

To,

**M/S.GOLDEN REALITY.,THROUGH ITS PARTNERS,MR.MD.ZUB...****ASSESSMENT ORDER NO. 2020/7297**

**Sub** : Payment of **New** development charges for **Residential + Mercantile / Business (Commercial)** Building on Plot No. **13**, Sector **11** at **Taloja 12.5 % Scheme Plot**, Navi Mumbai.

**Ref** : 1.Your Architect On-Line application dated 07.09.2020  
2.Final transfer Order No. CIDCO/Estate/12.5%Sch/Taloja/529/2019/5324 Dated 04.07.2019  
3.MAveja NOC no.CIDCO/Estate/12.5%Sch/Taloja/529/2019/5737 Dated 18.07.2019

Your Proposal No. **.CIDCO/BP-17608/TPO(NM & K)/2020** dated **07 September, 2020**

**ORDER OF ASSESSMENT OF DEVELOPMENT CHARGES.****(AS PER MAHARASHTRA REGIONAL & TOWN PLANNING (AMENDED) ACT 2010)**

- 1) Name of Assessee : M/S.GOLDEN REALITY.,THROUGH ITS PARTNERS,MR.MD.ZUBER MD.EBRAHIM PATEL +3
- 2) Location : Plot No. **13**, Sector **11** at **Taloja** , Navi Mumbai.
- 3) Plot Use : Residential + Mercantile / Business (Commercial)
- 4) Plot Area : 346.43
- 5) Permissible FSI : 1.5
- 6) Rates as per ASR : 19000

Sr. No.	Budget Heads	Particulars		Amount
		Formula	Formula Calculation Values	
1	Scrutiny Fees	Total Built up Area * Rate	Resi:524.835 * 8	4199
<b>Total Assessed Charges</b>				<b>4199</b>

7) Date of Assessment : 29 September, 2020

8) **Payment Details**

Sr. No.	Challan Number	Challan Date	Challan Amount	Receipt Number	Receipt Date	Mode
1	CIDCO/BP/2020/0664	08/07/2020	4199	CIDCO/BP/2020/0664	10/8/2020	Net Banking
2	CIDCO/BP/2020/1174	09/29/2020 3:27:25 PM	516714	CIDCO/BP/2020/1174	29/9/2020	Net Banking

Unique Code No. **2020 04 021 02 2856 02** is for this **New** Development Permission for

Document certified by PATIL MITHILESH JANARDHAN <>

Name : PATIL MITHILESH JANARDHAN  
Designation : Associate Planner  
Organization : CIDCO OF

**Residential + Mercantile / Business (Commercial)** Building on Plot No. **13**, Sector **11** at **Taloja 12.5 % Scheme Plot**, Navi Mumbai.



Document certified by PATIL  
MITHILESH JANARDHAN <>

Name : PATIL MITHILESH  
JANARDHAN

Designation : Associate  
Planner

Organization : CIDCO OF

To,  
**M/S.GOLDEN REALITY.,THROUGH ITS  
 PARTNERS,MR.MD.ZUB...**

**ASSESSMENT ORDER NO. 2020/7297**

<b>Unique Code No.</b>	2	0	2	0	0	4	0	2	1	0	2	2	8	5	6	0	2
------------------------	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---	---

**Sub** : Payment of Construction & Other Workers Welfare Cess charges for **Residential + Mercantile / Business (Commercial)** Building on Plot No. **13**, Sector **11** at **Taloja 12.5 % Scheme Plot**, Navi Mumbai.

**Ref** : 1)Your Proposal No. **.CIDCO/BP-17608/TPO(NM & K)/2020** dated **07 September, 2020**

**ORDER OF ASSESSMENT OF CONSTRUCTION & OTHER WORKERS WELFARE CESS**  
**(AS PER BUILDING AND OTHER CONSTRUCTION WORKER'S WELFARE CESS RULES, 1998)**

- 1) Name of Assessee : M/S.GOLDEN REALITY.,THROUGH ITS PARTNERS,MR.MD.ZUBER MD.EBRAHIM PATEL +3
- 2) Location : Plot No. **13**, Sector **11** at **Taloja** , Navi Mumbai.
- 3) Plot Use : Residential + Mercantile / Business (Commercial)
- 4) Plot Area : 346.43
- 5) Permissible FSI : 1.5
- 6) **GROSS BUA FOR ASSESSEMENT** : 709.21 Sq.mtrs.
- A) ESTIMATED COST OF CONSTN.** : Rs. 26620
- B) AMOUNT OF CESS** : Rs. 188791.7

7) **Payment Details**

Sr. No.	Challan Number	Challan Date	Challan Amount	Receipt Number	Receipt Date	Mode
1	20200402102285602	29/9/2020	188792	20200402102285602	29/9/2020	Net Banking

Document certified by PATIL  
 MITHILESH JANARDHAN <>

Name : PATIL MITHILESH  
 JANARDHAN  
 Designation : Associate  
 Planner  
 Organization : CIDCO OF



## COMMENCEMENT CERTIFICATE

To,

**M/S.GOLDEN REALITY.,THROUGH ITS  
PARTNERS,MR.MD.ZUBER MD.EBRAHIM PATEL +3  
AT-SHOP NO.03,LUCKY PLAZA,KHARGHAR,PLOT  
NO.34,SECTOR-27,KHARGHAR,NAVI MUMBAI.  
PIN - 410210**

**Sub : Development Permission for Residential [ Resi+Comm ] + Mercantile / Business  
(Commercial) [ Resi+Comm ] Building on Plot No. 13 , Sector 11 at Taloja 12.5 %  
Scheme Plot, Navi Mumbai.**

**Ref :** 1.Your Architect On-Line application dated 07.09.2020  
2.Final transfer Order No. CIDCO/Estate/12.5%Sch/Taloja/529/2019/5324 Dated 04.07.2019  
3.MAveja NOC no.CIDCO/Estate/12.5%Sch/Taloja/529/2019/5737 Dated 18.07.2019

Dear Sir / Madam,



Document certified by PATIL  
MITHILESH JANARDHAN <>

Name : PATIL MITHILESH  
JANARDHAN  
Designation : Associate  
Planner  
Organization : CIDCO OF

Please refer to your application for Development Permission for **Residential [ Resi+Comm ] + Mercantile / Business (Commercial) [ Resi+Comm ]** Building on Plot No. **13**, Sector **11** at **Taloja 12.5 % Scheme Plot**, Navi Mumbai.

The Development Permission is hereby granted to construct **Residential [ Resi+Comm ] + Mercantile / Business (Commercial) [ Resi+Comm ]** Building on the plot mentioned above.

The Commencement Certificate as required under section 45 of Maharashtra Regional and Town Planning (MRTP) ACT 1966 is also enclosed herewith for the structures referred above.

The Developer / Individual plot Owner should obtain the proposed finished road edge level from the concerned Nodal Executive Engineer. The Developer/ Plot Owner to ensure that the finished plinth level of the proposed buildings / shops to be minimum 750 mm above the proposed finished road edge level. In case, the building is having stilt , the finished stilt level to be minimum 300 mm. above the road edge level.

The approval for plumbing services i.e. drainage and water supply shall be separately obtained by the applicant from the concerned nodal Executive Engineer, CIDCO prior to the commencement of the construction work.

You will ensure that the building materials will not be stacked on the road during the construction period.



Document certified by PATIL  
MITHILESH JANARDHAN <>

Name : PATIL MITHILESH  
JANARDHAN  
Designation : Associate  
Planner  
Organization : CIDCO OF