



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.)

PART OCCUPATION CERTIFICATE

No. **EE/B.P.Cell/GM/MHADA-51/251/2019/2026/OCC/1/New**

Date : 01 September, 2026

To

M/s. Oxford Realtors India Pvt. Ltd. CA to Owner
Harshvardhan CHSL
Shop No.07, Shiv Sagar Near Kamala Industrial Park,
Sector No.01 Charkop, Kandivali (West). Mumbai.

Subject : Part Occupation for Proposed redevelopment of Siddharth Nagar Harshvardhan CHSL, Existing Building No 2, On Plot Bearing C.T.S no. 27(A), of Village Goregaon, Siddharth Nagar(Part III), Goregaon(West), Mumbai.

Ref : 1] Consent to OC from Mumbai Board/MHADA CO/MB/REE/NOC/F-404/645/2026 dtd.27.03.2026.

Gentleman,

The part development work of building **Proposed redevelopment of Siddharth Nagar Harshvardhan CHSL bearing Building No. 2 on C.T.S. No. 27 (A), MHADA Layout, Siddharth Nagar, (Part-III), S. V. Road Goregaon (West), Mumbai. For M/s. Oxford Realtors India Pvt. Ltd. CA to Owner.** comprising of Wing A (Excluding Shops on Ground floor) Basement for utilities, 1st floor for Offices + 2nd to 4th floor podium for parking + 5th to 17th upper floor for Residential User and Wing B (Excluding Shops on Ground floor) Basement for utilities, 1st floor for Offices + 2nd to 4th floor podium for parking + 5th to 23rd upper floor for Residential user is completed under the supervision of Chandan Prabhakar Kelekar, Architect, Lic. No. CA/87/11009, Mr. Narendra H. Desai, RCC Consultant, Lic. No. STR/D/37 and NARENDRA HARIBHAI DESAI, Site supervisor, Lic. No. D/160/SSI, and as per development completion certificate submitted by Architect/LS and as per completion certificate issued by Chief Fire Officer, issued under no. P-8575/2021/(C.T.S. No. 27 /A)/P/S Ward/PAHADI GOREGAON-W-CFO/1/New. on 28 June, 2025. The same may be occupied on following condition(s) :

1. That this OC is issued without prejudice to legal matter pending in Court of Law if any.
2. That the Addition/alteration in the approved building plan shall not be allowed, without approval of competent authority. Any construction found beyond approved plan after granting this PART OC shall be treated as unauthorised and shall be liable for demolishan/removal by the owner at his own cost otherwise actoin under MRTP Act 1966 will be initiated.
3. That the terms and conditions of Fire NOC shall be strictly followed.
4. That the 270-A certificate shall be obtained and submitted to MHADA.
5. That all the conditions are binding on society as mentioned in Consent letter issued by Mumbai Board U/No. U/No. CO/MB/REE/NOC/F-404/645/2026 dtd.27.03.2026.

**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 P South Ward (MCGM)
- 4) Chief ICT officer/MHADA for information & uploaded to MHADA website

Copy with plan to:

- 5) EE _____ Division / MB.
- 6) Architect / Layout Cell (SPA MHADA)
- 7) A.A. & C. P South Ward (MCGM)
- 8) A.E.W.W. P South Ward (MCGM)
- 9) Architect / LS - Chandan Prabhakar Kelekar
- 10) Developer / Owner - M/s. Oxford Realtors India Pvt. Ltd. CA to Siddharth Nagar Harshavardhan C.H.S.L.
- 11) Society - Siddharth Nagar Harshavardhan CHSL

For information please.

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MHADA

