

Ahmedabad Municipal Corporation

As per Gujarat Town Planning & Urban Development Act, 1976, Section 29(1), 34, 49(1)(B) & The Gujarat Provincial Municipal Corporation Act, 1949, section 253/254

Commencement Letter (Rajachitthi)

Date: 20 JAN 2018

Case No: BLNTI/SZ/030118/CGDCR/A0352/R0/M1
 Rajachitthi No: 00145/030118/A0352/R0/M1
 Arch./Engg No.: ER0782100221R1
 S.D. No.: SD0349200221R1
 C.W. No.: CW0489170121R1
 Developer Lic. No.: DEV1054291222
 Owner Name: MUKESHBHAI B CHANDARANA AS PARTNER OF ANJANI ENTERPRISE
 Owners Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, Ahmedabad Ahmedabad Ahmedabad India
 Occupier Name: MUKESHBHAI B CHANDARANA AS PARTNER OF ANJANI ENTERPRISE
 Occupier Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, Ahmedabad Ahmedabad Ahmedabad Gujarat
 Election Ward: 46 - LAMBHA
 TPScheme: 74 - ASALALI-1
 Sub Plot Number:
 Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, AHMEDABAD-382440.
 Height of Building: 6.28 METER

Arch./Engg. Name: PRAJAPATI ROHITKUMAR BHIKHABHAI
 S.D. Name: JAYESH D. DESAI
 C.W. Name: ROHITKUMAR BHIKHABHAI PRAJAPATI
 Developer Name: SKYLINE DEVELOPERS

Zone: SOUTH
 Final Plot No: 17 (R.S.NO.135 (NEW R.S.NO.828))
 Block/Tenament No.: BLOCK - A (1 TO 10)

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	INDUSTRY	522.35	0	10
Mezzanine Floor	STORE	162.23	0	0
Total		684.58	0	10

Sub Inspector(Civic Center)

Asst. T.D.O./Asst. E.O (Civic Center)

Nilesh Baranda
 Dy T.D.O.
 SOUTH

K.B. THAKKAR
 Dy MC
 SOUTH

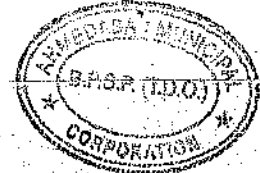
Note / Conditions:

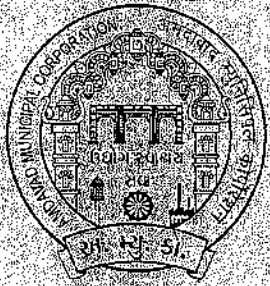
- (1) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENGG./ARCH. WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG./ARCH.
- (2) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42, DT.-13/06/06.
- (3) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER C.G.D.C.R.-2017 AS PER LETTER NO: GH/V/269 OF 2017/EDB-102016-3629-L, DATED:-12/10/2017 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.
- (4) IN WATER STORAGE TANK SHALL BE PROVIDE AS PER CGDCR-2017 CLAUSE NO. 25.2.3.
- (5) OWNER-APPLICANT-DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL-SHEETS/TIN-SHEETS OF SUFFICIENT HEIGHT (NOT LESS THAN 3.00MT.) DURING CONSTRUCTION/DEMOLITION ACTIVITY, AT ALL EDGES OF PLOT FOR SAFETY PURPOSE.
- (6) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT:-10/01/2018.
- (7) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT OWNER/APPLICANTS HAVE TO PROVIDE TEMPORARY RESIDENTIAL ACCOMMODATION FOR SKILLED/UNSKILLED CONSTRUCTION LABOURS IN THEIR PREMISES WITH PROPER SANITATION FACILITY. PUBLIC SPACE/ROAD WILL NOT BE ENCHROACHED FOR THE SAME IN ANY CASE AS PER OWNER/APPLICANTS SUBMIT THE NOTERISED UNDERTAKING FOR THE SAME ON DT.28/12/2017.
- (8) THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT. 28/12/2017 BY OWNER/ APPLICANT AND DEVELOPERS FOR THE RIGHTS TO DEVELOP AND CONSTRUCTION ON THE SAID LAND BY DEVELOPERS AND IT WILL BE BINDING AND APPLICABLE TO BOTH PARTIES.
- (9) THIS PERMISSION IS GIVEN ON THE BASIS OF MEASUREMENT AND LOCATION OF PLOT MENTION IN OPINION FOR SCHEME IMPLIMENTATION GIVEN BY TOWN DEV. INSP. (S.Z.) A.M.C. DT. 02/12/2015.
- (10) THIS PERMISSION IS GIVEN AS PER OPINION OF (S.Z.) FOR BETTERMENT CHARGE ON DT.-05/10/2017.
- (11) ALL RELAVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT.- 27/02/2015, LETTER NO.-C.B./ADM/TATKAL BIN KHETI/TATKAL/K-65/S.R.-42/2015 BY DISTRICT COLLECTOR(AHMEDABAD), IT IS SUBMITTED BY OWNER-APPLICANTS.
- (12) THIS PERMISSION IS GRANTED SUBJECT TO RELAVANT TERMS AND CONDITIONS MENTIONED IN OPINION GIVEN BY FIRE DEPARTMENT ON DT.29/12/2017 (NO.250) AND FIRE NOC FIRE PROTECTION CONSULTANT AND FIRE MEN WILL BE SUBMITTED BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION AND NOTERIZED UNDER TAKING GIVEN BY OWNER/APPLICANT ON DT.28/12/2017 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
- (13) APPOINTMENT OF SUPERVISOR OF WORKS ON RECORD (SOR) BY OWNER/APPLICANT.

