



TIRUPATI DEVELOPERS

Properties with proper-ties

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Date: 11/02/2025

To,
Maha RERA
Mumbai

Subject: Clarification letter for mismatch of date of approval of CC and the date of approval of the layout /building plans of the project Vrindavan Park - 4 bearing RERA Application Number REA50500167734

Dear Sir/Madam,

We, Tirupati Developers (Through Partner Mr. Rahul Arunrao Urganlawar), having our office situated at 3rd Floor N.K.Y. Towers, Ajani Square, Wardha Road, Nagpur, 440015.

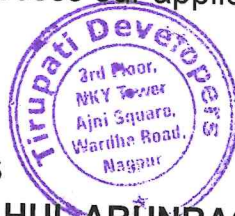
We, being the Promoters of the Project named and styled as **Vrindavan Park – 4** situated on All that Piece and parcel of Agricultural land bearing **Kh. No. 30 (Part)**, P.H No. 45 area admeasuring 1.58 HR out of which area admeasuring 4,737.231 Sq. mtr. have been utilized for the project mentioned above having, situated at Mouza -Sukli (Gupchup), Tahsil Hingna & District Nagpur, 441110, have applied for RERA Registration for the said project vide application bearing number REA50500167734 and in this regard we humbly wish to submit following –

1. That, the Assistant Engineer of Nagpur Metropolitan Region Development Authority (NMRDA) (Planning Authority) digitally approved the layout plan for non-agricultural (NA) purpose on 04/12/2024. Additionally, Executive Engineer-1 Nagpur Metropolitan Region Development Authority (NMRDA) issued a letter on 09/12/2024 bearing number का.अभि./नामप्रविप्रा/9860, granting permission to develop the aforementioned project land.
2. That, upon receiving approval from NMRDA for the layout plan, we submitted an application to the Tahsildar of Hingna to obtain the

necessary permission for developing the project land for residential non-agricultural purposes, in accordance with the provisions of Section 42-A of the Maharashtra Land Revenue Code, 1966. Following our application, the Tahsildar (Gramin) Hingna passed the NA order, R.M. No 11/N.A.P.-34/PRO-1/2024-2025, dated 20/12/2024, granting permission to develop the project land.

3. That, the mismatch between the date of approval of the CC and the date of approval of the layout/building plans occurred due to procedural delays and formalities on the part of the Planning Authority. **The layout plan, which was approved on 04/12/2024, is the most recent version and reflects the status of the project.** This approved layout plan has been duly uploaded on our project web portal for reference and transparency.

Therefore, in the light of the aforesaid circumstances, we kindly request you to consider our submission and process our application accordingly.



**FOR, TIRUPATI DEVELOPERS
(THROUGH PARTNER MR. RAHUL ARUNRAO UPGANLAWAR)
PROMOTER
PLACE: NAGPUR**