



Building Permission Cell, Greater Mumbai / MHADA

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

FURTHER COMMENCEMENT CERTIFICATE

No. MH/EE/(BP)/GM/MHADA-51/336/2023/FCC/1/New

Date : 05 December, 2023

To

Goregaon Vihar Darshan Co-op.
Hsg. Soc. Ltd.

Existing Bldg. No.1-B & 2-B in
the Siddharth Nagar, MHADA
Layout, known as Goregaon Vihar
Darshan Co-operative Housing
Society Ltd. situated on Plot
bearing C.T.S. 351 of Village
Pahadi Goregaon (West) at
Srirang Sable Road, Goregaon
(West),

ITC Cell,
M. H. & A. D. Authority
Inward No.: 3444
Date: 07.12.2023

का. अ. / इपक (बृ क्षेत्र)	
पश्चिम उपनगर व शहर/ प्रा.	
जावक क्र.	
ET-2432	07 DEC 2023

Sub : Proposed Redevelopment of Existing Bldg. No.1-B & 2-B in the Siddharth Nagar, MHADA Layout, known as Goregaon Vihar Darshan Co-operative Housing Society Ltd. situated on Plot bearing C.T.S. 351 of Village Pahadi Goregaon (West) at Srirang Sable Road, Goregaon (West),

Dear Applicant,

With reference to your application dated 28 November, 2023 for development permission and grant of Further Commencement Certificate under section 44 & 69 of Maharashtra Regional Town Planning Act, 1966 to carry out development and building permission under section 45 of Maharashtra Regional and Town Planning Act, 1966 to **Proposed Redevelopment of Existing Bldg. No.1-B & 2-B in the Siddharth Nagar, MHADA Layout, known as Goregaon Vihar Darshan Co-operative Housing Society Ltd. situated on Plot bearing C.T.S. 351 of Village Pahadi Goregaon (West) at Srirang Sable Road, Goregaon (West),.**

The Commencement Certificate/Building permission is granted on following conditions.

1. The land vacated in consequence of endorsement of the setback line / road widening line shall form part of the public street.
2. That no new building or part thereof shall be occupied or allowed to be occupied or used or permitted to be used by any reason until occupancy permission has been granted.
3. The Commencement Certificate / Development permission shall remain valid for one year from the date of its issue.
4. This permission does not entitle you to develop land which does not vest in you or in contravention of the provision of coastal zone management plan.
5. This Certificate liable to be revoked by the VP & CEO, MHADA if:
6. If construction is not commenced this commencement certificate is renewable every year but such extended period shall be in no case exceed three years provided further that such laps shall not bar any subsequent application for fresh permission under section 44 of the Maharashtra Regional and Town Planning Act, 1966.

a. The development work in respect of which permission is granted under this certificate is not carried

out or the use thereof is not in accordance with the sanctioned plans.

- b. Any of the condition subject to which the same is granted or any of the restrictions imposed by the VP & CEO, MHADA is contravened or not complied with.
- c. The VP & CEO, MHADA is satisfied that the same is obtained by the applicant through fraud or misrepresentation and the appellant and every person deriving title through or under him in such an event shall be deemed to have carried out the development work in contravention of section 43 and 45 of the Maharashtra Regional Town Planning Act, 1966
7. This CC shall be re-endorsed after obtaining IOA for work beyond plinth.
8. The conditions of this certificate shall be binding not only on the applicant but on his heirs, executors, assignees, administrators and successors and every person deriving title through or under him.

VP & CEO / MHADA has appointed Shri. Rupesh M. Totewar, Executive Engineer to exercise his powers and function of the Planning Authority under section 45 of the said Act.

This CC is valid upto dt. 28 June, 2024

Issue On : 29 November, 2021

Valid Upto : 28 November, 2022

Application No. : MH/EE/(BP)/GM/MHADA-51/336/2021/CC/1/Old

Remark :

This C.C. is issued for work up to plinth as per approved Zero FSI IOA plans (i.e.Ht.0.15 Mtrs.) dtd12.10.2021

Issue On : 05 December, 2023


Valid Upto : 28 June, 2024

Application No. : MH/EE/(BP)/GM/MHADA-51/336/2023/FCC/1/New

Remark :

This CC re endorsed further extended up to top of 8th upper floor of Wing 'A' & Wing 'B' i.e., Proposed building Comprising of two wings designed i.e., wing 'A' Comprising of Common stilt + Common 1st floor for (pt.) Fitness Centre + (pt.) Residential floor + 2nd to 8th upper floor residential userwith a total height of 34.85 mtr. From AGL and Wing 'B' Comprising of Common stilt + Common 1st floor for (pt.) Fitness Centre + (pt.) Residential floor + Society office + 2nd to 8thupper floor residential userwith a total height of 34.85 mtr. From AGLas per last approved amended plans issued vide u.no.Cell/GM/MHADA-51/336/2023 dtd.02.11.2023.

Note:- That the guidelines for reduction of Air Pollution issued by Chief Engineer (D.P.) BMC dt. 15/09/2023 & Hon'ble Municipal Commissioner (BMC) dt. 25/10/2023 shall be strictly followed on site.

 Name : Rupesh
Muralidhar Totewar
Designation : Executive
Engineer
Organization : Personal
Date : 05-Dec-2023 15:

**Executive Engineer/B.P.Cell
Greater Mumbai/MHADA**

Copy submitted in favour of information please

1. Chief Officer Mumbai Board.
2. Deputy Chief Engineer /B.P. Cell/MHADA.
3. Asst. Commissioner P South Ward MCGM.
4. ✓ Chief ICT officer/MHADA for information & uploaded to MHADA website ~~and email to Maha Rera at helpdesk@maharera.mahaonline.gov.in~~.

Copy to :-

5. EE Goregaon Division / MB.
6. A.E.W,W P South Ward MCGM.
7. A.A. & C P South Ward MCGM
8. Architect / LS - VILAS VASANT DIKSHIT.
9. Secretary Goregaon Vihar Darshan Co-op. Hsq. Soc. Ltd.

