Certificate No.3843

## THANE MUNICIPAL CORPORATION, THANE

(Registration No. 3 & 24)
SANCTION OF DEVELOPMENT
PERMISSION / COMMENCEMENT CERTIFICATE

C.C.: - Granted for 2,322.71 Sq.mtrs. consisting of Ground Floor (Part) Commercial (Part) Stilt with area for Meter Room, D.G. set, Transformer, Mechanical Parking & etc. + 1<sup>st</sup> to 3<sup>rd</sup> Floor Commercial + Service Floor Only.

Ċ	V.P.	No.	504/0	093/16	MC/TD	0/2541	118	Date: 19 04 2018
	Γo,	Shri	Smt.	M/s. DESIGN CONSORT	TILIM (	Architect)		
		Shri	M/s	SATNAM ENTERPRISES		(Owners)		
			M/s.	NAKSHATRA BUILDERS	(P.O.AH.)			

With reference to your application No. 976 dated 25/04/2016 for development permission / grant of Commencement certificate under section 45 & 69 of the the Maharashtra Regional and Town Planning Act, 1966 to carry out development work and or to erect building No. A-06 & ENG.No.4 in village MAJIWADE Sector No. IV Situated at Road / Street 40 mt. Wide D.P.Rd. S. No. / G.S. T. No. / E.P. No 206/4(PT) 381 (PT)

The development permission / the commencement certificate is granted subject to the following conditions.

- The land vacated in consequence of the enforcement of the set back line shall form Part of the public street.
- No new building or part thereof shall be occupied or allowed to be occupied or permitted to be used by any person until occupancy permission has been granted.
- The development permission / Commencement Certificate shall remain valid for a period of one year Commenceing from the date of its issue.
- 4) This permission does not entitle you to develop the land which does not vest in you.
- Condition mentioned in MHADA NOC as under CO/KB/AA/NOC/483/2016 dt, 14.1.2016 CO/KB/AA/NOC/5514/2017 dt, 12.05/2017, are binding upon Owner / Developers.
- Condition mentioned in layout approval vide V.P.No.90/150, dt. 30.10.2009 Permission no. TMC/TDD/482 are binding upon Owner / Developer.
- Distribution/Rehabilitation of Encroachment area in the project is the responsibility of Owner / Developer.
- 8. TMC charges shall be paid from time to time.

WARNING: PLEASE NOTE THAT THE DEVELOPMENT IN CONTRAVENTION OF THE APPROVED PLANS AMOUNTS TO COGNASIBLE OFFENCE PUNISHABLE UNDER THE MAHARASHTRA REGIONAL AND TOWN PLANNING ACT. 1966

Office No.	
Office Stamp	
Date	
Tenund	

Yours fait	efully,
Municipal Cor the city of,	

- Affidavit submitted for LBT & Women labour shall be binding upon Owner /Developer.
- Permissible built-up area 18.32 sq.mtrs. vide regulation appendix's" shall be released after UDD directives.
- 11. C.C. for 3,660.51 sq.m shall be released after submission of MHADA NOC for same.
- 12. Vacant land tax shall be paid before C.N.
- 13. Tree NOC shall be submitted before C.N.
- 14. Information board shall be installed on site from C.N. to O.C.
- Consent from Encroachers shall be submitted before C.N. and Agreements for same shall be submitted before Plinth.
- Certificate, Calculation & drawings for SWD from MEP consultant shall be submitted before plinth & sume shall be submitted before O.C.& SWD shall be constructed & commissioned before O.C.
- R.C.C. of the building shall be designed with considering seismic fores (BS Code 1893 & 4326) & RCC consultant shall submit drawing, calculation and stability certificate for same before Plinth & O.C.
- 18. C.F.O. NOC shall be submitted before O.C.
- 19. NOC for water ( if applicable), Drainage & Tree shall be submitted before O.C.
- 20. License / NOC for passenger lift shall be submitted before O.C.
- 21. CC-TV, camera system as prescribed shall be installed in the building before O.C.

WARNING :PLEASE NOTE THAT THE DEVELOPEMNT IN CONTRAVENTION OF THE APPROVED PLANS AMOUNTS TO COGNASIBLE OFFENCE PUNISHABLE UNDER THE MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966

Office No.

माहत महामान जो स्थापकाम न करने समय विकास निकार जो Date वाल करने, महासाद प्रशासन्य न में Date व्यक्तिस्थान करना ५२ प्रशासन्य न में Saued वाल करना प्रशासन्य जनमा कर Issued वाल करना प्रशासन्य THE AUTHORITY CO.

Yours Faithfully,

Executive Engineer,
Town Development Department,
Municipal Corporation of
the city of Thane.