(14) કન્સ્ટ્રક્શન સાઇટમાંથી રસ્તા ઉપર અવર જવર કરતા વાહન / ડમ્પર/ઈકિવપમેન્ટ ના ટાયર/હીલ વોશ/સફાઈની યોગ્ય જોગવાઈ સ્થળ-ઉપર કાયમી ધોરણે રાખવાની રહેશે; અન્ય થા કાયદેસર પગલા લેવામાં આવશે, જાહેર રસ્તાને નુકશાન ગંદકી થશે, તો તે અંગેની સંપૂર્ણ જવાબદારી માલીક/ડેવલપરની રહેશે.

(15) રીયલ એસ્ટેટ (રેગ્યુલેશન) એન્ડ ડેવલપમેન્ટ એક્ટ, ૨૦૧૬ ની કલમ-૩ ની જોગવાઈ મુજબ, રાજ્યમાં કોઇ પણ વિકાસ કાર (પ્રમોટર) રીયલ એસ્ટેટ પ્રોજેક્ટ જેવા કે, પ્લોટ, એપાર્ટમેન્ટ અથવા બિલ્ડીંગ અથવા તેના ભાગના વેચાણ માટે જાહેરાત, માર્કેટીંગ, બુકીંગ અથવા ઓફર માટેની કાર્યવાહી, રાજ્ય સરકાર ધ્વારા રચાયેલ રીયલ એસ્ટેટ રેગ્યુલેટરી ઓથોરીટી (રેરા) ની કચેરીમાં રજીસ્ટ્રેશન કરાવ્યા સિવાય કરી શકશે નહીં.

For Other Terms & Conditions See Overleaf





Ahmedabad Municipal Corporation

As per Gujarat Town Planning & Urban Development Act, 1976, Section 29(1), 34, 48 & 51
The Gujarat Provincial Municipal Corporation Act, 1949, section 253/254



Commencement Letter (Rajachitthi)

Date: 20 JAN 2018

Case No: BLNTI/SZ/030118/CGDCR/A0353/R0/M1
Rajachitthi No: 00146/030118/A0353/R0/M1
Arch/Engg No: ER0762100221R1 Arch/Engg Name: PRAJAPATI ROHITKUMAR BHIKHABHAI
S.D. No: SD0349200221R1 S.D. Name: JAYESH D. DESAI
C.W. No: CW/0489170121R1 C.W. Name: ROHITKUMAR BHIKHABHAI PRAJAPATI
Developer Lic. No: DEV1054291222 Developer Name: SKYLINE DEVELOPERS
Owner Name: MUKESHBHAI B CHANDARANA AS PARTNER OF ANJANI ENTERPRISE
Owners Address: SHYAM BUSINESS PARK NR ASALALI RING ROAD CIRCLE BEHIND PETROL PUMP S.P. RING ROAD, Ahmedabad, Ahmedabad, Ahmedabad, India
Occupier Name: MUKESHBHAI B CHANDARANA AS PARTNER OF ANJANI ENTERPRISE
Occupier Address: SHYAM BUSINESS PARK NR ASALALI RING ROAD CIRCLE BEHIND PETROL PUMP S.P. RING ROAD, Ahmedabad, Ahmedabad, Ahmedabad, Gujarat
Election Ward: 46 - LAMBHA Zone: SOUTH
TP Scheme: 74 - ASALALI-1 Final Plot No: 17 (R.S. NO 135 (NEW R.S. NO 828))
Sub Plot Number: BLOCK - B (11 TO 21)
Site Address: SHYAM BUSINESS PARK NR ASALALI RING ROAD CIRCLE BEHIND PETROL PUMP S.P. RING ROAD AHMEDABAD-382440
Height of Building: 6.28 METER

