

महापालिका इमारत, सी विंग, संस्कृती कॉम्प्लेक्स,
१० फुट डी.पी. रोड, सेंट लॉरेन्स शाकेजवाड,
मुंबई-४०० १०१
दस्तावेज क्र. 28543407

MUNICIPAL CORPORATION OF GREATER MUMBAI

No. CHE/A-0462/BP(WS)/AP of

11 1 MAR 2015

To,
M/s. Kavaiya & Associates,
Lic. Surveyor.

Sub : Proposed redevelopment of existing building on plot bearing C.T.S. No.155A of Village Pahadi Goregaon (E), Pandurangwadi Road No.1, Goregaon (East), Mumbai.

Ref : Your letter dated 09.02.2015 .

Gentleman,

There is no objection to carry out the work as per amended plans submitted by you vide your letter under reference subject to the following conditions :-

1. That all the objections of this office Intimation of Disapproval under even No. dt.31.10.2013 shall be applicable and should be complied with.
2. That the revised R.C.C. design and calculation should be submitted.
3. That the Revised Drainage approval shall be obtained before C.C.
4. That the development charges and all payments as per M.R.& T.P. (Amendment) Act, 1992 will be paid before C.C.
5. That revised N.O.C. from H.E. shall be submitted before requesting for C.C.
6. That extra water and sewerage charges will not be paid to A.E.W.W. P/South Ward before C.C.
7. That all the payments shall be paid before C.C.
8. "That the owner/developer and concerned Architect / Licensed Surveyor shall compile and preserve the following documents.
 - a) Ownership documents.
 - b) Copies of IOD, C.C. subsequent amendments, O.C.C., B.C.C. and corresponding canvass mounted plans.
 - c) Copies of Soil investigation reports.
 - d) RCC details and canvas mounted structural drawings.
 - e) Structural Stability Certificate from Licensed Structural Engineer.
 - f) Structural Audit Reports.
 - g) All details of repairs carried out in the buildings.

h) Supervision certificate issued by the Licensed Site Supervisor.

i) Building Completion Certificate issued by Licensed Surveyor / Architect.

j) NOC and completion certificate issued by the C.F.O.

k) Fire safety audit carried out as per the requirement of C.F.O.

The above documents / plans shall be handed over to the end user / prospective society within a period of 30 days in case of redevelopment of properties and in other cases, the same should be handed over within a period of 90 days after granting occupation certificate. The prospective society / end user shall preserve and maintain the above said documents / plans and shall also preserve and maintain the subsequent periodical structural audit reports and repair history. Similarly, to check and to carry out fire safety audit time to time as per the requirement of C.F.O. through the authorized agencies of M.C.G.M.


The necessary condition to this effect shall also be incorporated in the sale agreement / supportive agreement so that the end user / prospective society will take over the above said documents from the Developer. End user / prospective society shall carry out necessary repairs / structural audit/fire audits at regular intervals. The registered undertaking and indemnity bond to that effect shall be submitted by the developer and certified copy of the agreement / supportive agreement showing the above conditions shall be submitted to the office of Executive Engineer (Building Proposals)".

One set of approved/certified plan is returned herewith as a token of approval.

11 MAR 2015

Yours faithfully,

Encl.: 1 set of plan.

 **Executive Engineer (Bldg. Prop.)**
(W. S.) 'P' Ward.