THANE MUNICIPAL CORPORATION

(Regulation No.3 & 24)

SANCTION OF DEVELOPMENT

PERMISSION/COMMENCEMENT CERTIFICATE

VP No : **S04/0163/19 NEW** No : **TMC/TDD/3325/20** Date : **9/1/2020**

Building Details

Building Name : A (FENNELIA) Building Use : Resi_Commercial

Name of PWork : A-1 (FENNELIA)

Floor Name : SECOND BASEMENT FLOOR, FIRST BASEMENT FLOOR, GROUND / FIRST PODIUM FLOOR, SECOND PODIUM FLOOR, THIRD PODIUM FLOOR, STILT FLOOR, FIRST FLOOR, SECOND FLOOR, THIRD FLOOR, FOURTH FLOOR, FIFTH FLOOR, SIXTH FLOOR, SEVENTH FLOOR, EIGHTH FLOOR, NINTH FLOOR, TENTH FLOOR, ELEVENTH FLOOR, TWELFTH FLOOR, THIRTEENTH FLOOR, FOURTEENTH FLOOR, FIFTEENTH FLOOR, SIXTEENTH FLOOR, SEVENTEENTH FLOOR, EIGHTEENTH FLOOR, NINETEENTH FLOOR, FIRE CHECK FLOOR, TWENTIETH FLOOR, TWENTYFIRST FLOOR, TWENTYSECOND FLOOR, TWENTYTHIRD FLOOR, TWENTYFOURTH FLOOR, TWENTYFIFTH FLOOR, TWENTYSIXTH FLOOR, TWENTYSEVENTH FLOOR, TWENTYEIGHTH FLOOR, TWENTYNINTH FLOOR, THIRTIETH FLOOR, THIRTYFIRST FLOOR, THIRTYSECOND FLOOR, THIRTYTHIRD FLOOR, THIRTYFOURTH FLOOR, THIRTYFIFTH FLOOR, THIRTYSIXTH FLOOR

Building Name : A (EUCALYPTIA) Building Use : Resi_Commercial

Name of PWork : A-1 (EUCALYPTIA)

Floor Name : SECOND BASEMENT FLOOR, FIRST BASEMENT FLOOR, GROUND / FIRST PODIUM FLOOR, SECOND PODIUM FLOOR, THIRD PODIUM FLOOR, STILT FLOOR, FIRST FLOOR, SECOND FLOOR, THIRD FLOOR, FOURTH FLOOR, FIFTH FLOOR, SIXTH FLOOR, SEVENTH FLOOR, EIGHTH FLOOR, NINTH FLOOR, TENTH FLOOR, ELEVENTH FLOOR, TWELFTH FLOOR, THIRTEENTH FLOOR, FOURTEENTH FLOOR, FIFTEENTH FLOOR, SIXTEENTH FLOOR, SEVENTEENTH FLOOR, EIGHTEENTH FLOOR, NINETEENTH FLOOR, FIRE CHECK FLOOR, TWENTIETH FLOOR, TWENTYFIRST FLOOR, TWENTYSECOND FLOOR, TWENTYTHIRD FLOOR, TWENTYFOURTH FLOOR, TWENTYFIFTH FLOOR, TWENTYSIXTH FLOOR, TWENTYSEVENTH FLOOR, TWENTYEIGHTH FLOOR, TWENTYNINTH FLOOR, THIRTIETH FLOOR, THIRTYFIRST FLOOR, THIRTYSECOND FLOOR, THIRTYTHIRD FLOOR, THIRTYFOURTH FLOOR, THIRTYFIFTH FLOOR, THIRTYSIXTH FLOOR

Building Name : A (GINGELIA) Building Use : Resi_Commercial

Name of PWork : A-1 (GINGELIA)

Floor Name : BASEMENT FLOOR, GROUND FLOOR, FIRST PODIUM FLOOR

To,

Subhash Vasant Gupte (CA/80/5667)	**(Architect)**
Ascent Constrouction pvt.ltd dirctor of shri pravin h Doshi, shri Munish P Doshi, Ascent Constrouction pvt.ltd dirctor of shri pravin h Doshi, shri Pravin P Doshi, thane muncipal corportion AMENITY Plot	**(Owner)**
Ascent Constrouction pvt.ltd, Ascent Constrouction pvt.ltd, Ascent Constrouction pvt.ltd dirctor of shri pravin h Doshi	**(Power of Attorney Holder)**

