

Tele: 2491206
Fax : 0253 2492599

No. 3302/BLD/E-8/ 3613
Office of the Cantonment Board,
Deolali Cantonment - 422 401.

To,

Date: 24 / 08 / 2017.

Mr Kailas R Nisal & other three,
C/o Gupta Automobiles,
Howson Road,
Deolali Camp.

Subject: SANCTION OF BUILDING APPLICATION & PLAN FOR
RESIDENTIAL BUILDINGS.

Dear Sir,

1. Reference your application dated 28.06.2016 for Building plan on Rev. Survey No. 247 of Shigwe Bahula, Deolali Cantonment.
2. The Building Plan on Rev. Survey No. 247 of Shigwe Bahula, Deolali Cantonment, has been sanctioned by the Cantonment Board, Deolali vide **CBR No. 39 dated 01.08.2017** under Section 238 of the Cantonments Act, 2006 from municipal point of view without prejudice to the ownership rights and subject to the terms and conditions on which the site is held by the applicant. The sanctioned plan should be adhered to absolutely in every respect. As per Section 243 of the Cantonments Act 2006, the sanction accorded shall be available for two years from the date on which it is given, and if the building sanctioned is not begun by you within that period, it shall not thereafter be begun, unless the Board on application made by you in writing has allowed an extension of that period. The date of commencement of the construction should be informed to the office in writing failing which the date of commencement of the construction will be considered from the date of issue of this letter.
3. This will not confer any Rights to the applicant's /occupier to claim any civic amenities like approach road, water supply, drainage etc; from Cantonment Board, Deolali at a subsequent date.
4. The Cantonment Board/Chief Executive Officer shall not be made party in any legal dispute arising with/between the applicants and other parties due to the sanctioning of the building plan.
5. The work of building construction should be completed within two years after the work has commenced. In case the construction of the building is not completed within the specified period, it shall not be continued thereafter without obtaining a fresh sanction from the Cantonment Board by making a written application. It is to be noted that not more than two extensions shall be allowed by the Board in any case.

Contd..2

6. Once the construction reaches plinth level, the same shall be informed to this office and the Assistant Engineer(R&B) of this office shall check the same. Only then you are allowed to proceed with any further construction. In case you proceed with construction beyond plinth level without informing the Office or without obtaining the Plinth Certificate, the construction carried out by you will be treated as unauthorised. Any deviations found in the sanctioned plan and plinth level construction shall necessitate the risk of withdrawal of the sanction, which may be noted.

7. You are required to give a notice under Section 242 of the Cantonments Act, 2006 to the Cantonment Board / Chief Executive Officer in writing within 30 days after completion of erection / re-erection and the Board/Chief Executive Officer shall on receipt of the notice cause the building to be inspected by an authorised officer to ensure that the building has been completed in accordance with sanction given by the Board / Chief Executive Officer.

8. You are required to undertake tree plantation in the subject premises for 14 Nos. of trees, which shall be well looked after and shall also be a part of sanction and inspected during the various stages as mentioned above. The tree deposit shall be refundable after two years, if the grown up trees of the said numbers are shown in the plot to this office.

9. As per Para 7 above, you are required to inform the date of completion of the building within 30 days after completion of the building to this office, failing which the taxes on the building will be levied from the date of lapse of sanction period, which may please be noted.

10. As per notice under Section 82 of the Cantonments Act, 2006, you are required to inform this office the date of the completion of the erection/re-erection of the said building and the date from which you have occupied the said building, in pursuance of sanction granted to you by the Cantonment Board vide Cantonment Board Resolution, as mentioned in Para (2) above and building plan released to you vide this letter.

11. It is mandatory to give the notice under Section 82(1) of the Cantonments Act, 2006 to the Chief Executive Officer within thirty days from the date of completion / occupation of the building, whichever is earlier, failing which, action as per Section 82(2) of the Cantonments Act, 2006 will be taken against you.

12. You will be required to pay the revised development charges if levied.

13. After completion of the building the applicant should obtain completion certificate from Chief Executive Officer under Section 246 of Cantonments Act, 2006. Before the completion certificate is issued, no water connection and no NOC for electric connection will be given, which may be noted.

14. No variation in the approved building plan will be made. You will have to take proper completion certificate on completion of building. Also the building will be occupied only after issue of completion certificate. The applicant will have to bear / pay fines as applicable, if proper rules / procedures are not followed as per existing Byelaws / Resolution made under the Cantonments Act 2006.

Contd..3

15. You are required to make provision of the internal roads, street lights, water pipeline, underground drainage and garbage bins etc., as shown in the site plan before obtaining final completion certificate.

16. You are required to affix a metal board at the sanctioned construction site on which Name of the owner, survey number, plot number, shivar, Cantt. Board Resolution number, date of sanction, and validity period of sanction etc. should be clearly written. The metal board should be so written that it should be readable from the distance of 50 feet by the naked eyes.

Yours faithfully,



(U.V. GORWADKAR)
Administrative Officer & PRO
For Chief Executive Officer
Deolali

Encl: Copy of sanctioned plan (blue print)
Duly stamped and endorsed.

Notice to erect or re-erect a building Under Section 235 of the Cantonments Act, 2006

From Mr. Karilash R. Nisal & others chae. syno-247 of village Shigve Bahula Tal & Dist - Nashik C/o Mr. Vasudeo M. pagare. Kalsavarnini Nivas, Wastage Baba Road, Watali camp, Nashik.

