

CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED
WALUJ MAHANAGAR OFFICE

Cetral Facility Building
 Growth Centre, Nagar-1
 Tisgaon, Tq./Dist.: Aurangabad
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NEW AURANGABAD OFFICE

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 New Aurangabad-431003
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REGD. OFFICE

"NIRMAL", 2nd Floor
 Nariman Point, Mumbai-400021
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 Fax: 022-22022509

No. CIDCO/TPO/AFA-TLP/2019/76

Date: 05/09/2019

COLOUR XEROX

To,

✓ **Mr. Amit Bhaskarrao Sanap**
 C/o. M/s. Monarch Associates,
 Shop No. 70, Jai Tower,
 Kokanwadi,
AURANGABAD.

Sub: Aurangabad Fringe Area Project

Tentative Layout permission for '**Plotted Development**' on the land in Gut No. **49(pt)**, Village – **Hirapur**, Ta. & Dist. Aurangabad.

Ref: Your application dated 16.10.2018.

Sir,

With reference to your application Inward No. **164** dated **13.11.2018**, for the land sub-division approval under Section-44 of the Maharashtra Regional and Town Planning Act, 1966 read with Section-189 of the Maharashtra Municipal Councils, Nagar Panchayats and Industrial Townships Act, 1965, to carry-out development work in respect of land bearing Revenue Survey / **Gut No. 49(pt)**, Village – **Hirapur**, Ta. & Dist. Aurangabad, it is to inform you that, land sub-division layout is hereby **tentatively approved** and recommended for demarcation subject to the following conditions :

- 1) You will get the land sub-division layout demarcated on the site by the Land Records Department and submit certified copies to that effect for final approval alongwith six copies of Demarcated Layout.
- 2) It shall be responsibility of the owner to carry out all the development work including construction of road, sewer line, water supply line, culverts, bridges, street lighting, etc. and hand it over to the Concerned Authority after development of them to the satisfaction of the Authority.

- 3) You have to pay Infrastructure Development Cost and Development Charges, etc. as per the Undertaking submitted by you.
- 4) Corrections, if any, as indicated in the enclosed plan shall have to be incorporated in the final plan.
- 5) Electric Lines, if any, shall be shifted before Final Layout Permission.
- 6) Natural nallas, if any, shall be preserved by way of nalla training or constructing retaining walls.
- 7) Sale of plots shall be done only after completion of infrastructure to the satisfaction of SPA.
- 8) This Tentative Layout Permission does not mean that, the title of this land is ~~vested and certified by CIDCO~~
- 9) This permission does not entitle you to develop the land which does not vest in you.
- 10) You will have to submit an Undertaking in respect of recreational Open Spaces as stipulated in the Regulations.
- 11) You have to take permission from concerned Department before cutting the trees, if any, within the layout.

One set of Layout Plan **Tentatively Approved**, is returned herewith. This Tentative Layout Permission is for demarcation purpose only.


Associate Planner (New Towns),
Aurangabad Fringe Area, CIDCO,
New Aurangabad.

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Copy to :

1. Tahsildar, Tahsil Office, Aurangabad.
2. Dy. Superintendent of Land Records, Aurangabad.
3. Thro' Administrator
- A.C.U.C.