Sir,

With reference to your application No S04/0163/19 dated 24/9/2019 development permission / grant of commencement certificate under section 45 & 69 of The Maharastra Regional and Town Planning Act, 1966 to carry out development work and or to errect building No ..... in Sector: Sector 4, Village :- CHITALSAR-MANPADA, Survey No / H No. :- 61/1/4,61/2/2,61/2/1, 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 commencing 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 permissions, 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) Necessary Charges shall be paid to TMC as and when become due
7) Necessary permissions from revenue department, required for development of land shall be taken as per Maharashtra Land Revenue Code and prevailing policies
8) Thane Municipal Corporation will not supply water for construction
9) Applicant will remain responsible for any disputes regarding Ownership and boundary of plot & approach road.
10) Permissions/Clearances/NOCs from other Government Department, if any required, shall be obtained by the Applicant at appropriate stages.
11) Structural Designs as per IS: 1983, IS: 4326 and Drawings from RCC Consultant should be submitted before CC. if not submitted.
12) Solar Water heating system should be installed before applying for occupation certificates.
13) CCTV System shall be installed before applying for occupation certificates.
14) Rain water harvesting system should be installed before applying for occupation certificates.
15) Organic Waste Composting System shall be installed before applying for occupation certificate
16) Vacant Land tax shall be paid before Commencement Notice
17) All site safety arrangements to be made while construction phase.
18) It is mandatory to implement Vector Borne Diseage Action plan.
19) CFO NOC should be submitted before commencement certificate & occupation certificate, if applicable.
20) Information Board to be displayed at site till Occupation Certificate.
21) Registered Declaration and possession receipt regarding area to be handed over to the

Corporation before Commencement Notice and Record of Rights of the same should be transferred on T.M.C name before Plinth Certificate, if applicable.

22) The proposed building should be structurally designed by considering seismic forces as per B.S. Code No.1893 & 4326 & certificate of structural stability should be submitted at the stage of plinth & Occupation Certificate.

23) Regularization for waste water Treatment & Recycling as per Govt. Resolution dated 15 th Jan 2016 is applicable & to be complied prior to applying for Occupation Certificate where STP is mandatory.

24) It is necessary to submit 'Status of Work' every three months by Architect & Applicant.

25) Design & drawings from Service consultant for storm water drainage should be submitted before Commencement Certificate and completion certificate before applying for occupation certificate.

26) If the no of female labours on site are more than 10, then babysitting & other arrangements are to be provided for their Children,

27) Boundary wall should be constructed before Plinth Certificate.

28) Lift Certificate from PWD should be submitted before Occupation Certificate, if applicable.

29) Letter box should be installed on Ground floor for all flats before Occupation Certificate.

30) Sanad from Collector Office should be submitted before applying Occupation Certificate.

31) If any permissions/NOCs from other Government department should be obtained by Applicant, if applicable.

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

Conditions

1 Conditions mentioned in amended permission /C. C.no. TMC/TDD/143 Dt. 30/10/2015 & TMC/TDD/199 Dt. 08/03/2017 are binding upon you.

B : To be complied before Commencement Notice

1 NOC from Environment department should be submitted before C.C. of Bldg. no. 5 & 6 19th floor i.e. from fire Check floor to 36th (pt)floor.

2 NOC from HRC department should be submitted before C.C. of Bldg. no. 5 & 6 19th floor i.e. from fire check floor to 36th (pt)floor

D : To be complied before Occupation Certificate

1 NOC from SBWL & NBWL shall be submitted for Eco sensitive zone of Thane crick Flemingo Senctury.

2 Regulations for waste water Treatment & Recycling as per Govt. Resolution dated 15th Jan 2016 is Applicable & the provisions should be done & seperational before applying for OC.

Office No.....

Office Stamp.....

Date :- 9/1/2020

Name : Shailendra P Bendale
Designation : TDPO
Date : 09-Jan-2020 19:20
Organization : Thane Municipal Corporation
Certificate : 22D31FAD02027E8B
Permission No :