

SAI BUILDERS AND DEVELOPERS

Reg. Off. Plot no. 01, Shop No. 04, Sawaji Sankul, Bhagatsingh Nagar Road, Aurangabad - 431003.

Mail : babasaheb253@gmail.com M: 9422711016

Date : 20-05-2022

To,
MAHA RERA Office,
Bandra (E) Mumbai - 400051.

Ref. : M/s. Sai Builders & Developers, PARGAONKAR NAGAR - 01.
Application No. REA51500109228, For RERA Registration.

Sub : Reply to Your Queries Raised for Granting of Registration.

Respected Sir,

With reference and subject above, We partners of M/s. Sai Builders & Developers, replying your queries raised for sanctioning RERA Registration as follows;

[A] *In Process More Information Required-Kindly upload- 1; CC is not in the name of promoter, kindly add revised commencement certificate, in the name of promoter;*

01. That, Mr. Arun Balkrishna Pargaonkar was the original landowner of total 249 Tenements Plots at Survey No. 103 at Harsul, Tq and Dist Aurangabad. Initially, the said landowner obtained Commencement Certificate dated 18.10.2021, Vide Permission No. 534/2021-22 & For Gut No. 103 (P), Harsul, Aurangabad. from the Aurangabad Municipal Corporation for only 30 Tenement Plots.
02. That, the said landowner sold the aforesaid 30 Tenement Plots along with the aforesaid Commencement Certificate dated 18.10.2021 from the Aurangabad Municipal Corporation in favour of present owners M/s. Sai Builders and Developers (A Partnership Firm) (vide Registerer Sale Deed Dated 24.02.2022 Document No. 0970 registered with Sub Registrar No. 02 Aurangabad).
03. That, later on, with consent of the aforesaid original landowner the present owner M/s. Sai Builders and Developers obtained revised Commencement Certificate dated 20.04.2022 (bearing no. 814/17/2021-22) from the Aurangabad Municipal Corporation.
04. That, it is pertinent to note that, the original Commencement Certificate was granted by the Aurangabad Municipal Corporation in favour of the original landowner Mr. Arun Balkrishna Pargaonkar and thus, the revised is also granted in the name of Mr. Arun Balkrishna Pargaonkar.

As our promotor has enquired about why not the our name on Revised permission, Authority of Aurangabad Municipal Corporation has replied that the once permission is granted on particular land and in the name of Original owner, then revised permission also binding to grant on original Landowner except change in total sanctioned Plan.

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In view of the above the revised Commencement Certificate in the name of original landowner will affect the title of the present owners M/s. Sai Builders and Developers (A Partnership Firm)

[B] CA certificate Form 3 in new format as specified under GOM notification dated 22 Dec 2021; (please mention unsold inventory cost details) -

With respect to this query, we would like to mention that, details of Unsold inventory has already been mentioned in the said certificate, Sir.

We hope that submissions will meet your satisfaction. If any further information required by your honor we will be fulfil it on most priority basis.

With this background we request you kindly grant us RERA Registration & Oblige.

Kindly acknowledge the same.

Thanking You

Yours truly,

For Sai Builders & Developers



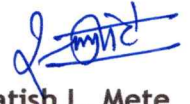
Babasaheb R. Sable



Anil D. Borse



Sandip D. Borse



Satish L. Mete



Pravin P. Chavan



Abhijit B. Deshmukh



Balu M. Autade