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

दूरध्वनी : ०२५० - २५२५१०१ / ०२/०३/०४/०५/०६
फॅक्स : ०२५० - २५२५१०७
ई-मेल : vasaivirarcorporation@yahoo.com

जावक क्र. : व.वि.श.म.
दिनांक :

VVCMC/TP/OC/SPA VP-0006/09/2019-20 Dt.08/07/2019

To,
Shri. Hemant A. Patil, Director of
DDPL Global Infrastructure Pvt.Ltd.,
Unicorn House, Shreejee Vihar,
Opp. MTNL, S.V. Road,
Kandivali (W),
MUMBAI-400 067.

Sub: Grant of Occupancy Certificate for the proposed Residential Building No.3 (Wing A To D) in Plot No.1, Phase-II on land bearing S. No.2, H.No.-3, S. No. 3, H. No. 7,8, S. No. 4, H. No. 6, 8, 12, 20, S. No. 5, H. No. 3,4,5, 6/2,6/3,6/4,6/6, 6/7, 6/8,7,8, S. No. 6, H. No. 1/1,1/3, 2/1, 2/2, 2/3, 3, 4, 6, 5/1,5/2, 5/4,5/5,5/6, 5/8, S.No.7, H.No. 1, 3,7, 11, 2/1,5/1,6/2, 4/1, 4/5, 5/4, 6/1, 5/6, 5/3, 5/5, 9/4, 4/2, 9/1, S. No. 8, H. No.1, S. No. 9, H. No. 2,4 & 6, S. No. 10, H. No. 1,2,3,4,5,6, S. No. 11, H. No. 2, S. No. 12, H. No. 1,2,3, 4,5,6, 7,8,9, 10, 11, S. No. 13, H. No. 1, 4/1, 5, 6, S. No. 14, S. No. 15, H. No.-2, 3, 4,6, S. No. 16, H. No.1, 3, 4, 5 & 6, S. No. 22, H. No. 5, S.No.23, S. No. 24, H. No. 1,2, S.No.25, S.No.26, H.No. 1/1,2A, 1/2,1/3, 2B, S.No.28, H.No. 1, 2,4,5, 6, 7, S. No. 30, H. No. 1,2,3, S.No.31, S.No.32, H.No.1, 2/1, 2/2, 2/3, S. No. 33, H. No. 2,3,4,7,8,9, S. No. 35, H. No. 1,2, S. No. 36, H. No. 2, 3A, 5, 6, S. No. 37, H. No. 1, S. No. 38, H. No. 1, 3, S. No. 39, H. No. 2, S. No. 41, S. No. 41, H.No.7A, S. No. 42, H. No. 2,3,4,5A,8A,16, S. No. 43, H. No. 1,2A,3A,4K, S. No. 44, H. No. 1, 2, 3A, 7P, 8, 9, 10, 11,12, 13, 14, 15, S. No. 45, H. No. 1A,2A,3A,3B,4,5,6, S.No.46, H.No. 4, 5,6,7,8, S. No. 47, H. No. 1A,3A,3B,4A, 5, 8,9, S. No. 48, H. No. 1,2,3, S. No. 50, H. No. 4,5,6,7,8, S. No. 51, H. No. 1A,2,4, 5,6,7,8,9,10,11,12, S. No. 52, H. No. 1PT, 1PT,4,5/1,5/2, S. No. 54, H. No. 4/2,6, S. No. 55, H. No. 2,5A, S. No. 56, H. No. 1/2,2,3, S.No.66, H.No.6, S. No. 75, H. No. 1,2,3, S. No. 76, H. No. 1,2,3,4,5,6,7,8, S. No. 78, S. No. 79, H. No. 2, S.No.117, H.No. 2,4/1,4/2,4/3, S. No. 119, H. No. 3, S. No. 126, H. No. 2,4,12 at Village : Tivri, Tal : Vasai, Dist : Palghar.: Tivri, Tal : Vasai, Dist : Palghar.

VASAI VIRAR CITY MUNICIPAL CORPORATION Town Planning DIST. PALGHAR

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VVCMC/TP/OC/SPA VP-0006/09/2019-20 Dt.08/07/2019

Ref:

