

Gandhinagar Urban Development Authority

FORM NO. D.

DEVELOPMENT PERMISSION

Date :12/08/2019

Permission is hereby granted under Section 29(1) (i)/29(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 and 254 of Gujarat Provincial Municipal Corporation Act, 1949.

Case No:1165086

Rajachitthi No:GUDA/03-04-2019/1165086/01/000304

For: Residential

District:Gandhinagar

Taluka: Gandhinagar

Village: Raysan

Final Plot No.: 36

Arch/Engg. No: ARCH/35/10/2004

Arch/ Engg. Name: HIMANSHU R.RAVAL

Name of Applicant :ISHWARBHAI HIRABHAI PATEL AND RAMILABEN ISHWARBHAI PATEL

Address :7, SHIMLA AVENUE, DAFNALA ROAD,NEAR NAVROJI HALL SHAHIBAG Ahmadabad (Part) Ahmedabad Gujarat

Land Description: F.P. NO. 36, SURVEY NO. 7C,

Sub Plot No.:

TP Scheme: Raisan-Randeshan-Koba-19

TP Scheme No.: 19

Proposed Final Plot No: 36

On the following conditions/grounds

Conditions:

(in case of grant)

Order Date :02/04/2019

Subject to the submission of detailed working drawings, and structural drawing(s) along with soil investigation report before the commencement of the work.

Conditional Remarks:- all the condition of development permission must be followed

For The Chief Executive Authority / Municipal Commissioner /Chief Officer
Gandhinagar Urban Development Authority

GRANT OF THE PERMISSION IS SUBJECT TO THE FOLLOWING CONDITIONS

1. The remaining payments are to be made online within seven days and only thereafter this permission shall be considered to be valid and shall be valid for 12 months.
 2. The permission granted does not absolve the owner from any the liabilities or the permissions required under any other act.
 3. The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of:
 - a. Title, ownership, and easement rights of the Building unit for which the building is proposed;
 - b. The area, dimensions and other properties of the plot which violate the plot validation certificate.
 - c. Correctness of demarcation of the plot on site.
 - d. Workmanship, soundness of material and structural safety of the proposed building;
 - e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) (d), (e) and (f) above.
 4. The applicant, as specified in CGDCR, shall submit:
 - a. Structural drawings and related reports, before the commencement of the construction,
 - b. Progress reports.
 5. Follow the requirements for construction as per regulation no 5 of CGDCR.
 6. The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation-2017
- In case of any discrepancy/lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled/revoked and the construction/ development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action by the competent authority.

Order Number :GUDA/03-04-2019/1165086/01/000304

Order Date :02/04/2019

Subject to the submission of detailed working drawings, and structural drawing(s) along with soil investigation report before the commencement of the work.





GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP19200051	Date	: 30/06/2020
Development Permission No	: 1115BP20210005	ODPS Application No.	: ODPS/2020/000394
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: N.A	Structure Engineer Name	: N.A
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNER AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 01 T.P. 19 SWARA HOME F.P. NO.36, T.P.S. NO. 19 , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNER AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 01 T.P. 19 SWARA HOME F.P. NO.36, T.P.S. NO. 19 , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR



Certificate created on 30/06/2020



GANDHINAGAR
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(GUDA)

City/Village : RAYSAN

TP Scheme/ Non TP Scheme Number : 19

Revenue Survey No. : 7C

Final Plot No. : 36

Sub Plot no. : 01

Block No/Tenement No : N.A

Max Height Of Building : 10.5 Meter(s)

TP Scheme/ Non TP Scheme Name : RAYSAB-RANDESAN-KOBA

City Survey No. :

Original Plot No. : 36

Tikka No. / Part No. : N.A

Sector No. / Plot No. : N.A

Site Address : SUB PLOT NO. 01, F.P. NO. 36, T.P.S. NO. 19, VILLAGE RAYSAN, TA & DIST. GANDHINAGAR

Block/Building Name : SUB PLOT NO 1 (DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 1 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Terrace Floor	20.52	0	0.00	0
Second Floor	78.88	0	0.00	0
First Floor	78.88	0	0.00	0
Ground Floor	82.63	1	0.00	0
Total	260.91	1	0.00	0

Development Permission Valid from Date : 30/06/2020

Development Permission Valid till Date : 29/06/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
2. The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



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3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



Certificate created on 30/06/2020



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10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

14. In the case of change in any POR, the development work permitted under this development permission shall be treated as withheld till the appointment of new POR.

