SLUM REHABILITATION AUTHORITY

SRA/ENG/3916/T/STGL/AP.

Date 23 JUN 2025

To,
M/s. Magnaacasa Realty Private Limited.
604 Ratan Galaxy,
Next to Arya Samaj Hall ,
J.N. Road Mulund (W),
Mumbai 400080.

Sub: **Part Occupation Certificate to Sale Wing A & B, C & D of Composite bldg no. 2** proposed under S.R. Scheme on plot bearing C.T.S. No. 723/E(pt.), 746(pt.), 747/A(pt.), 749, 749/1 to 3 & 750 (pt.) of Village Mulund (West) at Astik Road, Near Tambe Nagar at Mulund (West), Mumbai - 400080.

Ref. : Licensed Surveyor letter u/no. u/no. 14 /SOP/T dt. 03/01/2025.

Gentlemen,

As per your letter dtd. 03/01/2025, this is to informed you that the Part Occupation Certificate to unit no. A/101 & A/102 at 1st floor of Sale Wing-A & Ground to 1st to 22nd upper floors of Sale Wing-B, C & D is granted for 319 nos, Sale residential units 316 nos, sale fitness centre 03 Nos in the composite building no. 2 is completed under supervision of Licensed Surveyor Shri. Sachin Vinayak Gaikawd of M/s. Design Crest (Lic. No. G/238/L.S.), Structural Engineer Shri. Vinayak Chopdekar of M/s. Vinayak Chopdekar Associates (Lic. No. STR/C/33), Site supervisor Mr. Yunus Khan Pathan (Reg. No. P/145/SS-I) & as per occupation plans submitted by L.S. is hereby granted subject to following conditions:

1) That all the conditions mentioned in LOI under no. SRA/ENG/2775/T/ STGL/LOI dtd. 29/11/2018, 06/05/2019, 02/03/2021, 31/03/2022 & 02/09/2024 shall be complied with.

2) That all the conditions mentioned in IOA under no. SRA/ENG/3916/T/ STGL/AP dtd. 28/05/2019 & Amended plans dtd. 04/03/2021, 13/04/2022, 03/11/2022 & 24/10/2024 shall be complied with.

3) That the balance LOI, IOA & Layout conditions shall be complied before asking full OCC of Sale wing of composite building.

4) That the balance LOI and IOA conditions shall be complied with before requesting for full OCC to the Sale wing in the layout.

5) That the certificate under Section 270-A of MMC Act shall be obtained from A. E. (W. W.) "T" ward and a certified copy of the same shall be submitted to this office.

6) That you shall handover Society Office, Welfare Centre, Health Center & Yogalaya to Reg. Society & Balwadi to child development department as per policy within 3 months of issue of OCC & submit copy of same to this office.

7) That you shall take proper preventive measures, care for Rehab wing during execution of balance work so as to avoid any untoward incident / damage.

One set of completion plans is returned herewith as a token of approval.

Yours Faithfully

23/6

Executive Engineer-E.S.
Slum Rehabilitation Authority
Brihanmumbai

Copy to:

1. Licensed Surveyor – M/ s. Design Crest.

Society – 1. Shri Aadarsh SRA CHS Ltd.
2. Shri Ganesh SRA CHS. Ltd.
3. Siddharth Nagar SRA CHS. Ltd.
4. Samta SRA CHS (Prop).

2. Asst. Municipal Comm., 'T' Ward
3. A. E. (WW), 'T' Ward
4. A. A. & C. 'T' Ward
5. H. E. Of MCGM
6. F.C. (SRA)
7. Jt. Register (SRA) E.S.

sd

Executive Engineer-E.S.
Slum Rehabilitation Authority
Brihanmumbai