



NAGPUR MUNICIPAL CORPORATION

(Town Planning Deptt.)

SANCTION OF BUILDING PERMIT AND COMMENCEMENT CERTIFICATE

1st Floor, Narang Tower, Palm Road, Civil Line, Nagpur-440 001, Ph. No. 0712-2567017,
Fax No. 0712 - 2561584, Website - www.nmcnagpur.gov.in

Permit No. - ...88/DP/A. Agpud. f. ...T. .../121

Date- 25/01/2017

To,

M/s. Rana Infra through
Partner Mr. Abbas Sadrudin Dhamani, Khoja Masjid,
Gandhibag, Nagpur.

With reference to your Application / Plan No.- 121/Nagpur/TP/NMC/Proposed plan Dt. 15.10.2016 grant of sanction of Commencement Certificate under Sections 45 of Maharashtra Regional and Town Planning Act, 1966, to carry out development work / to erect building on House No. - 141, Plot No. -, City Survey No. - 205, Sheet No.- 161, Ward No. 30 of village / Mouza - Nagpur situated at Road / Street - Gandhibag, Nagpur the commencement Certificate/Building permit is granted subject to the following conditions :

1. The land vacated in consequence of the enforcement of the set-back rule shall form part of the public street.
2. This permission does not entitle you to develop the land, which does not vest in you.
3. The commencement certificate/building permit shall remain valid for a period of one year commencing from the date of its issue. Before lapse of this period, commencement certificate/building permit shall have to be renewed. The renewal may be granted for three years.
4. No Construction / Renovation activities would be carried out between 8.00 pm. to 8.00 am as per directions issued by Hon'ble High Court of Judicature at Bombay, Nagpur Bench in PIL no. 106 of 2515 on 18.02.2016.
5. The notice for commencement of the work shall be given to N.M.C. in the form prescribed in Appendix 'F'.
6. The information of completion of work up to plinth level shall be given to N.M.C. in Appendix 'G' and after having certified the work by N.M.C. engineer, in appendix 'H', you may proceed with the rest of the work.
7. No new building or part thereof shall be occupied or allowed to be occupied or used or permitted to be used by any person until occupancy certificate has been granted. Otherwise, for unauthorized occupation, applicant and architect shall be liable for action. For occupation certificate, application by owner and architect shall be submitted to N.M.C. in appendix 'J' along with three copies of completion plan.
8. The building shall be used for the purpose shown in the approved plans.
9. Shopping shall not be allowed on the plots which are located on no shopping frontage streets listed in Development Control Regulations.
10. No deviation from the sanctioned plan should be made without obtaining previous sanction of N.M.C. It should be noted that if any construction is carried out in contravention of the sanctioned plan, it should be treated as unauthorized. The owner and the architect shall be liable for action under M.R. & T.P. Act - 1966 and Maharashtra Municipal Corporation Act.
11. All drainage work shall be got done through licensed plumber approved by N.M.C.
12. All sanitary requirements shall be completed as stipulated in sanctioned Development Control Regulations for Nagpur city.
13. Rainwater Harvesting: Rain water harvesting as shown on the plan are required to be provided as per the directions issued by Govt. of Maharashtra, Urban Development Deptt., Mantralaya, Mumbai vide Notification No. TPS-2409/191/CR-124/09/UD-09 dt. 28 August 2009 published in Maharashtra Govt. Gazette Dt. 17 September 2009. The authority imposes a levy of not exceeding Rs. 1000/- per annum for every 100 sq.mt. of built up area for the failure of the owner of building to provide or to maintain Rain Water Harvesting structures as required under these byelaws.