15. If applicable, applicant/owner/developer shall be liable to register the site as per the provisions of 'The Building and Other Construction Workers' Welfare Cess Act, 1996.

16. All the conditions shall be followed by the applicant, owner, developer, POR and in case of any breach/violation, the decision taken by the competent authority shall be abide and binding upon.



Certificate created on 30/06/2020



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(GUDA)



GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP19200058	Date	: 01/07/2020
Development Permission No	: 1115BP20210006	ODPS Application No.	: ODPS/2020/002904
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: 1115SE04112100070	Structure Engineer Name	: NISHANT H KARKHANIS
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 15 T.P.06 SWARA HOME F.P.NO.-36,T.PS.NO-19 , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 15 T.P.06 SWARA HOME F.P.NO.-36,T.PS.NO-19 , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR



Certificate created on 01/07/2020



GANDHINAGAR
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(GUDA)

City/Village : RAYSAN

TP Scheme/ Non TP Scheme Number : 19

Revenue Survey No. : 7/C

Final Plot No. : 36

Sub Plot no. : 02

Block No/Tenement No : N.A

Max Height Of Building : 10.5 Meter(s)

TP Scheme/ Non TP Scheme Name : RAYSAN-RANDESAN-KOBA

City Survey No. :

Original Plot No. : 36

Tikka No. / Part No. : N.A

Sector No. / Plot No. : N.A

Site Address : SUB PLOT NO. 02, F.P. NO. 36, T.P.S. NO. 19, VILLAGE RAYSAN, TA & DIST. GANDHINAGAR

Block/Building Name : SUB PLOT NO 02 (DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 02 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Second Floor	78.88	0	0.00	0
First Floor	78.88	0	0.00	0
Ground Floor	82.61	1	0.00	0
Terrace Floor	20.52	0	0.00	0
Total	260.89	1	0.00	0

Development Permission Valid from Date : 01/07/2020

Development Permission Valid till Date : 30/06/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
2. The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



Certificate created on 01/07/2020



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3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



Certificate created on 01/07/2020



GANDHINAGAR
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DEVELOPMENT
AUTHORITY
(GUDA)

10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

14. In the case of change in any POR, the development work permitted under this development permission shall be treated as withheld till the appointment of new POR.

15. If applicable, applicant/owner/developer shall be liable to register the site as per the provisions of 'The Building and Other Construction Workers' Welfare Cess Act, 1996.

16. All the conditions shall be followed by the applicant, owner, developer, POR and in case of any breach/violation, the decision taken by the competent authority shall be abide and binding upon.



Certificate created on 01/07/2020



GANDHINAGAR
URBAN
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AUTHORITY
(GUDA)



GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhyog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP19200057	Date	: 25/06/2020
Development Permission No	: 1115BP20210002	ODPS Application No.	: ODPS/2020/002905
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: 1115SE04112100070	Structure Engineer Name	: NISHANT H KARKHANIS
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARNTERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 03 T.P.-19 SWARA HOME F.P.NO.-36,T.P.S.NO.-19 , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARNTERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 03 T.P.-19 SWARA HOME F.P.NO.-36,T.P.S.NO.-19 , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR



Certificate created on 25/06/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)

City/Village : RAYSAN

TP Scheme/ Non TP : 19

Scheme Number

Revenue Survey No. : 7/C

Final Plot No. : 36

Sub Plot no. : 03

Block No/Tenement No : N.A

Max Height Of Building : 10.5 Meter(s)

TP Scheme/ Non TP : RAYSAN-RANDESAN-

Scheme Name : Koba

City Survey No. :

Original Plot No. : 36

Tikka No. / Part No. : N.A

Sector No. / Plot No. : N.A

Site Address : SUB PLOT NO.-
03,F.P.NO.-
36,T.P.S.NO.-
19,VILLAGE:-
RAYSAN,TA.DIST.-
GANDHINAGAR.