Floor Number	Usage	Built Up Area (In Sq mtr)	Total Nos. of Residential Units	Total Nos. of Non-Residential Units
Ind. Floor	PARKING	134.03	0	0
Ground Floor	INDUSTRY	857.49	0	11
Mezzanine Floor	STORE	196.98	0	0
First Floor	INDUSTRY	139.73	0	0
Total		1328.23	0	11

Sub Inspector (Civic Center)

Asst. T.D.O./Asst. E.O (Civic Center)

Nilesh Baranda
Dy T.D.O.
SOUTH

K.B. THAKKAR
Dy MC
SOUTH

Note / Conditions:

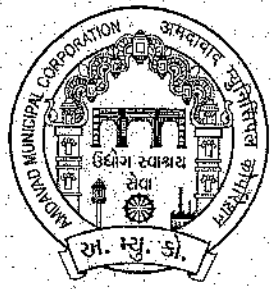
- (1) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENGG/ARCH WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG/ARCH.
- (2) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42, DT-13/06/05.
- (3) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER C.G.D.C.R.-2017 AS PER LETTER NO: GH/V/268 OF 2017/EDB-102016-3629-L DATED-12/10/2017 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.
- (4) RAIN WATER STORAGE TANK SHALL BE PROVIDE AS PER CGDCR-2017 CLAUSE NO. 25.2.3.
- (5) OWNER/APPLICANT-DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL SHEETS/TIN-SHEETS OF SUFFICIENT HEIGHT (NOT LESS THAN 3.00M) DURING CONSTRUCTION/DEMOLITION ACTIVITY AT ALL EDGES OF PLOT FOR SAFETY PURPOSE.
- (6) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT-10/01/2018.
- (7) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT OWNER/APPLICANTS HAVE TO PROVIDE TEMPORARY RESIDENTIAL ACCOMMODATION FOR SKILLED/UNSKILLED CONSTRUCTION LABOURS IN THEIR PREMISES WITH PROPER SANITATION FACILITY. PUBLIC SPACE/ROAD WILL NOT BE ENCHROACHED FOR THE SAME IN ANY CASE AS PER OWNER/APPLICANTS SUBMIT THE NOTERISED UNDERTAKING FOR THE SAME ON DT 28/12/2017.
- (8) THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT-28/12/2017 BY OWNER/APPLICANT AND DEVELOPERS FOR THE RIGHTS TO DEVELOP AND CONSTRUCTION ON THE SAID LAND BY DEVELOPERS AND IT WILL BE BINDING AND APPLICABLE TO BOTH PARTIES.
- (9) THIS PERMISSION IS GIVEN ON THE BASIS OF MEASUREMENT AND LOCATION OF PLOT MENTION IN OPINION FOR SCHEME IMPLEMENTATION GIVEN BY TOWN DEV. INSP. (S.Z.) A.M.C. DT-02/12/2016.
- (10) THIS PERMISSION IS GIVEN AS PER OPINION OF (S.Z.) FOR BETTERMENT CHARGE ON DT-05/10/2017.
- (11) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT-27/02/2015, LETTER NO.-C.B./ADM/TATKAL BIN KHEPITATKAL/65/S.R-42/2015 BY DISTRICT COLLECTOR (AHMEDABAD). IT IS SUBMITTED BY OWNER/APPLICANTS.
- (12) THIS PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS MENTIONED IN OPINION GIVEN BY FIRE DEPARTMENT ON DT-29/12/2017 (NO-250) AND FIRE NOC, FIRE PROTECTION CONSULTANT AND FIRE MEN WILL BE SUBMITTED BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION AND NOTERIZED UNDER TAKING GIVEN BY OWNER/APPLICANT ON DT-28/12/2017 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
- (13) APPOINTMENT OF SUPERVISOR OF WORKS ON RECORD (SOR) BY OWNER/APPLICANT.