1) MMRDA's Location Clearance for Building Approval under Rental Housing Scheme, Dtd.27/08/2008, No. MMRDA/1/01.
2) Revised Location Clearance for Building Approval from MMRDA, Dtd.14/11/2008, No. MMRDA/RHS-1/08/296.
3) Commencement Certificate for Rental Housing Scheme No. CIDCO/ VVSR/CC/BP- 4622/E/730 Dtd.02/07/2010
4) Environmental Clearance Report from MOEF, No.SEAC-2010/CR341/TC-2 Dtd.20/11/2010.
5) Revised Development Permission No. CIDCO/VVSR/RDP/BP-4622/E/022 Dtd.01/06/2011.
6) Revised Development Permission No. CIDCO/VVSR/RDP/BP-4622/E/022 Dtd.27/06/2012.
7) Revised Development Permission No. CIDCO/ATPO(VVSR)/BP-4622/ RDP/172 Dtd.07/09/2017.
8) Revised Development Permission No. VVCMC/TP/RDP/SPA VP-0006/21/2018-19 Dtd.20/08/2018.
9) Revised Development Permission No. VVCMC/TP/RDP/SPA VP-0006/48/2018-19 Dtd.13/02/2019.
10) NOC from Airport Authority of India Dtd.23/09/2011 by BP-1/NOCC/CSG on/2011.
11) Receipt No.20968 Dtd. 28/02/2016, Receipt No.28810 Dtd. 03/06/2018, from VVCMC for Potable Water Supply.
12) Development completion certificate dt.05/03/2016 from the Registered Engineer's.
13) Structural stability certificate from your Structural Engineer vide letter dated 30/09/2015, 05/03/2016, 26/09/2016.
14) Plumbing certificate dtd.28/06/2015, 11/11/2015 & 02/12/2015.
15) NOC from Lift Inspector Dtd. 13/04/2015, 10/11/2015, 09/05/2016, 05/04/2016, 16/08/2016, 23/09/2016.18/08/2016, 05/10/2016, 14/03/2017.
16) NOC from Chief Fire Officer Dtd.14/07/2017.
17) Letter From Rain Water Harvesting Consultant Dt. 20/06/2016.
18) NOC from Tree Plantation Department of VVCMC Dtd.12/08/2016 & 22/08/2016.
19) Report from Composting Consultant Dtd.25/06/2019.
20) Your Registered Engineer's letter dated 26/02/2019.

VASAI VIRAR CITY MUNICIPAL CORPORATION Town Planning DIST. PALGHAR

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मुख्य कार्यालय, विरार
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ई-मेल : vasaivirarcorporation@yahoo.com

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दिनांक :

VVCMC/TP/OC/SPA VP-0006/09/2019-20 Dt.08/07/2019

: 3 :

Sir/ Madam,

Please find enclosed herewith the necessary Occupancy Certificate for the proposed Residential Building No.3 (Wing A To D) in Plot No.1, Phase-II of on land bearing S. No.2, H.No.-3, S. No. 3, H. No. 7, 8, S. No. 4, H. No. 6,8,12, 20, S. No. 5, H. No. 3,4,5, 6/2, 6/3, 6/4, 6/6, 6/7,6/8,7, 8, S. No. 6, H. No. 1/1,1/3, 2/1, 2/2, 2/3, 3, 4,6,5/1,5/2, 5/4,5/5,5/6, 5/8, S.No.7, H.No. 1,3,7,11,2/1,5/1,6/2, 4/1, 4/5, 5/4, 6/1, 5/6, 5/3, 5/5, 9/4, 4/2, 9/1, S. No. 8, H. No.-1, S. No. 9, H. No. 2,4 & 6, S. No. 10, H. No. 1,2, 3, 4, 5, 6, S. No. 11, H. No. 2, S. No. 12, H. No. 1,2,3, 4,5,6, 7,8,9, 10, 11, S. No. 13, H. No. 1, 4/1, ,5,6, S. No. 14, S. No. 15, H. No.-2,3,4,6, S. No. 16, H. No.1,3,4,5 & 6, S. No. 22, H. No. 5, S.No.23, S. No. 24, H. No. 1,2, S.No.25, S.No.26, H.No. 1/1,2A, 1/2, 1/3, 2B, S.No.28, H.No. 1, 2,4,5,6,7, S. No. 30, H. No. 1,2,3, S.No.31, S.No.32, H.No.1, 2/1, 2/2, 2/3, S. No. 33, H. No. 2, 3, 4,7,8,9, S. No. 35, H. No. 1,2, S. No. 36, H. No. 2,3A, 5,6, S. No. 37, H. No. 1, S. No. 38, H. No. 1, 3, S. No. 39, H. No. 2, S. No. 41, S. No. 41, H.No.7A, S. No. 42, H. No. 2,3,4,5A,8A,16, S. No. 43, H. No. 1,2A, 3A, 4K, S. No. 44, H. No. 1, 2, 3A, 7P, 8, 9, 10, 11,12, 13, 14, 15, S. No. 45, H. No. 1A,2A,3A,3B,4,5,6, S.No.46, H.No. 4, 5,6,7,8, S. No. 47, H. No. 1A,3A,3B,4A, 5, 8,9, S. No. 48, H. No. 1,2,3, S. No. 50, H. No. 4,5,6,7,8, S. No. 51, H. No. 1A,2,4, 5,6,7,8,9,10,11,12, S. No. 52, H. No. 1PT, 1PT,4,5/1,5/2, S. No. 54, H. No. 4/2,6, S. No. 55, H. No. 2,5A, S. No. 56, H. No. 1/2,2,3, S.No.66, H.No.6, S. No. 75, H. No. 1,2,3, S. No. 76, H. No. 1,2,3,4,5,6,7,8, S. No. 78, S. No. 79, H. No. 2, S.No.117, H.No. 2, 4/1, 4/2, 4/3, S. No. 119, H. No. 3, S. No. 126, H. No. 2,4,12 at Village : Tivri, Tal : Vasai, Dist : Palghar.

