

ITC Cell,  
M. H. & A. D. Authority  
Inward No.: 2895  
Date: 20.10.2023



का. अ. / डपक (बु. ले.) पश्चिम उत्तर म. नगर / भा.
जावक क्र. ET-2173
20 OCT 2023

## 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.)

### FULL OCCUPATION CERTIFICATE

No. **MH/EE/(BP)/GM/MHADA-38/263/2023/OCC/1/New**

Date : 19 October, 2023

To

M/s. Adityaraj Developers C.A. to Sardar Nagar No. 1  
Navrang Co. Op. Hsg. Soc. Ltd.  
101, Bldg.No.3, Purnima Society, Tagore Nagar, Vikhroli  
(East), Mumbai: - 400 083.

**Subject :** Full Occupation Certificate of existing office building No. 8 known as Sardar Nagar Navrang Co. Op. Hsg. Soc. Ltd. on plot bearing C.T.S. No.12(pt.) of Sion Division, at Sardar Nagar No. 1, at Sion, Mumbai.

- Ref :**
- 1] Cencession MH/EE//B.P.(P.A.)/335/2020. dtd. 10.10.2020
  - 2] MH/EE/(BP)/GM/MHADA-38/263/2019 ZERO FSI 05.04.2019.
  - 3] MH/EE/(BP)/GM/MHADA-38/263/2019 Plinth C.C. dtd. 03 June, 2019.
  - 4] MH/EE/(BP)/GM/MHADA-38/263/2021 Amended Plan dtd. 22.04.2021.
  - 5] MH/EE/(BP)/GM/MHADA-38/263/2021 Further C.C. dtd. 29.07.2021.
  - 6] MH/EE/(BP)/GM/MHADA-38/263/2022 Further C.C. dtd. 04.08.2022.
  - 7] Application for Full Occupation Certificate 26.09.2023.
  - 8] Consent to O.C. REE/MB/NOC/F-864/2291/2023 dtd. 25.08.2023.

Gentleman,

The full development work of building **Proposed redevelopment of the existing office building No. 8 known as "Navrang Co. Op. Hsg. Soc. Ltd." on plot bearing C.T.S.No.12(Pt.) at Sardar Nagar, Sion Koliwada, Mumbai** comprising of Stilt + 1s to 21st upper floor for residential use with Parking Tower is completed under the supervision of Suyog Ganpat Padwal, Architect, Lic. No. CA/2012/56332, Vikas V. Gokhale RCC Consultant, Lic. No. STR/G/42 and Yunus Khan Jafar Khan Pathan, Site supervisor, Lic. No. SUP/GRADE I:840011819, and as per development completion certificate submitted by Licensed Surveyor and as per completion certificate issued by Chief Fire Officer, issued under no. P-17288/2023/2/12/F/North/Sion/MHADA -CFO/1/new on 29 June, 2023. The same may be occupied and completion certificate submitted by you is hereby accepted.

The same may be occupied with following conditions wherever applicable. :

1. That all firefighting systems shall be maintained in good working conditions.
2. That this Full OC without prejudice to legal matter pending in Court of Law if any.
3. Addition/alteration in the approved building plan shall not be allowed, before approval
4. Terms and conditions of Fire NOC shall be strictly followed, if applicable.
5. Functioning of Lifts, Rainwater harvesting system, Shall be maintained.

Rupesh  
Muralidhar  
Totewar  
Digitally signed by  
Rupesh Muralidhar  
Totewar  
Date: 2023.10.19  
18:11:28 +05'30'  
**Executive Engineer / BP Cell  
Greater Mumbai / MHADA**

Copy submitted for information please.

- 1) Chief Officer/Mumbai Board.
- 2) Deputy Chief Engineer B.P.Cell /MHADA
- 3) Asst. Commissioner F North Ward (MCGM)
- 4) Chief ICT officer/MHADA for information & uploaded to MHADA website and Email to Maha Rera at [helpdesk@maharera.mahaonline.gov.in](mailto:helpdesk@maharera.mahaonline.gov.in)

Copy with plan to:

- 5) EE City Division / MB.
- 6) Architect / Layout Cell (SPA MHADA)
- 7) A.A. & C. F North Ward (MCGM)
- 8) A.E.W.W, F North Ward (MCGM)
- 9) Architect / LS - Suyog Ganpat Padwal
- 10) Developer / Owner - M/s. Adiityaraj Developers
- 11) Society - Sardar Nagar No. 1 Navrang Co. Op. Hsg. Soc. Ltd.

For information please.