(14) કન્સ્ટ્રક્શન સાઇટમાંથી રસ્તા ઉપર અવર જવર કરતા વાહન / ડમ્પર / ઇન્ડિવિડ્યુઅલ ના ટાયર/લીલ ધોરા/સફાઈની યોગ્ય જોગવાઈ સ્થળ-ઉપર કાયમી ધોરણે રાખવાની રહેશે. અન્ય થાં કાયદેસર મળવા લેવામાં આવશે. જાહેર રસ્તાને નુકશાન નહીં થાય. તો તે અંગેની સંપૂર્ણ જવાબદારી માલીક/ડેવલપરની રહેશે.

(15) રીયલ એસ્ટેટ (રેજ્યુલાઇઝેશન એન્ડ ડેવલપમેન્ટ) એક્ટ, 2016 ની કલમ-3 ની જોગવાઈ મુજબ રાજ્યમાં કોઇ પણ વિકાસ કાર (પ્રમોટર) રીયલ એસ્ટેટ પ્રોજેક્ટ જેવા કે પ્લોટ, એપાર્ટમેન્ટ અથવા બિલ્ડિંગ અથવા તેના ભાગના વેચાણ માટે જાહેરાત માઉન્ટિંગ, બુકીંગ અથવા ઓફર માટેની કાર્યવાહી રાજ્ય સરકારના રેજ્યુલેટરી ઓથોરિટી (રેરા) ની કચેરીમાં રજીસ્ટ્રેશન કરાવવા લેવાય કરી શકશે નહીં.

For Other Terms & Conditions See Overleaf





Ahmedabad Municipal Corporation

As per Gujarat Town Planning & Urban Development Act, 1976, Section 29(1), 34, 49(1)(B) & The Gujarat Provincial Municipal Corporation Act, 1949, section 253/254



Commencement Letter (Rajachitthi)

Case No: BLNT/SZ/030118/CGDCR/A0355/R0/M1
 Rajachitthi No: 00148/030118/A0355/R0/M1
 Arch./Engg No.: ER0782100221R1
 S.D. No.: SD0349200221R1
 C.W. No.: CW0489170121R1
 Developer Lic. No.: DEV1054291222
 Owner Name: MUKESHBHAI B CHANDARANA AS PARTNER OF ANJANI ENTERPRISE
 Owners Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, Ahmedabad Ahmedabad India
 Occupier Name: MUKESHBHAI B CHANDARANA AS PARTNER OF ANJANI ENTERPRISE
 Occupier Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, Ahmedabad Ahmedabad Gujarat
 Election Ward: 46 - LAMBHA
 TPScheme: 74 - ASALALI-1
 Sub Plot Number:
 Site Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, AHMEDABAD-382440.
 Height of Building: 6.28 METER

Date: 20 JAN 2018

Arch./Engg. Name: PRAJAPATI ROHITKUMAR BHIKHABHAI
 S.D. Name: JAYESH D. DESAI
 C.W. Name: ROHITKUMAR BHIKHABHAI PRAJAPATI
 Developer Name: SKYLINE DEVELOPERS

Zone: SOUTH
 Final Plot No: 17 (R.S.NO.135 (NEW R.S.NO.828))
 Block/Tenament No.: BLOCK - D (55 TO 81)

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Floor	INDUSTRY	1634.38	0	27
Mezzanine Floor	STORE	440.77	0	0
Total		2075.15	0	27

Sub Inspector(Civic Center)

Asst. T.D.O./Asst. E.O (Civic Center)

Nilesh Baranda
Dy T.D.O.
SOUTH

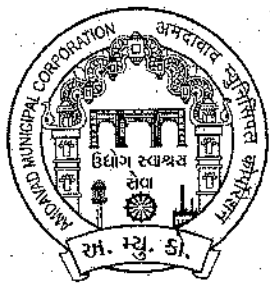
K.B. THAKKAR
Dy MC
SOUTH

Note / Conditions:

- (1) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENGG./ARCH. WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG./ARCH.
- (2) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42, DT.-13/08/06.
- (3) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER C.G.D.C.R.-2017 AS PER LETTER NO: GH/V/269 OF 2017/EDB-102016-3629-L, DATED:-12/10/2017 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.
- (4) RAIN WATER STORAGE TANK SHALL BE PROVIDED AS PER CGDCR-2017 CLAUSE NO. 25.2.3.
- (5) OWNER-APPLICANT-DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL SHEETS/TIN SHEETS OF SUFFICIENT HEIGHT (NOT LESS THAN 3.00MT.) DURING CONSTRUCTION/DEMOLITION ACTIVITY, AT ALL EDGES OF PLOT FOR SAFETY PURPOSE.
- (6) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT:-10/01/2018.
- (7) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT OWNER/APPLICANTS HAVE TO PROVIDE TEMPORARY RESIDENTIAL ACCOMMODATION FOR SKILLED/UNSKILLED CONSTRUCTION LABOURERS IN THEIR PREMISES WITH PROPER SANITATION FACILITY. PUBLIC SPACE SHALL NOT BE ENCHROACHED FOR THE SAME IN ANY CASE AS PER OWNER/APPLICANTS SUBMIT THE NOTERISED UNDERTAKING FOR THE SAME ON DT. 28/12/2017.
- (8) THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT. 28/12/2017 BY OWNER/ APPLICANT AND DEVELOPERS FOR THE RIGHTS TO DEVELOP AND CONSTRUCTION ON THE SAID LAND BY DEVELOPERS AND IT WILL BE BINDING AND APPLICABLE TO BOTH PARTIES.
- (9) THIS PERMISSION IS GIVEN ON THE BASIS OF MEASUREMENT AND LOCATION OF PLOT MENTION IN OPINION FOR SCHEME IMPLEMENTATION GIVEN BY TOWN DEV. INSP. (S.Z.) A.M.C. DT. 02/12/2015.
- (10) THIS PERMISSION IS GIVEN AS PER OPINION OF (S.Z.) FOR BETTERMENT CHARGE ON DT. 05/10/2017.
- (11) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT.:- 27/02/2015, LETTER NO.:- C.B./ADM/TATKAL BIN KHETI/TATKAL/K-65/S.R.-42/2015 BY DISTRICT COLLECTOR(AHMEDABAD), IT IS SUBMITTED BY OWNER-APPLICANTS.
- (12) THIS PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS MENTIONED IN OPINION GIVEN BY FIRE DEPARTMENT ON DT. 29/12/2017 (NO.250) AND FIRE NOC, FIRE PROTECTION CONSULTANT AND FIRE MEN WILL BE SUBMITTED BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION AND NOTERIZED UNDER TAKING GIVEN BY OWNER/APPLICANT ON DT. 28/12/2017 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
- (13) APPOINTMENT OF SUPERVISOR OF WORKS ON RECORD (SOR) BY OWNER/APPLICANT.
- (14) કન્સ્ટ્રક્શન સમયમાંથી રસ્તા ઉપર અવર જવર કરતા વાહન /મપાર/ઈલેવેટર્સ ના ટાયર/વ્હીલ વોશ/સફાઈની યોગ્ય જોગવાઈ સ્થળ-ઉપર કાયમી ધોરણે રાખવાની રહેશે; અન્ય થા કાયદેસર પગલા લેવામાં આવશે, જાહેર રસ્તાને નુકસાન/ગંદકી થશે, તો તે અંગેની સંપૂર્ણ જવાબદારી માલીક/ડેવલપરની રહેશે.
- (15) રીયલ એસ્ટેટ (રેગ્યુલેશન એન્ડ ડેવલપમેન્ટ) એક્ટ, 2017 ની કલમ 23 ની જોગવાઈ મુજબ, રાજ્યમાં કોઈ પણ વિકાસ કાર (પ્રોજેક્ટ) રીયલ એસ્ટેટ પ્રોજેક્ટ જેવા કે, પ્લોટ, એપાર્ટમેન્ટ અથવા બિલ્ડીંગ અથવા તેના ભાગના વેચાણ માટે જાહેરાત, માર્કેટીંગ, બુકીંગ અથવા ઓફર માટેની કાર્યવાહી, રાજ્ય સરકાર ધ્વારા રજા થયેલ રીયલ એસ્ટેટ રેગ્યુલેટરી ઓથોરિટી (રેરા) ની કચેરીમાં રજીસ્ટ્રેશન કરાવવા સિવાય કરી શકશે નહીં.

