



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.)

ITC Cell,

M. H. & A. D. Authority

Laward No.: 1720

Date: 13.05.2024

FULL OCCUPATION CERTIFICATE

No.MH/EE/(B.P.)/GM/MHADA-22/1099/ 2024

DATE- 03 APR 2024

To,
M/s Star Raise
Office no 34, 2nd floor
CTS no 205, Sayba Palace,
New Mill Road Kurla West, Mumbai 400070

का. अ. / इपक (बृ. क्षे.) पूर्व उपनगर / गा.	
जावक नं.	
ET- 813	13 MAY 2024

Sub: Full Occupation Certificate for Proposed redevelopment of Existing building No. 119 society known as Nehru Nagar Visawa CHS Ltd on plot bearing C.T.S. No. 2 (pt), S. No. 229 of village Kurla III, at Nehru Nagar, Kurla (East), Mumbai – 400024.

Ref.:

1. MHADA FILE No. MHADA-22/1099/2022.
2. 1st Concession approved on dt. 28.12.2021
3. IOA Issued on dt.13.04.2022
4. Plinth C.C. Issued on dt.21.07.2022
5. 1st F.C.C. issued on dt.30.09.2022
6. 1st Amended plans was issued on dt.20.06.2023.
7. Full C.C. issued on dt.13.07.2023
8. L.S. Application for Full OCC on dt.15.01.2024 (ET-148)
9. Consent for Occupation from Mumbai board dt. 26.03.2024

Dear Applicant,

The Full development work for building situated on plot bearing C.T.S. 2 (Pt.), S.No.229 of Village Kurla- III, Nehru Nagar, Kurla East having Plot area 932.88 Sq.mt. Full Occupation Certificate, for building considering maximum FSI of 3.00 on notionally subdivided plot *for the building comprising of, Wing A & B, Stilt (pt) for 2 level stack parking (pt) for Society office, (pt) for fitness Center, (pt) for meter room and (pt) for pump room & (pt) Entrance lobby + 1st to 18th floor 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. 20.06.2023. Under no: EE/BP/CELL/GM/MHADA-22/1099/2023 accommodating 176 nos. tenants, is completed under the supervision of L.S. Shri. Jitendra G. Dewoolkar, Lic. No. D/294/, 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 certificate submitted by Architect. and as per completion certificate issued by Chief Fire Officer Under No. P-20104/2023/(2)/L/WARD/KURLA-3-/MHADA-CFO/1/NEW dated 20.02.2024. 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.

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(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 info & 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 Visawa CHSL

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