

**DUPLICATE**  
**BRIHANMUMBAI MAHANAGARPALIKA**  
**MAHARASHTRA REGIONAL & TOWN PLANNING ACT, 1966 (FORM 'A')**  
**No. CHE/8551/BS(WS)/AR**  
**COMMENCEMENT CERTIFICATE**      **Issued on 03.09.1999**

To,  
**M/s Parag Construction.**  
**Owner**

Sir,

With reference to your application No. **7698** dated **07.10.1991** 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 of the Bombay Municipal Corporation Act 1888 to erect a building to the development work of **Proposed B.E.S.T. Bus Station & Commercial building on plot bearing F.P. No 7-B T.P.S. II.** at premises at Street **M.G. Road** Village **Kanheri & Eksar** situated at **Borivali (East), Mumbai**

Plot No. --  
Ward **R/North**

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

1. The land vacated in 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 for Greater Mumbai is satisfied that the same is obtained by the applicant through fraud or misrepresentation and the application 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 by on his heirs, executors, assignees, administrators and successors and every person deriving title through or under him.

The Municipal Commissioner has appointed **Shri P.R. Masurkar**, Assistant Engineer to exercise his power and functions of the planning Authority under Section 45 of the said Act.

This C.C. is restricted for work up to **Plinth level** as per phase I & II of phase Programme & clear of the exist. Structures on site, without affecting the light & ventilation of existing structures retained.

For and on behalf of Local Authority  
Brihanmumbai Mahanagarpalika

Sd/-03.09.1999

Asst.Eng.Bldg.Prop.(W.S.)'P' & 'R' Ward  
FOR MUNICIPAL COMMISSIONER FOR GREATER MUMBAI

No. CHE/8551/BS(WS)/AR

- 8) This C.C. is now valid and re-endorsed for work up to plinth for portion 'A' of phase I, up to 1<sup>st</sup> podium level for portion 'B' of phase-I, as per approved amended plan dt. 26.03.2013. and as per the phase-I shown on the copy of amended plan attached herewith.

Issued on 26.03.2013

Sd/-26.03.2013  
Ex.Eng.Bldg.Prop.(W.S.) 'R' Wards

9] By direction of Hon'ble M.C. under number MCP/7391 dtd. 02/02/2017, C.C. is further granted for work upto (Pt.) Gr. floor + (Pt.) 1<sup>st</sup> floor + (Pt.) 2<sup>nd</sup> podium + (Pt.) 3<sup>rd</sup> podium + (Pt.) 4<sup>th</sup> podium i.e. 4<sup>th</sup> slab for Portion 'A' of Phase-I and re-endorsed the C.C. of 1<sup>st</sup> podium level of Portion 'B' of phase I as per approved amended plan dtd. 26/03/2013.

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ASSISTANT ENGINEER  
BUILDING PROPOSAL (W.S.) R-WARD

10] By direction of Hon'ble M.C. under number MCP/7391 dtd. 02/02/2017, C.C. is re-endorsed further for work upto Gr. (Pt.) + 1<sup>st</sup> (Pt.) + 2<sup>nd</sup> podium (Pt.) + 3<sup>rd</sup> podium (Pt.) + 4<sup>th</sup> podium (Pt.) i.e. 4<sup>th</sup> slab for Portion 'A' of phase I and endorsed the further C.C. of 1<sup>st</sup> podium (Pt.) to 4<sup>th</sup> podium (Pt.) i.e. upto 4<sup>th</sup> slab level of Portion 'B' of phase I as per approved amended plan dtd. 26/03/2013.

7 FEB 2017

ASSISTANT ENGINEER  
BUILDING PROPOSAL (W.S.) R-WARD