For Other Terms & Conditions See Overleaf





Ahmedabad Municipal Corporation

As per Gujarat Town Planning & Urban Development Act, 1976, Section 29(1), 34, 49(1) & 50
The Gujarat Provincial Municipal Corporation Act, 1949, section 253/254



Commencement Letter (Rajachitthi)

Date: 20 JAN 2018

Case No: BLNTI/SZ/030118/CGDCR/A0356/R0/M1
Rajachitthi No: 00149/030118/A0356/R0/M1
Arch./Engg No.: ER0782100221R1
S.D. No.: SD0349200221R1
C.W. No.: CW0489170121R1
Developer Llc. No.: DEV1054291222
Owner Name: MUKESHBHAI B CHANDARANA AS PARTNER OF ANJANI ENTERPRISE
Owners Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, Ahmedabad Ahmedabad Ahmedabad India
Occupier Name: MUKESHBHAI B CHANDARANA AS PARTNER OF ANJANI ENTERPRISE
Occupier Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, Ahmedabad Ahmedabad Ahmedabad Gujarat
Election Ward: 46 - LAMBHA
TP Scheme: 74 - ASALALI-1
Sub Plot Number: 17 (R.S.NO.135 (NEW R.S.NO.828))
Site Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, AHMEDABAD-382440.
Height of Building: 6.24 METER

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
1st Floor	INDUSTRY	857.95	0	14
Mezzanine Floor	STORE	263.59	0	0
Total		1121.54	0	14

Sub Inspector(Civic Center)

Asst. T.D.O./Asst. E.O (Civic Center)

Nilesh Baranda
Dy T.D.O.
SOUTH

K.B. THAKKAR
Dy MC
SOUTH

Note / Conditions:

(1) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENGG./ARCH. WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG./ARCH.

(2) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42, DT.-13/06/06.

(3) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER C.G.D.C.R.-2017 AS PER LETTER NO: GH/V/269 OF 2017/EDB-102016-3629-L, DATED:-12/10/2017 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.

(4) RAIN WATER STORAGE TANK SHALL BE PROVIDED AS PER CGDCR-2017 CLAUSE NO. 25, 2.3.

(5) OWNER-APPLICANT-DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL-SHEETS/TIN-SHEETS OF SUFFICIENT HEIGHT (NOT LESS THAN 3.00MT.) DURING CONSTRUCTION/DEMOLITION ACTIVITY, AT ALL EDGES OF PLOT FOR SAFETY PURPOSE.

(6) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT:-10/01/2018.

(7) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT OWNER/APPLICANTS HAVE TO PROVIDE TEMPORARY RESIDENTIAL ACCOMMODATION FOR SKILLED/UNSKILLED CONSTRUCTION LABOURERS IN THEIR PREMISES WITH PROPER SANITATION FACILITY. PUBLIC SPACE/ROAD WILL NOT BE ENCHROACHED FOR THE SAME IN ANY CASE AS PER OWNER/APPLICANTS SUBMIT THE NOTERISED UNDERTAKING FOR THE SAME ON DT.28/12/2017.

(8) THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT. 28/12/2017 BY OWNER/ APPLICANT AND DEVELOPERS FOR THE RIGHTS TO DEVELOP AND CONSTRUCTION ON THE SAID LAND BY DEVELOPERS AND IT WILL BE BINDING AND APPLICABLE TO BOTH PARTIES.

(9) THIS PERMISSION IS GIVEN ON THE BASIS OF MEASUREMENT AND LOCATION OF PLOT MENTIONED IN OPINION FOR SCHEME IMPLEMENTATION GIVEN BY TOWN DEV. INSP. (S.Z.) A.M.C. DT. 02/12/2015.

(10) THIS PERMISSION IS GIVEN AS PER OPINION OF (S.Z.) FOR BETTERMENT CHARGE ON DT.-05/10/2017.

(11) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT.- 27/02/2015, LETTER NO.-C.B./ADM/TATKAL BIN KHETI/TATKAL/K-65/S.R.-42/2015 BY DISTRICT COLLECTOR(AHMEDABAD), IT IS SUBMITTED BY OWNER-APPLICANTS.

(12) THIS PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS MENTIONED IN OPINION GIVEN BY FIRE DEPARTMENT ON DT.28/12/2017 (NO.250) AND FIRE NOC, FIRE PROTECTION CONSULTANT AND FIRE MEN WILL BE SUBMITTED BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION AND NOTERIZED UNDER TAKING GIVEN BY OWNER/APPLICANT ON DT.28/12/2017 AND ALL TERMS AND CONDITION MENTIONED IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.

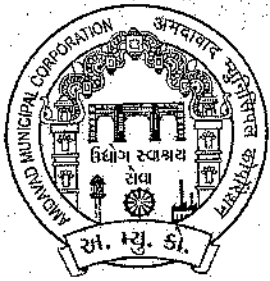
(13) APPOINTMENT OF SUPERVISOR OF WORKS ON RECORD (SOR) BY OWNER/APPLICANT.