Block/Builing Name : SUB PLOT NO 03
(DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 03 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Second Floor	78.88	0	0.00	0
First Floor	78.88	0	0.00	0
Ground Floor	82.63	1	0.00	0
Terrace Floor	20.52	0	0.00	0
Total	260.91	1	0.00	0

Development Permission Valid from Date : 25/06/2020

Development Permission Valid till Date : 24/06/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
- 2.The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



Certificate created on 25/06/2020



GANDHINAGAR
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3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



Certificate created on 25/06/2020



GANDHINAGAR
URBAN
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AUTHORITY
(GUDA)

10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

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Certificate created on 25/06/2020



GANDHINAGAR
URBAN
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AUTHORITY
(GUDA)



GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP19200056	Date	: 25/06/2020
Development Permission No	: 1115BP20210001	ODPS Application No.	: ODPS/2020/003033
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: N.A	Structure Engineer Name	: N.A
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 15 SWARA HOMES KUDASAN KUDASAN , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 15 SWARA HOMES KUDASAN KUDASAN , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR
City/Village	: GANDHINAGAR		



Certificate created on 25/06/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)

TP Scheme/ Non TP Scheme Number : 19
Revenue Survey No. : 7/C
Final Plot No. : 36
Sub Plot no. : 04
Block No/Tenement No : N.A
Max Height Of Building : 10.5 Meter(s)

TP Scheme/ Non TP Scheme Name : RAYSAN-RANDESAN-KOBA
City Survey No. :
Original Plot No. : 36
Tikka No. / Part No. : N.A
Sector No. / Plot No. : N.A
Site Address : SUB PLOT NO.-
04,F.P.NO.-
36,T.P.S.NO.-
19,VILLAGE;-
RAYSAN,TA.DIST.-
GANDHINAGAR.

Block/Builingd Name : SUB PLOT NO 04
(DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 04 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Second Floor	78.88	0	0.00	0
First Floor	78.88	0	0.00	0
Ground Floor	82.61	1	0.00	0
Terrace Floor	20.52	0	0.00	0
Total	260.89	1	0.00	0

Development Permission Valid from Date : 25/06/2020

Development Permission Valid till Date : 24/06/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
- 2.The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



Certificate created on 25/06/2020



GANDHINAGAR
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DEVELOPMENT
AUTHORITY
(GUDA)

3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



Certificate created on 25/06/2020



GANDHINAGAR
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DEVELOPMENT
AUTHORITY
(GUDA)

10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

14. In the case of change in any POR, the development work permitted under this development permission shall be treated as withheld till the appointment of new POR.

15. If applicable, applicant/owner/developer shall be liable to register the site as per the provisions of 'The Building and Other Construction Workers' Welfare Cess Act, 1996.

16. All the conditions shall be followed by the applicant, owner, developer, POR and in case of any breach/violation, the decision taken by the competent authority shall be abide and binding upon.



Certificate created on 25/06/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)



GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP19200055	Date	: 21/03/2020
Development Permission No	: 1115BP19200011	ODPS Application No.	: ODPS/2020/003036
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: N.A	Structure Engineer Name	: N.A
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR
City/Village	: RAYSAN		



Certificate created on 21/03/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)

TP Scheme/ Non TP Scheme Number	: 19	TP Scheme/ Non TP Scheme Name	: RAYSAN-RANDESAN-KOBA
Revenue Survey No.	: 7/C	City Survey No.	:
Final Plot No.	: 36	Original Plot No.	: 36
Sub Plot no.	: 05	Tikka No. / Part No.	: N.A
Block No/Tenement No	: N.A	Sector No. / Plot No.	: N.A
Max Height Of Building	: 10.5 Meter(s)	Site Address	: SUB PLOT NO.- 05,F.P.NO.- 36,T.P.S.NO.- 19,VILLAGE:- RAYSAN,TA.DIST.- GANDHINAGAR.

