



MUNICIPAL CORPORATION OF GREATER MUMBAI
Amended Plan Approval Letter

File No. CHE/ES/1930/T/337(NEW)/337/9/Amend dated 15.03.2021

To,
Manojkumar Ashwanikumar Dubal
309, Sangam Arcade, Vallbhhai
road opp. Rly. station

CC (Owner),
PRL Developers Private Limited
Piramal Tower, 8th Floor, Peninsula
Corporate Park, Ganpatrao Kadam
Marg, Lower Parel,
Mumbai - 400 013

Subject : **Proposed High Rise Residential Building on plot bearing C.T.S. No. 491-A/5, 491-A/6, 491-A(pt) and 491-A/4(pt) of village Nahur at Mulund (West),.**

Reference : Online submission of plans dated 25.02.2021

Dear Applicant/ Owner/ Developer,

There is no objection to your carrying out the work as per amended plans submitted by you online under reference for which competent authority has accorded sanction, subject to the following conditions.

- 1) That all the conditions of I.O.D. under even no. Dated 27/12/2017 and 01/04/2018 shall be applicable along with the conditions of the revised layout granted under no ChE/1937/T/302 dtd 24-02-2021 and revised development permission granted under no Dy Ch E /6352/ES dtd 05-02-2021 shall be complied with.
- 2) That the revised R.C.C. design & calculations shall be submitted before C.C.
- 3) That revised drainage approval shall be submitted before C.C.
- 4) That revised H.E. NOC shall be submitted before C.C.
- 5) That no dues pending certificate from A.E. (Water works) shall be submitted before C.C.
- 6) That all payments as per installment facility availed shall be made before C.C.
- 7) That the valid Janta Insurance Policy shall be submitted before C.C.
- 8) That the NOC from A.A. & C. 'T' ward to be submitted before C.C.
- 9) That the C.C. shall be endorsed as per this amended plans and CC shall be restricted for benefit of BUA in lieu of road setback area + BUA in lieu of land handed over as per reg. 17(1) & reg. 14(A) to MCGM.
- 10) That directions of Hon'ble Supreme Court vide order dtd. 15.03.2018 and all the conditions of SWM NOC shall be complied with.
- 11) That valid SWM NOC shall be submitted before C.C.
- 12) That the advance possession of Reservation of Solid Waste Management Facilities (RMS 3.4), Rehabilitation and Resettlement (RR 2.1), Police Station (RPU 3.1) and setback of 36.60 mts. wide proposed DP road shall be handed over to MCGM.
- 13) That the revised MOEF NOC shall be submitted before asking further CC beyond FSI BUA admeasuring 79,457.50 sq.m.
- 14) That the revised HRC NOC shall be submitted before further CC.
- 15) That the underground high tension line shall be shifted and NOC from MSEB shall be submitted before CC of the affected portion of the building.
- 16) That the registered undertaking agreeing to hand over excess parking space to M.C.G.M. free of cost in case full permissible F.S.I. / T.D.R. is not consumed as per circular No. Ch.E./DP/TAC-01/20279/ Gen dated 20-10-2014 shall not be submitted.
- 17) That carriage entrance shall be provided as per remarks of GMLR.
- 18) That the RUT from owner/ developer shall not be submitted for compliance of all the requirements of special NOCs , Laws, and regulations that are applicable from time to time as per reg. 59 of DCPR 2034 shall not be submitted.

- 19) That the 10% CC corresponding to BUA against instalment shall be restricted
- 20) That the Registered undertaking shall be submitted that project propnent shall comply with all the requirements of special NOC's issued by various authorities including, MOEF, Forest, Flemingo Trane creek,ULC, HRC, Metro, Highway etc., Laws, and regulations that are applicable from time to time and MCGM shall be indemnified against any consequences towards non fulfillment of any of the conditions shall be submitted.

For and on behalf of Local Authority
Municipal Corporation of Greater Mumbai
Executive Engineer . Building Proposal
Eastern Suburb

Copy to :

- 1) Assistant Commissioner, T Ward
 - 2) A.E.W.W., T Ward
 - 3) D.O. T Ward
- Forwarded for information please.