14. The applicant shall plant and grow 35 Nos. shady trees in vacant land of plot.
15. Solar water heating system is required to be provided for the residential apartment of the capacity calculated at the rate of 25 liters. per person per day as per NMC Circular No. NMC/TP/ADMN./ 2189 Dt. 03/01/2008 as per Government Circular Notification No. TPS-1104-2515-CR-10-UD-9-2005 dt. 05/04/2005 published on Dt. 28/04/2005 in appendix-'S' (Regulation No. 35) During the course of construction of building, the sanctioned plan shall always be kept available at the site for inspection by officials of N.M.C.
16. All the provisions in sanctioned Development Control Regulations for Nagpur city shall be binding on you.
17. The water connection and sewage disposal is not guaranteed by N.M.C.
18. As per Regulation No. 36 **Model building bye-laws to provide facilities for physically Handicapped persons** provision of facilities for Handicapped person shall be provided as specified in a Appendix 'T', As per notification TPS. 1104-2515-CR-10-UD-9-2005. This bye-laws are applicable to all buildings and facilities used by the public.
19. Dust bins of suitable sizes should be provided within the plot boundary and should be easily accessible from road.
20. Suitable letter delivery boxes should be installed at easily accessible place on ground floor.
21. If any mistake / error is found in calculations shown on plan which contravenes the provisions of Development Control Regulations, then such portion of the building / construction which does not fit into regulations, shall be treated as unauthorized. The decision of N.M.C. in this regard shall be final.
22. Existing construction in marginal spaces shall be demolished by you. Moreover, this permit does not approve any existing construction which is not approved earlier by N.M.C.
23. Building material should be stacked in such a manner that it will not cause obstruction to drain water & traffic etc., failing which, action will be taken by N.M.C.
24. Breach of any of the condition may lead to revocation of this permit.
25. Additional charges for High Rise building in future (If applicable).
26. Party should take approval for sewer line storm water drain and water pipe line from Nagpur Municipal Corporation.
27. Party will have to take almost care during construction and adopt all safety measures and precautions to avoid occurrence of accident. In case of any accident, party will be solely held responsible for the same.
28. Applicant should strictly follow the conditions mentioned in the N.O.C. / Recommendation letter given by Chief Fire officer and Emergency service, Nagpur Municipal Corporation Nagpur Vide L. No. **FES/ 2066 / CFO Dt. 31.12.2016.**

Enclosure: - One copy / set of sanctioned plan.


Deputy Engineer
Town Planning Department
Nagpur Municipal Corporation, Nagpur.

Copy forwarded to ,

- 1 Ward Officer **Gandhibag** Zone No.- **06**, Nagpur Municipal Corporation, Nagpur along with one copy of sanctioned plan.
- 2 The Assessor Nagpur Municipal Corporation, Nagpur.

(0.9 mtrs. above landing) shall be provided as per I.S. specification & required as per NBC table 23.

14. Hose Box with front side glass containing hose pipe of 30 mtrs. Length & branch pipe shall be provided on each floor near hydrant connection & shall be as per I.S. specification & required as per NBC table 23.
15. Hose Reel 30 mtrs. Length shall be provided on each floor on riser connection with shut off nozzle as per I.S. specification near each landing valve & required as per NBC table 23.
16. Four ways fire Service Inlet shall be provided to riser connection.
17. Court yard hydrant: **01 No** shall be provided.
18. Manual fire alarm system shall be provided on all floors.
19. Sprinkler System:- Shall be provided at appropriate places as per P 12.4 [A to H] DCR.
20. Fire Alert Hot Line Security System to be required.
21. Air-Conditioning system: If provided with AHU or centralized A/c plant than: - shall conform to part 8 section 3 of NBC. (Note: - Dampers & AC ducts according with good practice 4:12. Utility ducts shaft C1.0 & C1.10 as per NBC. Electric ducts/shaft each floor non combustible)
 - 1) Automatic fire dampers shall be provided in duct and at the inlet of the fresh air.
 - 2) A/C dampers shall be closed automatically upon operation of a detector/ sprinkler.
 - 3) Air ducts for every floor shall be separated.
 - 4) Separate AHU for each floor.
22. **First Aid Fire fighting arrangement shall be provided.**
 - 1) **Basement Floor:- 05 Nos.** ABC 6 kg. extinguishers & **05 Nos.** DCP extinguisher 9 liter capacity & 2 No. Mechanical Foam Extinguisher of 9 liter capacity.
 - 2) **Ground Floor:- 03 Nos.** ABC 6 kg. extinguishers & **03 Nos.** Mechanical Foam Extinguisher of 9 liter capacity.
 - 3) **1st to 5th Floors: 03 Nos.** ABC type extinguisher of 6 kg. capacity & **03 Nos** DCP extinguisher of 9 liter capacity should be installed at appropriate places as per I.S.Specifications.
 - 4) **03 Nos.** DCP 4.5 Kg capacity should be installed at generator & meter box.
 - 5) **03 Nos.** ABC type extinguisher of 6 kg. capacity & **03 Nos** Co2 extinguisher and three buckets near the transformer.
 - 6) **01 No.** Co2 extinguisher and ABC at parking area as per I.S. Specification.
23. **At Electric meter room & Lift room & Generator room: 02 Nos.** of Co2 extinguisher 4.5 Kg capacity & **05 Nos** DCP extinguisher of 6 Kg capacity in each room.
 All the Fire extinguisher shall be as per BIS: 15683:2006 and bearing ISI Mark.
24. Balconies / terrace shall not be covered and shall be kept open to serve as refuge area.
25. Lightening arrester shall be provided to this building.
26. Electrical services are to be provided as per Annexure C1. 12 (NBC Part 4.)
27. House – keeping to be maintain as per Annexure C7 (NBC Part 4.)
28. Ventilation for supply of outside air into basement or the removal of inside air from enclosed space to be provided.
29. No inflammable liquid shall be stored in this building other than domestic use.
30. No mobile tower to be erected over this building without prior permission from chief Fire Officer, Nagpur Fire & Emergency Service, NMC.
31. All the Fire and Life safety system & the equipment shall be installed by approved license agency & fire fitness certificate shall be submitted to this department twice in the year i.e. in the month of July and January as per the provision of Maharashtra Fire prevention and life safety measures act 2006.
32. Air pressurized system should be provided in emergency staircase