Block/Builingd Name : SUB PLOT NO 05
(DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 05 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Second Floor	78.88	0	0.00	0
First Floor	78.88	0	0.00	0
Ground Floor	82.64	1	0.00	0
Terrace Floor	20.52	0	0.00	0
Total	260.92	1	0.00	0

Development Permission Valid from Date : 21/03/2020

Development Permission Valid till Date : 20/03/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
- 2.The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



Certificate created on 21/03/2020



GANDHINAGAR
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DEVELOPMENT
AUTHORITY
(GUDA)

3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



Certificate created on 21/03/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)

10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

14. In the case of change in any POR, the development work permitted under this development permission shall be treated as withheld till the appointment of new POR.

15. If applicable, applicant/owner/developer shall be liable to register the site as per the provisions of 'The Building and Other Construction Workers' Welfare Cess Act, 1996.

16. All the conditions shall be followed by the applicant, owner, developer, POR and in case of any breach/violation, the decision taken by the competent authority shall be abide and binding upon.



Certificate created on 21/03/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)



GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP20210011	Date	: 02/07/2020
Development Permission No	: 1115BP20210009	ODPS Application No.	: ODPS/2020/003652
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: 1115SE04112100070	Structure Engineer Name	: NISHANT H KARKHANIS
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNER AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNER AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR
City/Village	: RAYSAN		



Certificate created on 02/07/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)

TP Scheme/ Non TP Scheme Number	: 19	TP Scheme/ Non TP Scheme Name	: RAYSAN-RANDESAN-KOBA
Revenue Survey No.	: 7/C	City Survey No.	:
Final Plot No.	: 36	Original Plot No.	: 36
Sub Plot no.	: 06	Tikka No. / Part No.	: N.A
Block No/Tenement No	: N.A	Sector No. / Plot No.	: N.A
Max Height Of Building	: 10.5 Meter(s)	Site Address	: 06,F.P.NO.-36,T.P.S.-19,VILLAGE:RAYSAN.

Block/Builingd Name : SUB PLOT NO 06
(DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 06 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Second Floor	78.88	0	0.00	0
First Floor	78.88	0	0.00	0
Ground Floor	82.60	1	0.00	0
Terrace Floor	20.52	0	0.00	0
Total	260.88	1	0.00	0

Development Permission Valid from Date : 02/07/2020

Development Permission Valid till Date : 01/07/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
- 2.The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



Certificate created on 02/07/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)

3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



Certificate created on 02/07/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)

10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

14. In the case of change in any POR, the development work permitted under this development permission shall be treated as withheld till the appointment of new POR.

15. If applicable, applicant/owner/developer shall be liable to register the site as per the provisions of 'The Building and Other Construction Workers' Welfare Cess Act, 1996.

16. All the conditions shall be followed by the applicant, owner, developer, POR and in case of any breach/violation, the decision taken by the competent authority shall be abide and binding upon.



Certificate created on 02/07/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)



GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhyog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP20210008	Date	: 02/07/2020
Development Permission No	: 1115BP20210008	ODPS Application No.	: ODPS/2020/003658
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: N.A	Structure Engineer Name	: N.A
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARNTERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARNTERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR
City/Village	: RAYSAN		



Certificate created on 02/07/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)

TP Scheme/ Non TP Scheme Number	: 19	TP Scheme/ Non TP Scheme Name	: RAYSAN-RANDESAN-KOBA
Revenue Survey No.	: 7/C	City Survey No.	:
Final Plot No.	: 36	Original Plot No.	: 36
Sub Plot no.	: 07	Tikka No. / Part No.	: N.A
Block No/Tenement No	: N.A	Sector No. / Plot No.	: N.A
Max Height Of Building	: 10.5 Meter(s)	Site Address	: SUB PLOT NO.- 07,F.P.NO.- 36,T.P.S.NO.- 19,VILLAGE:- RAYSAN,TA.DIST.- GANDHINAGAR.

