandivali (W).

The Commencement Certificate / Building Permit is granted subject to compliance of mentioned in LOI
U/RNo. SRA/ENG/2682/RS/STGL/LOI 01/10/2014 & dt. 29/07/2020
IDA/U/RNo. R-S/STGOVT/0032/20120523/AP/S-2 dt. 18/09/2020
and on following conditions.

1. The land vacated in consequence of endorsement of the setback line/road widening line shall form part of the Public Street.
2. That no new building or part thereof shall be occupied or allowed to be occupied or used or permitted to be used by any reason until occupancy permission has been granted.
3. The Commencement Certificate/Development permission shall remain valid for one year from the date of its issue. However the construction work should be commenced within three months from the date of its issue.
4. This permission does not entitle you to develop land which does not vest in you or in contravention of the provision of coastal Zone Management Plan.
5. If construction is not commenced this Commencement Certified is renewable every year but such extended period shall be in no case exceed three years provided further that such lapse shall not bar any subsequent application for fresh permission under section 44 of the Maharashtra Regional and Town Planning Act, 1966.
6. This Certificate is liable to be revoked by the C.E.O. (SRA) if:-
 - (a) The development work in respect of which permission is granted under this certificate is not carried out or the use thereof is not in accordance with the sanctioned plans.
 - (b) Any of the condition subject to which the same is granted or any of the restrictions imposed by the C.E.O. (SRA) is contravened or not complied with.
 - (c) The C.E.O. (SRA) is satisfied that the same is obtained by the applicant through fraud or misrepresentation and the applicant and every person deriving title through or under him in such an event shall be deemed to have carried out the development work in contravention of section 43 and 45 of the Maharashtra Regional and Town Planning Act 1966.
7. The conditions of this certificate shall be binding not only on the applicant but on his heirs, executors, assignees, administrators and successors and every person deriving title through or under him.

The C.E.O. (SRA) has appointed Shri. P. B. Pawar
Executive Engineer to exercise his powers and functions of the Planning Authority under section 45 of the said Act.

This C.C is granted for work up to plinth level.

For and on behalf of Local Authority
The Slum Rehabilitation Authority

Pawar 19.05.2021
Executive Engineer (SRA)

FOR
CHIEF EXECUTIVE OFFICER
(SLUM REHABILITATION AUTHORITY)

10 MAY 2022

This C.C is further extended upto 6th upper floors with Brick work & 7th to 23rd upper floors with R.C.C frame work for wing 'A' & 'B' including Overhead water tank & lift machine room by excluding portion marked as A-B-C-D-E-F as shown on plan at pg. 681 of sale building no 2 as per approved amended plans dtd. 26/10/2021.

80m
10/5/22
Executive Engineer
Slum Rehabilitation Authority

- 5 JUL 2022

This C.C is further extended upto full height of wing D & E i.e. upto 23rd upper floors for R.C.C framework only including OHWT & LMR of sale building No. 2 as per approved plans dated. 26/10/2021.

80m
5/7/22
Executive Engineer
Slum Rehabilitation Authority

- 9 JAN 2023

This C.C is regularized upto 4th upper floor for balance portion of wing 'B' & further extended upto full height i.e 23rd upper floor of wing 'A' & 'B', & for wing 'D' & 'E' upto 7th (pt) upper floor with brickwork & 7th (pt) to 23rd upper floor with R.C.C framework & full height of wing 'C' i.e upto 40th upper floor for R.C.C frame work including O.H.W.T and L.M.R as per approved plan dated. 26/10/2021.

Pan
10.01.2023
Executive Engineer
Slum Rehabilitation Authority