33. Underground water storage tank, rain water harvesting pit in open marginal space and RCC slab on underground ramp shall not cause obstruction and shall be constructed as to bear load of Fire Brigade Vehicle. (45 tons as per N.B.C.).
34. Control panels shall be installed at the ground floor level in the service/core area connected to control room as per NBC, C – 5.
35. Fire Control Room on the entrance floor at the building with communication system to all floors and facilities for receiving the message from different floors as well as the fire control room shall also have facilities to detect the fire on any floors through indicator board's connection to be provided.
36. Air pressurized system should be provided in emergency staircase
37. Lift enclosures, landing doors in lift enclosures, shall have a fire resistance to be provided.
38. Communication system at lifts shall be connected to fire control room for the building.
39. A Sign shall be posted and maintained on every floor at or near the lift indicating that in case of fire as well as showing the location of the stairways.
40. The First Aid Fire Fighting arrangement and telephone system shall be provided in lift room.
41. In Emergency like fire department, police department, hospital telephone no board shall be provided at the ground floor.
42. Alternate electric supply, capable to run fire pumps; emergency lighting and fire lift shall be provided.
43. Fire drills & evacuation procedures shall be carried out at specified intervals.
44. The plans of this proposed building shall be approved by the competent planning authority according development control Rule and deviation, corrections if any shall be intimated to this department. If this building plan is rejected the same shall also be informed to this department.
45. The internal roads and podium shall be able to withstand the vehicular load of minimum 45 Tones.
46. Fire Evacuation drill shall be carried out at regular interval and record shall be maintained for inspection of fire service department.
47. It shall be ensured that security staff of the building are trained in handling fire fighting equipments & fire fighting.
48. Cautionary boards such as "DANGER", "NO SMOKING", "EXIT", "FIRE ESCAPE", strategic location to guide the occupants in case of emergency. The signs shall be of florescent type and shall glow in dark.
49. Emergency lights shall be provided in all the staircase & corridors, passageways, Gangways etc.
50. FRLS (Fire retardant Low Smoke) cables shall be used for all installations.
51. Following arrangement of fire protection & prevention measure shall be maintained during the time of construction work.
 - i. Dry riser of minimum 100mm dia pipe with hydrant out let on the floors constructed with a fire service inlet.
 - ii. Drums filled with water of 2000 capacity with two fire bucket on each floor.
 - iii. A water storage tank of minimum 20,000 liter capacity which may be used for other construction purpose also.

Valid upto: 30-12-2017

NAGPUR MUNICIPAL CORPORATION

FIRE SERVICE DEPARTMENT

Chief Fire Officer

Fire and Emergency Service
Nagpur Mpl. Corporation.

Encl: One copy of Map.

Copy to: 1) Station Officer,
Civil, Fire Station.