



MUNICIPAL CORPORATION OF GREATER MUMBAI

FORM 'A'

MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966

No CHE/A-4925/BP(WS)/AR/FCC/2/Amend

COMMENCEMENT CERTIFICATE

To.

M/s. Aaryadeep Builders and Developers. C.A. to
Owner Shri. Sai Vishram Co. Op. Hsg. Soc. Ltd.
B-22,104, Shanti Nagar, Sector. 1, Mira road East
Thane 401 107

Sir,

With reference to your application No. **CHE/A-4925/BP(WS)/AR/FCC/2/Amend** Dated. **07 Jan 2018** for Development Permission and grant of Commencement Certificate under Section 44 & 69 of the Maharashtra Regional and Town Planning Act, 1966, to carry out development and building permission under Section 346 no 337 (New) dated **07 Jan 2018** of the Mumbai Municipal Corporation Act 1888 to erect a building in Building development work of on plot No. **N.A C.T.S. No. 772/A** Division / Village / Town Planning Scheme No. **EKSAR (N) R/N** situated at **18.30 mt. D. P. Road** Road / Street in **R/N Ward** Ward .

The Commencement Certificate / Building Permit is granted on the following conditions:--

1. The land vacated on consequence of the 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 person until occupancy permission has been granted.
3. The Commencement Certificate/Development permission shall remain valid for one year commencing from the date of its issue.
4. This permission does not entitle you to develop land which does not vest in you.
5. This Commencement Certificate 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 Municipal Commissioner for Greater Mumbai 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 conditions subject to which the same is granted or any of the restrictions imposed by the Municipal Commissioner for Greater Mumbai is contravened or not complied with.
 - c. The Municipal Commissioner of Greater Mumbai 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 or 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 Municipal Commissioner has appointed Shri. **Assistant Engineer (B.P.) R2 Paresh Panchal** Assistant Engineer to exercise his powers and functions of the Planning Authority under Section 45 of the said Act.

Issue On : 09 Aug 2012

Valid Upto : 08 Aug 2013

Application Number : CHE/A-4925/BP(WS)/AR/CC/1/New

Remark :

Wing 'A' and 'B' Basement + Lower Stilt slab level only.

Approved By
Ex. Eng 'R' ward
Executive Engineer

Issue On : 25 Feb 2016

Valid Upto : 08 Aug 2017

Application Number : CHE/A-4925/BP(WS)/AR/FCC/1/New

Remark :

This C.C. is now extended for entire work i.e. building comprising of Wing 'A' = Basement (for parking) + lower stilt (for stack car parking) + (pt) ground floor (for Shop) + (pt) stilt (for parking) 1st to 5th upper floors (for residential) and Wing 'B' = Basement (for parking) + lower stilt (for stack car parking) + Stilt (for car parking) 1st to 5th upper floors (for residential user) as per approved amended plans dated 03.08.2012.

Approved By
Ex. Eng 'R' ward
Executive Engineer

Issue On : 24 Jul 2017

Valid Upto : 08 Aug 2020

Application Number : CHE/A-4925/BP(WS)/AR/FCC/1/New

Remark :

F.C.C. up to building comprising of Wing 'A' with Basemment (for parking) + lower Stilt (for stack car parking) + (pt) Ground (for Shop) + (Pt) stilt (for parking) + 1st to 11th upper floors (for residential) and Wing 'B' with Basement (for parking) + lower Stilt (for stack car parking) + Stilt (for parking) + 1st to 11th upper floors (for residential) as per Approved Amended Plans dated 05.07.2017.

Issue On : 13 Sep 2019 Valid Upto : 12 Sep 2020

Application Number : CHE/A-4925/BP(WS)/AR/FCC/1/Amend

Remark :

This CC is granted and further extended for Wing 'A' with Basement (for parking) + lower Stilt (for stack car parking) + (pt) Ground (for Shop) + (Pt) stilt (for parking) + 1st to 15th upper floors (for residential) and Wing 'B' with Basement (for parking) + lower Stilt (for stack car parking) + Stilt (for parking) + 1st to 15th upper floors (for residential) as per approved Amended plans dated 01.08.2019.

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Approved By
Assistant Engineer (B.P.) R2 Paresh Panchal
Assistant Engineer (BP)

Issue On : 09 Oct 2020 Valid Upto : 08 Aug 2021

Application Number : CHE/A-4925/BP(WS)/AR/FCC/2/Amend

Remark :

This CC is granted and further extended for building comprising of Wing 'A' with Basement (for parking) + lower Stilt (for stack car parking) + (pt.) Ground (for Shop) + (Pt) stilt (for parking) + 1st to 20th upper floors (for residential) and Wing 'B' with Basement (for parking)+lower Stilt (for stack car parking) + Stilt (for parking) + 1st to 15th upper floors as per approved amended plan dated 17.09.2020.

For and on behalf of Local Authority
Municipal Corporation of Greater Mumbai

Cc to :

1. Architect.
2. Collector Mumbai Suburban /Mumbai District.

Assistant Engineer . Building Proposal

Western Suburb II R/N Ward Ward