Block/Builingd Name : SUB PLOT NO 07
(DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 07 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Second Floor	78.88	0	0.00	0
First Floor	78.88	0	0.00	0
Ground Floor	82.60	1	0.00	0
Terrace Floor	20.52	0	0.00	0
Total	260.88	1	0.00	0

Development Permission Valid from Date : 02/07/2020

Development Permission Valid till Date : 01/07/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
- 2.The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



Certificate created on 02/07/2020



GANDHINAGAR
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DEVELOPMENT
AUTHORITY
(GUDA)

3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



Certificate created on 02/07/2020



GANDHINAGAR
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DEVELOPMENT
AUTHORITY
(GUDA)

10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

14. In the case of change in any POR, the development work permitted under this development permission shall be treated as withheld till the appointment of new POR.

15. If applicable, applicant/owner/developer shall be liable to register the site as per the provisions of 'The Building and Other Construction Workers' Welfare Cess Act, 1996.

16. All the conditions shall be followed by the applicant, owner, developer, POR and in case of any breach/violation, the decision taken by the competent authority shall be abide and binding upon.



Certificate created on 02/07/2020



GANDHINAGAR
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(GUDA)



GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhyog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP20210010	Date	: 01/07/2020
Development Permission No	: 1115BP20210007	ODPS Application No.	: ODPS/2020/003661
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: N.A	Structure Engineer Name	: N.A
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNER AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNER AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR
City/Village	: RAYSAN		



Certificate created on 01/07/2020



GANDHINAGAR
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(GUDA)

TP Scheme/ Non TP Scheme Number	: 19	TP Scheme/ Non TP Scheme Name	: RAYSAN-RANDESAN-KOBA
Revenue Survey No.	: 7/C	City Survey No.	:
Final Plot No.	: 36	Original Plot No.	: 36
Sub Plot no.	: 08	Tikka No. / Part No.	: N.A
Block No/Tenement No	: N.A	Sector No. / Plot No.	: N.A
Max Height Of Building	: 10.5 Meter(s)	Site Address	: SUB PLOT NO.- 08,F.P.NO.- 36,T.P.S.NO.- 19,VILLAGE:-RAYSAN

Block/Building Name : SUB PLOT NO 08
(DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 08 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Second Floor	78.88	0	0.00	0
First Floor	78.88	0	0.00	0
Ground Floor	82.60	1	0.00	0
Terrace Floor	20.52	0	0.00	0
Total	260.88	1	0.00	0

Development Permission Valid from Date : 01/07/2020

Development Permission Valid till Date : 30/06/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
2. The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



Certificate created on 01/07/2020



GANDHINAGAR
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AUTHORITY
(GUDA)

3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



Certificate created on 01/07/2020



GANDHINAGAR
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DEVELOPMENT
AUTHORITY
(GUDA)

10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

14. In the case of change in any POR, the development work permitted under this development permission shall be treated as withheld till the appointment of new POR.

15. If applicable, applicant/owner/developer shall be liable to register the site as per the provisions of 'The Building and Other Construction Workers' Welfare Cess Act, 1996.

16. All the conditions shall be followed by the applicant, owner, developer, POR and in case of any breach/violation, the decision taken by the competent authority shall be abide and binding upon.



