फक्त परवानगी
इमारत क्र. एस ५ व एस ६ - स्टिल्ट + पहिला मजला (पार्ट)
इमारत क्र. एस ७ - तळ मजला (शॉपिंग)

Certificate No. 4732

THANE MUNICIPAL CORPORATION, THANE

Regulation
(Registration No. 3 & 24)
SANCTION OF DEVELOPMENT
सुधारीत PERMISSION/ **COMMENCEMENT CERTIFICATE**

इमारत क्र. एस १ व एस २ - स्टिल्ट + ३० मजले
इमारत क्र. एस ३ व एस ४ - स्टिल्ट + २९ मजले
बंगलो टाईप ओ १ (१६ बंगलो) - तळ + १ मजला
बंगलो टाईप ओ २ (१४ बंगलो) - तळ + १ मजला
बंगलो टाईप ओ ३ (०४ बंगलो) - तळ + ३ मजले
बंगलो टाईप बी १ (१० बंगलो) - तळ + १ मजला
बंगलो टाईप सी १ (०४ बंगलो) - तळ + १ मजला
बंगलो टाईप सी २ (०१ बंगलो) - तळ + १ मजला
क्लब हाऊस - तळ मजला

V. P. No. ५०६/०३७६/२१ (Old V. P. NO.२००४/३६) TMC / TDD/ 3840/21 Date : 31/12/2021

To, Shri / Smt. मे.आकृती कन्सल्टन्टस् (Architect)
श्री. अे. व्ही. देसाई

Shri लक्ष्मण हशा ठाकुर व इतर (Owners)
मे. राम डेव्हलपर्स ..... (कुलमुखत्यार धारक)

With reference to your application No.८५५० dated २२/११/२०२१ for development permission / grant of Commencement certificate under section 45 & 69 of the the Maharashtra Regional and Town Planning Act, 1966 to carry out developement work and or to erect building No. वरीलप्रमाण in village आवळे Sector No. ६ Situated at Road / Street घोडबंदर रोड. S. No. / ~~G.S.T. No.~~ / ~~F.P. No.~~ जु.स.क्र.६४/२, न.स.क्र.९९/२, जु.स.क्र.६४/४ब, (न.स.क्र.९९/४ब) जु.स.क्र.६३/३, (न.स.क्र.१०१/३) जु.स.क्र.६७/१, (न.स.क्र.९७/१), कृपया मागे पहा

The development permission / the commencement certificate is granted subject to the following conditions.

1) The land vacated in consequence of the enforcement of the set back line shall form Part of the public street.
2) No new building or part thereof shall be occupied or allowed to be occupied or permitted to be used by any person until occupancy permission has been granted.
3) The development permission / Commencement Certificate shall remain valid for a period of one year Commenceing from the date of its issue.
4) This permission does not entitle you to develop the land which does not vest in you.
5) This permission is being issued as per the provisions of sanctioned Development Plan and Development Control Regulations. Any other statutory permission, as required from State and Central Govt. Departments/ undertakings shall be taken by the applicant. If any irregularity is found at later date, the permission shall stand cancelled.
6) Authority will not supply water for construction.
7) Information Board to be displayed at site till Occupation Certificate.
8) 7/12 Extract of Amenity space/road widening land to be handed over to the authority in the lieu of incentive FSI, then shall be executed in the name of authority with in 6 month.
9) All the provision mentioned in UDCPR, as may be applicable, shall be binding on the owner/developer

WARNING : PLEASE NOTE THAT THE DEVELOPMENT IN CONTRAVENTION OF THE APPROVED PLANS AMOUNTS TO COGNASIBLE OFFENCE PUNISHABLE UNDER THE MAHARASHTRA REGIONAL AND TOWN PLANNING ACT. 1966

~~Yours faithfully~~,

Office No. _____

Office Stamp _____

Date _____

Issued _____

Municipal Corporation of
the city of, Thane.

P.T.O.

10) Provision for recycling of Gray water, shall be completed before completion of the building and documents to that if at shall be submitted along with the application form of occupancy.
11) Completion certificate of the storm water drainage shall be submitted along with the application for occupancy certificate.
12) Lift Certificate from PWD should be submitted before Occupation Certificate, if applicable.
13) Certificate/letter for plantation of trees on the land, under the provision of tree act, shall be submitted before occupation certificate.
14) Condition Mentioned in revised Permission/C.C. TMC/ TDD/53 Dated 02/07/2015 will be binding.
15) Latest 7/12 Extract of old. S. No. 66/1, 131/1, 64/4A, 63/3 New S. No. 58/1, 58/1, 99/4A, 101/3 to be submitted within 6 months with deletion of ULC scheme in other rights.
16) Joint C.T.S. Map must be submiteed within 6 months.
17) Area under Road and Amenity space to be handed over to Estate Department within 6 months
18) Revised MOEF order must be submitted before C.C. of Building No. S5, S6 & S7.

सावधान

मंजूर नकाशानुसार बांधकाम न करणे तसेच [illegible] नियमावलीनुसार आवश्यक त्या [illegible] बेकायदा बांधकाम वापर करणे, महाराष्ट्र प्रादेशिक व नगर रचना अधिनियमाचे कलम ५२ अन्वये दखलपात्र गुन्हा आहे. त्यासाठी जास्तीत जास्त ३ वर्ष कैद व रु. १०००/- दंड होऊ शकतो"

Yours faithfully,

कार्यकारी अभियंता
शहर विकास विभाग,
ठाणे महानगरपालिका, ठाणे.

THE MUNICIPAL CORPORATION OF THE CITY OF THANE
ठाणे महानगर पालिका

Copy To,
1) Dy. Municipal Commissioner - Zone,
2) E.E. (Encroachment),
3) Competent Authority (U.L.C.),
For Sec.20, 21 & 22 if requierd
4) T.I.L.R. For neccessary correction in record of land is affected by Road