(14) કન્સ્ટ્રક્શન સાઇટમાંથી રસ્તા ઉપર અવર જવર કરતા વાહન / ડમ્પર/ઈકિવપમેન્ટ્સ ના ટાયર/વ્હીલ વોશ/સફાઈની યોગ્ય જોગવાઈ સ્થળ-ઉપર કાયમી ધોરણે રાખવાની રહેશે; અન્ય થા કાયદેસર પગલા લેવામાં આવશે, જાહેર રસ્તાને નુકશાન/ગંદકી થશે, તો તે અંગેની સંપૂર્ણ જવાબદારી માલિક/ડેવલપરની રહેશે.

(15) રીયલ એસ્ટેટ (રેગ્યુલેશન) એન્ડ ડેવલપમેન્ટ એક્ટ, ૨૦૧૬ ની કલમ-૩ ની જોગવાઈ મુજબ, રાજ્યમાં કોઈ પણ વિકાસ કાર (પ્રમોટર) રીયલ એસ્ટેટ પ્રોજેક્ટ જેવા કે, પ્લોટ, એપાર્ટમેન્ટ અથવા બિલ્ડીંગ અથવા તેના ભાગના વેચાણ માટે જાહેરાત, માર્કેટીંગ, બુકીંગ અથવા ઓફર માટેની કાર્યવાહી, રાજ્ય સરકાર દ્વારા રચાયેલ રીયલ એસ્ટેટ રેગ્યુલેટરી ઓથોરિટી (રેરા) ની કચેરીમાં રજીસ્ટ્રેશન કરાવ્યા સિવાય કરી શકશે નહીં.

For Other Terms & Conditions See Overleaf





Ahmedabad Municipal Corporation

As per Gujarat Town Planning & Urban Development Act, 1976, Section 29(1), 34, 49(1)(B) &
The Gujarat Provincial Municipal Corporation Act, 1949, section 253/254



Commencement Letter (Rajachitthi)

Date: 20 JAN 2018

Case No: BLNTI/SZ/030118/CGDCR/A0354/R0/M1
Rajachitthi No: 00147/030118/A0354/R0/M1
Arch./Engg No.: ER0782100221R1
S.D. No.: SD0349200221R1
C.W. No.: CW0489170121R1
Developer Lic. No.: DEV1054291222
Owner Name: MUKESHBHAI B CHANDARANA AS PARTNER OF ANJANI ENTERPRISE
Owners Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, Ahmedabad Ahmedabad Ahmedabad India
Occupier Name: MUKESHBHAI B CHANDARANA AS PARTNER OF ANJANI ENTERPRISE
Occupier Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, Ahmedabad Ahmedabad Ahmedabad Gujarat
Election Ward: 46 - LAMBHA
TP Scheme: 74 - ASALALI-1
Sub Plot Number: 17 (R.S. NO. 135 (NEW R.S. NO. 828))
Site Address: SHYAM BUSINESS PARK, NR. ASALALI RING ROAD CIRCLE, BEHIND PETROL PUMP, S.P. RING ROAD, AHMEDABAD-382440.
Height of Building: 8.64 METER

Arch./Engg. Name: PRAJAPATI ROHITKUMAR BHIKHABHAI
S.D. Name: JAYESH D. DESAI
C.W. Name: ROHITKUMAR BHIKHABHAI PRAJAPATI
Developer Name: SKYLINE DEVELOPERS

Zone: SOUTH
Final Plot No: 17 (R.S. NO. 135 (NEW R.S. NO. 828))
Block/Tenament No.: BLOCK - C (22 TO 54)

Floor Number	Usage	Built Up Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	INDUSTRY	1982.76	0	33
Mezzanine Floor	STORE	562.81	0	0
First Floor	INDUSTRY	1982.76	0	0
Total		4528.33	0	33

Sub Inspector (Civic Center)

Asst. T.D.O./Asst. E.O (Civic Center)

Nilesh Baranda
Dy T.D.O.
SOUTH

K.B. THAKKAR
Dy MC
SOUTH

Note / Conditions:

- (1) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENGG./ARCH. WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG./ARCH.
- (2) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42, DT.-13/06/06.
- (3) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER C.G.D.C.R.-2017 AS PER LETTER NO: GH/V/269 OF 2017/EDB-102016-3629-L, DATED:-12/10/2017 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.
- (4) RAIN WATER STORAGE TANK SHALL BE PROVIDED AS PER CGDCR-2017 CLAUSE NO. 25.2.3.
- (5) OWNER-APPLICANT-DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL SHEETS/TIN SHEETS OF SUFFICIENT HEIGHT (NOT LESS THAN 3.00MT.) DURING CONSTRUCTION/DEMOLITION ACTIVITY, AT ALL EDGES OF PLOT FOR SAFETY PURPOSE.
- (6) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT:-10/01/2018.
- (7) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT OWNER/APPLICANTS HAVE TO PROVIDE TEMPORARY RESIDENTIAL ACCOMMODATION FOR SKILLED/UNSKILLED CONSTRUCTION LABOURERS IN THEIR PREMISES WITH PROPER SANITATION FACILITY. PUBLIC SPACE/ROAD WILL NOT BE ENCHROACHED FOR THE SAME IN ANY CASE AS PER OWNER/APPLICANTS SUBMIT THE NOTERISED UNDERTAKING FOR THE SAME ON DT. 28/12/2017.
- (8) THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT. 28/12/2017 BY OWNER/ APPLICANT AND DEVELOPERS FOR THE RIGHTS TO DEVELOP AND CONSTRUCTION ON THE SAID LAND BY DEVELOPERS AND IT WILL BE BINDING AND APPLICABLE TO BOTH PARTIES.
- (9) THIS PERMISSION IS GIVEN ON THE BASIS OF MEASUREMENT AND LOCATION OF PLOT MENTION IN OPINION FOR SCHEME IMPLEMENTATION GIVEN BY TOWN DEV. INSP. (S.Z.) A.M.C. DT. 02/12/2015.
- (10) THIS PERMISSION IS GIVEN AS PER OPINION OF (S.Z) FOR BETTERMENT CHARGE ON DT.-05/10/2017.
- (11) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT.- 27/02/2015, LETTER NO.-C.B./ADM/TATKAL BIN KHETI/TATKAL/K-65/S.R.-42/2015 BY DISTRICT COLLECTOR (AHMEDABAD), IT IS SUBMITTED BY OWNER-APPLICANTS.
- (12) THIS PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS MENTIONED IN OPINION GIVEN BY FIRE DEPARTMENT ON DT. 29/12/2017 (NO. 250) AND FIRE NOC, FIRE PROTECTION CONSULTANT AND FIRE MEN WILL BE SUBMITTED BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION AND NOTERIZED UNDER TAKING GIVEN BY OWNER/APPLICANT ON DT. 28/12/2017 AND ALL TERMS AND CONDITION MENTION IN ORDER WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
- (13) APPOINTMENT OF SUPERVISOR OF WORKS ON RECORD (SOR) BY OWNER/APPLICANT.
- (14) કન્સ્ટ્રક્શન સાઇટમાંથી રસ્તા ઉપર અવર જવર કરતા વાહન / ડમ્પર/ઈકિવપમેન્ટસ ના ટાયર/લીલ વોશ/સફાઈની યોગ્ય જોગવાઈ સ્થળ-ઉપર કાયમી ધોરણે રાખવાની રહેશે; અન્ય થા કાયદેસર પગલા લેવામાં આવશે, જાહેર રસ્તાને નુકશાન/ ગંદકી થશે, તો તે અંગેની સંપૂર્ણ જવાબદારી માલિક/કેવલપરની રહેશે.
- (15) રીયલ એસ્ટેટ (રેગ્યુલેશન ઓફ કેવલપમેન્ટ) એક્ટ, 2015 ની કલમ-3 ની જોગવાઈ મુજબ, રાજ્યમાં કોઈ પણ વિકાસ કાર (પ્રમોટર) રીયલ એસ્ટેટ પ્રોજેક્ટ જેવા કે, પ્લોટ, એપાર્ટમેન્ટ અથવા બિલ્ડીંગ અથવા તેના ભાગના વેચાણ માટે જાહેરાત, માર્કેટીંગ, બુકીંગ અથવા સોફ્ટ માટેની કાર્યવાહી, રાજ્ય સરકાર દ્વારા રચાયેલ રીયલ એસ્ટેટ રેગ્યુલેટરી ઓથોરીટી (રેરા) ની કચેરીમાં રજીસ્ટ્રેશન કરાવવા સિવાય કરી શકશે નહીં.

For Other Terms & Conditions See Overleaf



:: शरतो ::