Certificate created on 01/07/2020



GANDHINAGAR
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AUTHORITY
(GUDA)



GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP20210012	Date	: 09/07/2020
Development Permission No	: 1115BP20210011	ODPS Application No.	: ODPS/2020/003692
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: 1115SE04112100070	Structure Engineer Name	: NISHANT H KARKHANIS
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR
City/Village	: RAYSAN		



Certificate created on 09/07/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)

TP Scheme/ Non TP Scheme Number	: 19	TP Scheme/ Non TP Scheme Name	: RAYSAN-RANDESAN-KOBA
Revenue Survey No.	: 7/C	City Survey No.	:
Final Plot No.	: 36	Original Plot No.	: 36
Sub Plot no.	: 09	Tikka No. / Part No.	: N.A
Block No/Tenement No	: N.A	Sector No. / Plot No.	: N.A
Max Height Of Building	: 10.5 Meter(s)	Site Address	: SUB PLOT NO.- 09,F.P.NO.- 36,T.P.S.NO.- 19,VILLAGE:- RAYSAN,TA.DIST.- GANDHINAGAR.

Block/Builingd Name : SUB PLOT NO 09
(DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 09 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Second Floor	78.88	0	0.00	0
First Floor	78.88	0	0.00	0
Ground Floor	82.60	1	0.00	0
Terrace Floor	20.52	0	0.00	0
Total	260.88	1	0.00	0

Development Permission Valid from Date : 09/07/2020

Development Permission Valid till Date : 08/07/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
- 2.The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



Certificate created on 09/07/2020



GANDHINAGAR
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DEVELOPMENT
AUTHORITY
(GUDA)

3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



Certificate created on 09/07/2020



GANDHINAGAR
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(GUDA)

10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

14. In the case of change in any POR, the development work permitted under this development permission shall be treated as withheld till the appointment of new POR.

15. If applicable, applicant/owner/developer shall be liable to register the site as per the provisions of 'The Building and Other Construction Workers' Welfare Cess Act, 1996.

16. All the conditions shall be followed by the applicant, owner, developer, POR and in case of any breach/violation, the decision taken by the competent authority shall be abide and binding upon.



Certificate created on 09/07/2020



GANDHINAGAR
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AUTHORITY
(GUDA)



GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhyog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP20210018	Date	: 10/07/2020
Development Permission No	: 1115BP20210013	ODPS Application No.	: ODPS/2020/003693
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: 1115SE04112100070	Structure Engineer Name	: NISHANT H KARKHANIS
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNERS AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR
City/Village	: RAYSAN		



Certificate created on 10/07/2020



GANDHINAGAR
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DEVELOPMENT
AUTHORITY
(GUDA)

TP Scheme/ Non TP Scheme Number	: 19	TP Scheme/ Non TP Scheme Name	: RAYSAN-RANDESAN-KOBA
Revenue Survey No.	: 7/C	City Survey No.	:
Final Plot No.	: 36	Original Plot No.	: 36
Sub Plot no.	: 10	Tikka No. / Part No.	: N.A
Block No/Tenement No	: N.A	Sector No. / Plot No.	: N.A
Max Height Of Building	: 10.5 Meter(s)	Site Address	: SUB PLOT NO.- 10,F.P.NO.- 36,T.P.S.NO.- 19,VILLAGE:- RAYSAN,TA.DIST.- GANDHINAGAR.

Block/Builingd Name : SUB PLOT NO 10
(DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 10 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Terrace Floor	20.52	0	0.00	0
Second Floor	78.88	0	0.00	0
First Floor	78.88	0	0.00	0
Ground Floor	82.86	1	0.00	0
Total	261.14	1	0.00	0

Development Permission Valid from Date : 10/07/2020

Development Permission Valid till Date : 09/07/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
- 2.The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



Certificate created on 10/07/2020



GANDHINAGAR
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AUTHORITY
(GUDA)

3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



Certificate created on 10/07/2020



GANDHINAGAR
URBAN
DEVELOPMENT
AUTHORITY
(GUDA)

10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

14. In the case of change in any POR, the development work permitted under this development permission shall be treated as withheld till the appointment of new POR.

15. If applicable, applicant/owner/developer shall be liable to register the site as per the provisions of 'The Building and Other Construction Workers' Welfare Cess Act, 1996.

16. All the conditions shall be followed by the applicant, owner, developer, POR and in case of any breach/violation, the decision taken by the competent authority shall be abide and binding upon.