VASAI VIRAR CITY MUNICIPAL CORPORATION Town Planning DIST. PALGHAR

Contd.....3....

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You are required to submit revised DSLR map showing the roads, R.G. amenity plot, D.P. road reservation, buildings as constructed at site and you will also have to submit necessary mutations in 7/12 extracts showing these components before approaching for refund of security deposit.

(Issued as per approval by the Commissioner)

Yours faithfully,

Deputy Director(I/C)
Town Planning,
Vasai Virar City Municipal Corporation

VASAI VIRAR CITY MUNICIPAL CORPORATION
Town Planning
DIST. PALGHAR

Encl.: a.a.
c.c. to:
1) M/s. Ajay Wade & Asso.
A/6, Sai Tower, 1st Floor, Vasai (W)
Dist-Palghar -401 202.

2) Asst. Commissioner SPA
Ward Office – "G "
Vasai Virar City Municipal Corporation

3) Tax superintendent
Ward Office - " G "
Vasai Virar City Municipal Corporation

For necessary action during taxation procedure.

मुख्य कार्यालय, विरार
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दिनांक :

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OCCUPANCY CERTIFICATE

I hereby certify that the development for Proposed proposed Residential Building No.3 (Wing A To D) (Stilt+14) With total Built Up area 9981.56 sq.m. in Plot No.1, Phase-II on land bearing S. No.2, H.No.-3, S. No. 3, H. No. 7,8, S. No. 4, H. No. 6,8,12, 20, S. No. 5, H. No. 3,4,5, 6/2,6/3,6/4,6/6, 6/7,6/8,7,8, S. No. 6, H. No. 1/1,1/3, 2/1, 2/2, 2/3, 3, 4,6,5/1,5/2, 5/4,5/5,5/6, 5/8, S.No.7, H.No. 1,3,7,11,2/1,5/1,6/2, 4/1, 4/5, 5/4, 6/1, 5/6, 5/3, 5/5, 9/4, 4/2, 9/1, S. No. 8, H. No.-1, S. No. 9, H. No. 2,4 & 6, S. No. 10, H. No. 1,2,3,4,5,6, S. No. 11, H. No. 2, S. No. 12, H. No. 1,2,3, 4,5,6, 7,8,9, 10, 11, S. No. 13, H. No. 1, 4/1, ,5,6, S. No. 14, S. No. 15, H. No.-2,3,4,6, S. No. 16, H. No.1,3,4,5 & 6, S. No. 22, H. No. 5, S.No.23, S. No. 24, H. No. 1,2, S.No.25, S.No.26, H.No. 1/1,2A, 1/2,1/3, 2B, S.No.28, H.No. 1, 2,4,5,6,7, S. No. 30, H. No. 1,2,3, S.No.31, S.No.32, H.No.1, 2/1, 2/2, 2/3, S. No. 33, H. No. 2,3,4,7,8,9, S. No. 35, H. No. 1,2, S. No. 36, H. No. 2,3A, 5,6, S. No. 37, H. No. 1, S. No. 38, H. No. 1, 3, S. No. 39, H. No. 2, S. No. 41, S. No. 41, H.No.7A, S. No. 42, H. No. 2,3,4,5A,8A,16, S. No. 43, H. No. 1,2A,3A,4K, S. No. 44, H. No. 1, 2, 3A, 7P, 8, 9, 10, 11,12, 13, 14, 15, S. No. 45, H. No. 1A,2A,3A,3B,4,5,6, S.No.46, H.No. 4, 5,6,7,8, S. No. 47, H. No. 1A,3A,3B,4A, 5, 8,9, S. No. 48, H. No. 1,2,3, S. No. 50, H. No. 4,5,6,7,8, S. No. 51, H. No. 1A,2,4, 5,6,7,8,9,10,11,12, S. No. 52, H. No. 1PT, 1PT,4,5/1,5/2, S. No. 54, H. No. 4/2,6, S. No. 55, H. No. 2,5A, S. No. 56, H. No. 1/2,2,3, S.No.66, H.No.6, S. No. 75, H. No. 1,2,3, S. No. 76, H. No. 1,2,3,4,5,6,7,8, S. No. 78, S. No. 79, H. No. 2, S.No.117, H.No. 2,4/1,4/2,4/3, S. No. 119, H. No. 3, S. No. 126, H. No. 2,4,12 at Village : Tivri, Tal : Vasai, Dist : Palghar. completed under the supervision of M/s. Ajay Wade & Associates, Registered Engineer (License/Registration No. VVCMC/ENGR/03) and has been inspected on 19/06/2019 and I declare the development has been carried out in accordance with regulations and the conditions stipulated in the Development Permission Commencement Certificate No. CIDCO/VVSR/CC/BP-4622/E/730 Dtd.02/07/2010, Revised Development Permission No. CIDCO/VVSR/RDP/BP-4622/E/022 Dtd.01/06/2011, Revised Development Permission No. CIDCO/ VVSR/ RDP/BP-4622/E/022 Dtd.27/06/2012, Revised Development Permission No. CIDCO/ ATPO(VVSR)/BP-4622/ RDP/172 Dtd.07/09/2017, Revised Development Permission No. VVCMC/TP/RDP/SPA VP-0006/21/2018-19 Dtd.20/08/2018, Revised Development Permission No. VVCMC/TP/RDP/SPA VP-0006/48/2018-19 Dtd.13/02/2019 issued by the CIDCO & VVCMC and permitted to be occupied subject to the following conditions :-

