



**Building Permission Cell, Greater Mumbai/MHADA**

(A designated Planning Authority for MHADA layouts constituted as per government regulation No. TPB4315/167/CR-51/2015/UD-11 dt.23 May, 2018.)

**PART OCCUPATION CERTIFICATE**

No.MH/EE/(B.P.)/GM/MHADA-22/1020/2024

DATE

29 FEB 2024

1636369

ITC Cell,

M. H. & A. D. Authority

Inward No.: 1064

Date: 12.03.2024

का. अ. / इपक (बु धे)	
पुर्न जामर / ग.	
जायक क्र	12 MAR 2024
ET-510	

To,

Shri. Harsh R. Dewoolkar of

M/s Gagangiri Developers

C.A to Owner Nehru Nagar Kedar Darshan CHSL

**Sub:** Part Occupation Certificate for Proposed redevelopment of existing building no. 45, known as Nehru Nagar Kedar Darshan CHSL on plot bearing CTS No. 12 (pt) of village Kurla -III at Nehru Nagar Kurla, Mumbai – 400024.

**Ref.:** 1. MHADA FILE No. MHADA-22/1020/2023.

2. 1<sup>st</sup> Concession approved on dt. 03.12.2021

3. Zero FSI IOA Issued on dt.11.01.2022.

4. Plinth C.C. Issued on dt.22.02.2022

5. F.C.C. issued on dt.14.07.2022

6. 2<sup>nd</sup> Amended plans was issued on dt.21.02.2023.

7. Full C.C. issued on dt.01.03.2023.

8. L.S. Application for Full OCC on dt.14.12.2023 (ET No.3458)

**Dear Applicant,**

The part development work for building *comprising of, Wing A, Stilt (pt) for parking (pt) for Double Ht. Entrance lobby + 1<sup>st</sup> floor for Stilt for 3 level stack parking + 2<sup>nd</sup> to 20<sup>th</sup> floor for Residential for user, Wing B, Ground (pt) for Shops & Stilt (pt) for 3 level stack parking (pt) for Double Ht. Entrance lobby + 1<sup>st</sup> floor for stack parking from Stilt level & (pt) for Society office and Fitness centre + 2<sup>nd</sup> to 20<sup>th</sup> floor for Residential user + LMR+ OHT having max. ht. 62.70 mts. And OC restricted for flat no 2002 and 2004 of Wing A for Residential user* in lieu of Plot potential + Additional FSI granted by MHADA + Fungible FSI and by claiming area of staircase, lift, lift lobby free of FSI as per approved plan dt. 21.02.2023. Under no: EE/BP/CELL/GM/MHADA-22/1020/2023 accommodating 144 nos. tenants, is completed under the supervision of L.S. Shri. Jitendra G. Dewoolkar, Lic. No. D/294/L.S, Shri. Nitinkumar Jain of M/s Sihavat Consultancy Services for R.C.C & Structural Engineers Lic. No. STR/J/75 and Shri. Pundalik Ankush Mestry (M/412/SS-III), and as per development completion

ICT/A  
certificate submitted by Architect. and as per completion certificate issued by Chief Fire Officer Under No. P-11591/2022/(12)/L Ward/KURLA-3 CFO/1/New. The same may be occupied and completion certificate submitted by you is hereby accepted.

It can be occupied with the following conditions.

1. That all firefighting systems shall be maintained in good working conditions.
2. That the Full OCC without prejudice to legal matter pending in Court of Law if any.
3. That the addition/ alteration in the approved building plans shall not be allowed without prior approval of this office.
4. That the all conditions are binding on society as mentioned in consent letter issued by Mumbai Board.
5. The operation of the fire services shall be maintained.
6. That the terms and conditions of Final Fire NOC shall be strictly followed.
7. That the functioning of Lifts & Rainwater harvesting tank shall be maintained.

D.A.:- Plans.

--Sd--

(Prashant D. Dhatrak)  
Executive Engineer B.P. Cell (E.S)  
Greater Mumbai/ MHADA

Copy submitted for information please.

- 1) The Hon'ble Chief Officer / M.B.
- 2) Dy. Chief Engineer/BP Cell/MB
- ✓ 3) Chief ICT Officer/A for information & Upload on Mhada Website.
- 4) The Architect/ Layout Cell/ M.B.
- 5) Executive Engineer, Kurla Division, Mumbai Board
- 6) Asst. Commissioner 'L' Ward (MCGM)
- 7) A.A. & C. 'L' Ward (MCGM)
- 8) A.E.W.W. 'L' Ward (MCGM)
- 9) L.S. Shri. Jitendra G. Dewoolkar of M/s Ellora Project Consultant Pvt. Ltd
- 10) The Secretary of Society "Nehru Nagar Kedar Darshan CHSL

(Prashant D. Dhatrak)  
Executive Engineer B.P. Cell (E.S)  
Greater Mumbai/ MHADA