Certificate created on 10/07/2020



GANDHINAGAR
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(GUDA)



GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP20210017	Date	: 14/07/2020
Development Permission No	: 1115BP20210033	ODPS Application No.	: ODPS/2020/003694
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: 1115SE04112100070	Structure Engineer Name	: NISHANT H KARKHANIS
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNER AND AUTHORISDE PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNER AND AUTHORISDE PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 15 SWARA HOME KUDASAN KUDASAN , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR
City/Village	: RAYSAN		



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TP Scheme/ Non TP Scheme Number	: 19	TP Scheme/ Non TP Scheme Name	: RAYSAN-RANDESAN-KOBA
Revenue Survey No.	: 7/C	City Survey No.	:
Final Plot No.	: 36	Original Plot No.	: 36
Sub Plot no.	: 11	Tikka No. / Part No.	: N.A
Block No/Tenement No	: N.A	Sector No. / Plot No.	: N.A
Max Height Of Building	: 10.5 Meter(s)	Site Address	: SUB PLOT NO.- 11,F.P.NO.- 36,T.P.S.NO.- 19,VILLAGE:- KUDASAN,TA.DIST.- GANDHINAGAR.

Block/Builingd Name : SUB PLOT NO 11
(DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 11 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
Ground Floor	82.86	1	0.00	0
First Floor	78.88	0	0.00	0
Second Floor	78.88	0	0.00	0
Terrace Floor	20.52	0	0.00	0
Total	261.14	1	0.00	0

Development Permission Valid from Date : 14/07/2020

Development Permission Valid till Date : 13/07/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
- 2.The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



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3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

4.The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction for office records only. b. Progress Reports.c. Any other documents / drawing as specified in CGDCR.

5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



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10. Notwithstanding any development permission granted under the act and these regulations, any person undertaking any development work shall continue to be wholly and solely liable for any injury or damage or loss whatsoever that may be caused to any one in or around the area during such construction and no liability whatsoever in this regard shall be cast on the authority or any officer/employee to whom power has been delegated.

11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

14. In the case of change in any POR, the development work permitted under this development permission shall be treated as withheld till the appointment of new POR.

15. If applicable, applicant/owner/developer shall be liable to register the site as per the provisions of 'The Building and Other Construction Workers' Welfare Cess Act, 1996.

16. All the conditions shall be followed by the applicant, owner, developer, POR and in case of any breach/violation, the decision taken by the competent authority shall be abide and binding upon.



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GANDHINAGAR URBAN DEVELOPMENT AUTHORITY (GUDA)

Block No:18, 4th Floor, Udhog Bhavan, Sector-11,
Gandhinagar-382011

(Form NO. D)

For final status of approval, please scan QR code.

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1115BDP20210016	Date	: 15/07/2020
Development Permission No	: 1115BP20210034	ODPS Application No.	: ODPS/2020/003695
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1115ER05062200209	Architect/ Engineer Name	: NISHANT H KARKHANIS
Structure Engineer No.	: 1115SE04112100070	Structure Engineer Name	: NISHANT H KARKHANIS
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNER AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Owner Address	: 15 SWARA HOMES KUDASAN KUDASAN , GANDHINAGAR - 382006		
Applicant/ POA holder's Name	: HITENDRAKUMAR N AMIN & BALDEVBHAI P PRAJAPATI PARTNER AND AUTHORISED PERSON OF SWARA INFRASTRUCTURE		
Applicant/ POA holder's Address	: 15 SWARA HOMES KUDASAN KUDASAN , GANDHINAGAR - 382006		
Administrative Ward	: DEFAULT WARD	Administrative Zone	: DEFAULT ZONE AUTHORITY
District	: GANDHINAGAR	Taluka	: GANDHINAGAR
City/Village	: RAYSAN		



Certificate created on 15/07/2020



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TP Scheme/ Non TP Scheme Number	: 19	TP Scheme/ Non TP Scheme Name	: RAYSAN-RANDESAN-KOBA
Revenue Survey No.	: 7/C	City Survey No.	:
Final Plot No.	: 36	Original Plot No.	: 36
Sub Plot no.	: 12	Tikka No. / Part No.	: N.A
Block No/Tenement No	: N.A	Sector No. / Plot No.	: N.A
Max Height Of Building	: 10.5 Meter(s)	Site Address	: SUB PLOT NO.- 12,F.P.NO.- 36,T.P.S.NO.- 19,VILLAGE:- RAYSAN,TA.DIST.- GANDHINAGAR.