1) No physical possession to the residents shall be handed over by the applicant developers/owner unless power supply and potable water is made available in the flat and also mosquito proof treatment and certificate about tree plantation from Tree Officer of VVCMC under section 19 of The Maharashtra (Urban areas) Protection & Preservation of Trees Act, 1975 is obtained.

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2) You will have to provide necessary infrastructural facilities on site and also the improvement/ repairs to them will have to be done at your own cost and risk to the standards that may be specified by the Planning Authority any time in future. These infrastructure are mainly the drainage arrangement for storm water disposal by putting pump rooms etc., electric arrangements and improvement, shifting of poles to suitable locations, collection of solid waste, arrangement for conveyance and disposal of sullage and sewage without creating any insanitary conditions in the surrounding area, channelisation of water courses and culverts, if any.

3) Notwithstanding anything contained in the occupancy certificate conditions it shall be lawful for the Vasai Virar City Municipal Corporation to direct the removal or alteration of any building or structure erected or use contrary to the provision of this sanction. Vasai Virar City Municipal Corporation may cause the same to be carried out and recover the cost of carrying out the same from grantee/successors and every person deriving titles through or under them.

4) The Vasai Virar City Municipal Corporation reserves the right to enter the premises for inspection of maintenance of infrastructure facilities during reasonable hours of the day and with prior notice.

5) This certificate of Occupancy is issued only in respect of 380 Flats constructed in Residential Building No.3((Stilt+14) (Wing A To D) only.

Buildings/Wings wise Built Up area statement & No. of Flats /Shops are as Below :

Plot No.	Phase No.	Building No.	Type	No. of Floors	Wings	No. of flats	BUA
I	II	3	Residential	(Stilt.+14)	A	82	1997.30
					B	82	1997.30
					C	106	2743.62
					D	110	3243.34
				Total-		**380**	**9981.56**

VASAI VIRAR CITY MUNICIPAL CORPORATION Town Planning DIST. PALGHAR

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ई-मेल : vasaivirarcorporation@yahoo.com

जावक क्र. : व.वि.श.म.
दिनांक :

VVCMC/TP/OC/SPA VP-0006/09/2019-20 Dt08/07/2019

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6) Also you shall submit a cloth mounted copy of the As built drawing without which the Security deposit will not be refunded.

7) In the event of your obtaining Occupancy Certificate by suppressing any vital information on submitting forged/unauthenticated documents, suppressing any court order, this Occupancy Certificate is liable to be cancelled. You are responsible for this type of lapse on your part and VVCMC is not responsible for any consequences arising out of above act of yours if any, while obtaining the Occupancy Certificate.

8) After complying with the conditions of all and complying with legal orders of any other forum only you shall give possession of flats.

9) 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.

10) You shall maintain provided separate dust bins for Dry & Wet waste per wing of buildings as per MSW rules 2016.

11) 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.

12) VCMC 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.

13) You shall abide by the conditions mentioned in the N.A. order & Commencement Certificate. The responsibility of complying with various statutory compliances as applicable under various Acts of both Central and State, governing the development lies with you. VVCMC is not responsible for non compliance of any of the statutory requirements by you.

One set of completion plan duly certified is returned herewith.

(Issued as per approved by the Commissioner)

Deputy Director (I/C)
Town Planning
Vasai Virar City Municipal Corporation