



Ahmedabad Municipal Corporation

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

Commencement Letter (Rajachitthi)

Date 26 SEP 2017

Case No: BLNTR/SZ/070917/GDR/A9054/R0/M1
Rajachitthi No: 9381/070917/A9054/R0/M1
Arch./Engg No.: ER0656300917R1
S.D. No.: SD0007010721R3
C.W. No.: CW0380300917R1
Developer Lic. No.: DEV112300120
Owner Name: BACHUBHAI M PATEL
Owners Address: AVALON PARK, NR AYODHYA RESIDENCY, VATVA - GAMDI ROAD, VATVA, Ahmedabad Ahmedabad
Occupier Name: BACHUBHAI M PATEL
Occupier Address: AVALON PARK, NR AYODHYA RESIDENCY, VATVA - GAMDI ROAD, VATVA, Ahmedabad Ahmedabad
Election Ward: 46 - LAMBHA
TPScheme: 128 - Vatva-Aslali
Sub Plot Number:
Site Address: AVALON PARK, NR AYODHYA RESIDENCY, VATVA - GAMDI ROAD, VATVA, AHMEDABAD - 382440.
Height of Building: 6.55 METER

Arch./Engg. Name: NIMESH SURESHCHANDRA MODI
S.D. Name: CHHIPA AHMADHUSEN Y.
C.W. Name: MODI NIMESHKUMAR S.
Developer Name: AVALON INFRASTRUCTURE

Zone: SOUTH
Proposed Final Plot No: 337 (R.S. NO. 1424/2)
Block/Tenament No.: BLOCK - A (UNIT NO.1 TO 5)

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	RESIDENTIAL	217.98	5	0
First Floor	RESIDENTIAL	211.27	0	0
Stair Cabin	STAIR CABIN	67.83	0	0
Total		497.08	5	0

[Signature]

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Sub Inspector(Civic Center)

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

Rajendra Jadhav
Dy T.D.O.
SOUTH

Dr. Harshit P. Gosavi
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 G.D.C.R.-2021 AS PER LETTER NO: GH/V/207 OF 2014/DVP-112013-4777-L, DATED:-20/12/2014 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.
- (4) RAIN WATER STORAGE TANK SHALL BE PROVIDED AS PER GDCR-2021 CLAUSE NO. 27.2.3.
- (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.-16/09/2017.
- (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.18/07/2017.
- (8) THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT. 18/07/2017 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 DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS SPECIFIED IN OPINION GIVEN BY T.P.O. UNIT-4, DATED:- 30/03/2017, REF.NO.TPS/NO.128 (VATVA-ASALALI)/CASE NO.370/132 AND SUBJECT TO CONDITION THAT OWNER HAS TO OBEY TO THE BOND (IN CONTEXT TO T.P.O. OPINION).
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- (11) THIS PERMISSION IS SUBJECT TO OTHER TERMS/CONDITIONS SPECIFIED IN BOND GIVEN BY APPLICANT FOR DEVELOPMENT IN DRAFT T.P.SCHEME AREA.DT.-18/07/2017.
- (12) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION ON DT.- 06/08/2013, LETTER NO.-EST/N.A./TATKAL BIN KHETI/TATKAL/K-65/S.R.-246/2013 BY DISTRICT COLLECTOR(AHMEDABAD) IT IS SUBMITTED BY OWNER-APPLICANTS.
- (13) THIS PERMISSION IS GIVEN ON THE BASIS OF KAJA KARAR OPINION GIVEN BY A.T.D.O. (S.Z.) REF NO.12737,DT.29/04/2015.
- (14) THIS PERMISSION IS GIVEN ON THE BASIS OF SITE SITUATION OPINION GIVEN BY ASST.T.D.O. (S.Z) ON DT.16/09/2017.
- (15) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT EARLIER APPROVAL CASE NO:- BLNTR/SZ/200515/GDR/A4371/R0/M1,DT.22/09/2015 AND CASE NO. BLNTR/SZ/200515/GDR/A4371/R1/M1 ,DT.02/07/2016 AND CASE NO.BLNTR/SZ/120416/GDR/A6242/R0/M1 ,DT.02/07/2016 WILL BE FILED.
- (16) પુનઃબંધારણ સંદર્ભે કપાત થતી જમીનનો કબજો અમદાવાદ મ્યુનિસિપલ કોર્પોરેશન ને સોંપવા આપેલ કબજા કરાર મુજબ જમીનના ૭/૧૨ માં બીજા હકમાં અમદાવાદ મ્યુનિસિપલ કોર્પોરેશન નું નામ દાખલ કરવા બાબતે તા. 23/09/2017 ના રોજ આપેલ બાંહેધરીને આધારે.
- (17) કનસ્ટ્રક્શન સાર્વજિક રસ્તા ઉપર અવર જવર કરતા વાહન /કમ્પર્ટ/કેવિપ્રમેન્ટ્સ ના ટાપર/વર્ટીકલ વોશ/સફાઈની યોગ્ય જોગવાઈ સ્થળ-ઉપર કાયમી ધોરણે રાખવાની રહેશે; અન્ય યા કાયદેસર પગલા લેવામાં આવશે, જાહેર રસ્તાને નુકસાન/ ગેડકી થશે, તો તે અંગેની સંપૂર્ણ જવાબદારી માલિક/ડેવલપરની રહેશે.

For Other Terms & Conditions See Overleaf





Ahmedabad Municipal Corporation

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Commencement Letter (Rajachitthi)

Date 26 SEP 2017

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S.D. Name: CHHIPA AHMADHUSEN Y.
C.W. Name: MODI NIMESHKUMAR S.
Developer Name: AVALON INFRASTRUCTURE

Zone: SOUTH
Proposed Final Plot No: 337 (R.S. NO. 1424/2)
Block/Tenament No.: BLOCK - B (UNIT NO.6 TO 15)

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	RESIDENTIAL	426.69	10	0
First Floor	RESIDENTIAL	413.84	0	0
Stair Cabin	STAIR CABIN	130.69	0	0
Total		971.22	10	0

Sub Inspector(Civic Center)

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

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Dy T.D.O.
SOUTH

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Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	RESIDENTIAL	217.98	5	0
First Floor	RESIDENTIAL	211.27	0	0
Stair Cabin	STAIR CABIN	67.95	0	0
Total		497.2	5	0

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