Block/Builingd Name : SUB PLOT NO 12
(DWELLING 2)

Height Of Building : 10.5 Meter(s) No. of floors : 4

Floor/Plot Details for Block - SUB PLOT NO 12 (DWELLING 2)

Floor Number	Built up area of Residential Unit	Total Number of Residential Unit	Built up area of Non-Residential Unit	Total Number of Non-Residential Unit
First Floor	78.88	0	0.00	0
Terrace Floor	20.52	0	0.00	0
Second Floor	78.88	0	0.00	0
Ground Floor	82.86	1	0.00	0
Total	261.14	1	0.00	0

Development Permission Valid from Date : 15/07/2020

Development Permission Valid till Date : 14/07/2021

Note / Conditions :

1. This permission shall be considered to be valid for 12 months and shall have to revalidate the same as per the Comprehensive General Development Control Regulations (CGDCR).
- 2.The permission granted does not absolve the owner from any liabilities or the permission (s) required under any other act.



Certificate created on 15/07/2020



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3.The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of : a.Title, ownership, and easement rights of the Building unit for which the building is proposed;b.The area, dimensions and other properties of the plot which violate the plot validation certificate.c. Correctness of demarcation of the plot on site.d. Workmanship, quality, quantity and soundness of material and structural safety of the proposed building;e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) and (d) above.

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5. Applicant, Developer, Owner and POR are bound to follow the requirements for construction as per regulation no 5 of CGDCR.

6.The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation.In case of any discrepancy / lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled / revoked and the construction / development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action taken by the competent authority.

7. Applicant/owner/ architect/engineer/structure engineer/clerk of works (site supervisor) are sole responsible for any casualty or damage to the surrounding property during the excavation/construction of the cellar, and instead of entire excavation in one stretch, construction of the cellar will have to do by phase wise excavation providing protective support (shoring / strutting) and for the safety of the adjoining properties during excavation/construction, the necessary arrangements will have to be made by the structural engineer/engineer/clerk of work (site supervisor) for continuous supervision and if required urgent additional arrangement will have to be made for the safety. The commencement certificate (rajachitthi) will be suspended / revoked with immediate effect, if the construction / excavation / demolition work is being done without proper precautions to ensure safety.

8. In every water closets or toilet, it shall be mandatory to provide double button cistern (dual flush tank).

9. Approval of drawings and acceptance of any statement, documents, structural report, structural drawings, progress certificate or building completion certificates shall not discharge the owner, engineer, architect, clerk of works/site supervisor, structural designer, developer from their responsibilities, imposed under the act, the development control regulations and the laws of tort and local acts.



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11. In case of any change made by appropriate authority /Town Planning Officer / State Government while preparing / finalising town planning scheme, development plan and local area plan shall be binding to all concerned.

12. Applicant / POR / Developer has to take adequate measures and to ensure that in course of his work, no damage is caused to the work under construction and the adjoining properties, no undue inconvenience is caused to the people in neighbourhood and no nuisance is caused to traffic and neighbouring people by the way of noise, dust, smell, vibration etc. and shall maintain cleanliness and hygienic conditions within and surrounding the site area.

13. Developer / Promoter as per RERA act, shall not carry out any work of promoting / advertising / marketing / booking / offers related to selling of the real estate project of plot/ building/ apartment or any part of thereof, without having registered the real estate project/plot/ building/ apartment or part thereof, with The Real Estate Regulatory Authority (RERA) formed by state government under section 3 of the Real Estate (Regularization and Development) Act, 2016.

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