To

THE CHIEF EXECUTIVE OFFICER
Cantonment Board, Deolali

Sir

I hereby apply by giving notice under section 235 of the Cantonments Act 2006 that I intend to erect/ re-erect/ alter building as shown on the annexed plan and described below :-

Situation	Enclosed or open	Extent & Area	Nature of Soil	How to be laid out and the materials to be used	Bounded on the	For what purpose the erection is to be used
syno-247 of village Shigve Bahula... Tal & Dist - Nashik	Open Plot	Plot Area - 3400.00	Hard mudum @ 2'6" depth from the surface	- R.C.C. Framed structure in m to grade - External Barkwork 0.23m thick in 1:6 mix cement sand mortar - Internal Barkwork 0.115m thick in 1:6 mix cement sand mortar - External plaster in cement sand mortar 20mm thick - Internal plaster in neop finish - Teakwood Frame for doors & Flush doors for the Shutter 50mm thick - Aluminium sliding windows with ms grills for safety. - concealed electrical cabling & plumbing work - External cement paint Internal oil bond distemper - Vitrified tiles (ceramics) for road work - Kitchen area in Granite stone with S.S. sink. - Overhead water tank in p.v.c - Underground water tank in f.c.c. - Septic tank & soakpit for sewage disposal - Bark work & barbed wire fencing for compound wall	West - syno-246 East - syno-11 North - syno-17 & Nalla South - syno-242	Residential Scheme

Date 15.3.16

(Signature)
Mr. Karilash R. Nisal

(Signature)
Shigve Bahula

(Signature)
Yours Faithfully

Plan Section - Elevation of House, Buildings etc.

Scale not less than eight inch to the foot

Scale

feet to an inch

The building plan confirms to the building bye-laws.

The building will be erected or altered as per the Sanction plan.

Date

3) A. B. N. N. N.
[Signature]

7) L. A. Shinde
[Signature]

Signature of the Applicant

[Signature]

3. K. Nigam
Name: Home Vardao M. Patil

Complete Address: Lam Road
Dolali camp
Nashik

Tel No: 888882605

REFERENCE

*Proposed work to be indicated in Red
Existing work to be indicated in Black
Demolition work to be indicated in Green

SITE PLAN OF GROUND

Scale not less than 110 feet to an inch

Scale feet to an inch

1) Every person intending to erect or re-erect a building shall apply for sanction by giving in writing to the Chief Executive Officer under section 235 of the Cantonments Act 2006 in the form appended to these bye laws and shall at the same time submit in duplicate duly signed by him or by his agent the following:-

- a) A site plan of the land on which it is intended to erect or re-erect the building drawn on tracing cloth.
- b) A plan of the building which it is proposed to erect or re-erect together with a plan of the existing building if any showing platforms, balconies and other projections drawn on tracing cloth and
- c) The specifications.

Provided that if site on which it is proposed to erect a building lies but side the area declared by notifications under section 47 of Cantonments Act 2006 to be Civil (Bazaar) Area the plan shall be submitted in triplicate

Copies of the forms may be obtained on pre payment of Rs. One Hundred per cent from the Cantonment Board Office.

2) The site plan shall be drawn to a scale of not less than 110 feet to an inch. The scale used shall be marked on the plan which shall clearly show:-

- a) the direction of North point
- b) the boundaries & dimensions of the site on which it is proposed to erect or re-erect the building.
- c) the position of the site in relation to the adjacent street.
- d) the position of the site proposed Building in relation to -
 - i) the boundaries of the site and
 - ii) all adjacent streets
- e) a sketch of the Building and premises together with electric wires poles within twenty feet of the boundaries of the site.
- f) the names if any and width of all streets on which the site abuts, together with the numbers if any of adjoining houses or premises.
- g) the names of access to the building and various floors.
- h) the line of frontage of adjoining building and boundaries of adjacent building
- i) the arrangement of drains showing the manner in which the roof and the house drainage and surface drainage of the line will be disposed of
- j) the position of and full details regarding all wells, drains, gutters and down down spout latrines and other sanitary conveniences and
- k) in the cases of a well the internal diameter and distance from the nearest privy.

Schedule No.

Order of CEO or Board vide Resolution No.

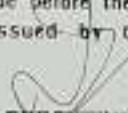
Date _____ 200

Building Plan/Revised Building Plan Sanctioned
vide Cantonment Board Resolution No. 89
Dated: 01.08.2013

Considered and Sanctioned under Section 238 of the Cantonment Act 2006 from municipal point of view only without prejudice to the right of ownership and subject to the terms and conditions under which the site is held by the applicant. The Sanctioned plan should be adhered to absolutely in every particular. Any deviation may entail demolition of the unauthorised erection. The work shall be commenced within two years from the date of sanction and shall be completed within two years from the date of the commencement of the work. The date of commencement of the work shall be communicated by the applicant in writing to the Chief Executive Officer. An application for extension of time to complete the construction, if required, should be made before the expiry of the date of sanction issued by the Office

Deolali

Chief Executive Officer
Deolali Cantt.


CHIEF EXECUTIVE OFFICER
CANTONMENT BOARD DEOLALI

No.
Cantt Board, Office Deolali

342 BLD/E-8/ 3619
Dated 24/8/2013

(Returned with the following Remarks)

Chief Executive Officer
Deolali Cantt.