



Ahmedabad Municipal Corporation

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



Commencement Letter (Rajachitthi)

07 OCT 2017

Case No: BLNTS/WZ/200717/GD/A8876/R0/M1
 Rajachitthi No: 9478/200717/A8876/R0/M1
 Arch/Engg No.: ER0582280720R2
 S.D. No.: SD0338220920R1
 C.W. No.: CW0083020821R3
 Developer Lic. No.: DEV952040722
 Owner Name: SUPAL M. SHAH PARTNER M/S. RIDHAM DEVELOPERS
 Owners Address: 101, AAGAM APPATMENTS, PRITAMNAGAR, ELLISBRIDGE, Ahmedabad Ahmedabad Ahmedabad India
 Occupier Name: SUPAL M. SHAH PARTNER M/S. RIDHAM DEVELOPERS
 Occupier Address: 101, AAGAM APPATMENTS, PRITAMNAGAR, ELLISBRIDGE, Ahmedabad Ahmedabad Ahmedabad Gujarat
 Election Ward: 30 - PALDI
 TPScheme: 3 - ELLIS BRIDGE
 Sub Plot Number: 566
 Site Address: RUJUVALIKA, OPP. NALANDA ENCLAVE, PRITAMNAGAR, ELLISBRIDGE, AHMEDABAD- 380006.
 Height of Building: 24.95 METER

Arch/Engg. Name: MANOJ L.KANANI
 S.D. Name: PATEL RAJESH P.
 C.W. Name: PATEL KETANKUMAR KANUBHAI
 Developer Name: RIDHAM DEVELOPERS

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
First Celler	PARKING	3023.40	0	0
Ground Floor	PARKING	648.38	0	0
Ground Floor	SOCIETY OFFICE	32.00	0	0
Ground Floor	OTHER (METER Room)	14.81	0	0
First Floor	RESIDENTIAL	663.19	4	0
First Floor	SOCIETY OFFICE	32.00	0	0
Second Floor	RESIDENTIAL	663.19	4	0
Third Floor	RESIDENTIAL	663.19	4	0
Fourth Floor	RESIDENTIAL	663.19	4	0
Fifth Floor	RESIDENTIAL	663.19	4	0
Sixth Floor	RESIDENTIAL	663.19	4	0
Seventh Floor	RESIDENTIAL	663.19	3	0
Stair Cabin	STAIR CABIN	55.94	0	0
Lift Room	LIFT	36.53	0	0
Total		8485.39	27	0

Inspector(Civic Center)

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

Rajendra Jadhav
 Dy T.D.O.
 WEST

ARJAV J. SHAH(I/C)
 Dy MC
 WEST

Note / Conditions:

- (1) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENGG./ARCH. WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG./ARCH.
- (2) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42, DT.-13/06/06.
- (3) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER G.D.C.R.-2021 AS PER LETTER NO: GH/V/207 OF 2014/DVP-112013-4777-L, DATED:-20/12/2014 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.
- (4) RAIN WATER STORAGE TANK SHALL BE PROVIDED AS PER GDCR-2021 CLAUSE NO. 27.2.3.
- (5) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT OWNER/APPLICANTS HAVE TO PROVIDE TEMPORARY RESIDENTIAL ACCOMMODATION FOR SKILLED/UNSKILLED CONSTRUCTION LABOURS IN THEIR PREMISES WITH PROPER SANITATION FACILITY. PUBLIC SPACE/ROAD WILL NOT BE ENCHROACHED FOR THE SAME IN ANY CASE AS PER OWNER/ APPLICANTS SUBMIT THE NOTERISED UNDERTAKING FOR THE SAME ON DT.05/10/2017.
- (6) સેલરમાં બોલાવવામાં આવેલા બાંધકામના જાનમાલ કે મલિકનોને કોઈપણ પરચારનું નુકસાન થશે તો તેની સંપૂર્ણ જવાબદારી અરજદાર / માલિક / આરકીટેક્ટ / એન્જીનીયર / સ્ટ્રક્ચર એન્જીનીયર / ફ્લોર એન્ડ વરુસ (સાઈટ સુપરવાઈઝર) ની રહેશે તથા સંપૂર્ણ બોલાવકામ એક સાથે નહીં કરતા, તબક્કાવાર કરી, જરૂરી પરીકેટરીવ સ્પોર્ટ (Shoring / Strutting) ની વ્યવસ્થા કરી બાંધકામ કરવાનું રહેશે તથા બોલાવકામ / બાંધકામ દરમિયાન આજુબાજુની મલિકનોની સલામતી માટે કરવાની જરૂરી વ્યવસ્થાનું સ્ટ્રક્ચર એન્જીનીયર / એન્જીનીયર / ફ્લોર એન્ડ વરુસ (સાઈટ સુપરવાઈઝર) દ્વારા સતત નસીકપાલ કરી જરૂર જણાય તો તાત્કાલિક વધારાની વ્યવસ્થા કરવાની રહેશે, તથા ને અંગે માલિક / અરજદાર / ઉત્તરવરુસ / આરકીટેક્ટ / એન્જીનીયર / સ્ટ્રક્ચર એન્જીનીયર / ફ્લોર એન્ડ વરુસ (સાઈટ સુપરવાઈઝર) દ્વારા સતત નસીકપાલ કરી જરૂર પડે તો તાત્કાલિક મુજબ વરુસવાની થતે તથા સુચને સલામતીના યોગ્ય પગલા લીધા સંવિધ બાંધકામ / બોલાવકામ / ડિમાલિશન ની કમગીરી કરવામાં આવતી જણાય તો તાત્કાલિક અસરથી સ્થગિત / રદ કરવાની કારવાહી કરવામાં આવશે.
- (7) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT.-29/09/2017.
- (8) THIS DEVELOPMENT PERMISSION IS FOR LOW-RISE RESIDENCIAL BUILDING USE IN RESI - 1 ZONE AND OVERLAY ZONE MRTS (AS SHOWN IN PLAN) IS GRANTED LESS THAN 25.00 MT. HEIGHT AS PER ORDER / APPROVAL GIVEN BY DY. MUNI. COMMISSIONER (UD) ON DT. 29/09/2017 SUBJECT TO CONDITION THAT (A) APPOINTMENT OF FIRE CONSULTANT, BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION. (B) NOC OF AIRPORT AUTHORITY FOR THE REQUIRED HEIGHT WILL BE OBTAINED BEFORE COMMENCEMENT OF CONSTRUCTION BEYOND 16.50 M. HEIGHT AS PER THE NOTARISED BOND DT. 05/10/2017. (C) OWNER-APPLICANT WILL BE SOLELY RESPONSIBLE FOR MAINTAINING STRUCTURAL SAFETY OF ADJOINING PROPERTY DURING EXCAVATION/ CONSTRUCTION OF DOUBLE-CELLAR AS PER UNDERTAKING DT. 05/10/2017/2017. AND ALL OTHER TERMS AND CONDITIONS MENTIONED IN ORDER/ APPROVAL WILL BE APPLICABLE AND BINDING TO OWNER/ APPLICANT.
- (9) THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT. 05/10/2017 BY OWNER/ APPLICANT AND DEVELOPERS FOR THE RIGHTS TO DEVELOP AND CONSTRUCTION ON THE SAID LAND BY DEVELOPERS AND IT WILL BE BINDING AND APPLICABLE TO BOTH PARTIES.
- (10) THIS PERMISSION AS PER OPINION GIVEN BY AUDA LETTER NO. 07497, DT. 18/07/2017 FOR LOCAL AREA PLANNING AS PER GDR CL.15.1.A. APPLICANT/OWNER HAS TO OBEY NOTARISED UNDERTAKING SUBMITTED BY THEM DTD. 15/09/2017 FOR THE SAME.
- (11) THIS PERMISSION IS GIVEN ON THE BASIS OF OPINION OF SCHEME IMPLIMENTATION GIVEN BY TOWN DEVELOPMENT INSPECTOR (WZ) ON DT.25/05/2017.
- (12) THIS PERMISSION IS GRANTED AS PER OPINION GIVEN BY DIVISIONAL SUPERINTENDENT (WZ) DTD. 25/05/2017 REGARDING BETTERMENT CHARGE (UNDER T.P. SCHEME).
- (13) THIS PERMISSION IS GIVEN ON THE BASIS OF SITE SITUATION OPINION GIVEN BY ASST.D.O.(WZ) ON DT.07/09/2017.



Ahmedabad Municipal Corporation

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 Block/Tenament No.: BLOCK - B
 Sub Plot Number
 Site Address: RUJUVALIKA, OPP. NALANDA ENCLAVE, PRITAMNAGAR, ELLISBRIDGE, AHMEDABAD- 380006.
 Height of Building: 24.95 METER

સુપાલ મ.શાહ પાર્ટનર ઓફ મ/સ. રિધમ ડેવલપર્સ
 ૧૦૧, આગમ અપાર્ટમેન્ટ્સ, પ્રિતામનાગર, એલિસબ્રિજ, અમદાવાદ અમદાવાદ અમદાવાદ ગુજરાત
 ૦૭/૧૦/૨૦૧૭ના રોજ આપેલ
 સુપરવેઈઝરની સહી

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	PARKING	648.38	0	0
Ground Floor	METER ROOM	14.81	0	0
First Floor	RESIDENTIAL	663.19	4	0
Second Floor	RESIDENTIAL	663.19	4	0
Third Floor	RESIDENTIAL	663.19	4	0
Fourth Floor	RESIDENTIAL	663.19	4	0
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Stair Cabin	STAIR CABIN	55.94	0	0
Lift Room	LIFT	36.53	0	0
Total		5397.99	28	0

Sub Inspector(Civic Center)

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

Rajendra Jadhav
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 WEST

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(6) સેલેશન બોદાલકામ / બોદાલકામ દરમિયાન, આજીવનની જાનમાલ કે મલિયાનોને કોઈપણ પ્રકારનું નુકસાન થયે તો તેની સંપૂર્ણ જવાબદારી અરજદાર / માલિક / આર્કીટેક્ટ / એન્જીનીયર / સુપરવેઈઝર એન્જીનીયર / ક્લાર્ક એન્ડ વરુન્ડ (સાઈટ સુપરવાઈઝર) ની રહેશે તથા સંપૂર્ણ બોદાલકામ એક સાથે નહીં કરતાં, તબક્કાવાર કરી, જરૂરી પ્રોટેક્ટીવ સપોર્ટ (Shoring / Strutting) ની વ્યવસ્થા કરી બોદાલકામ કરવાનું રહેશે તથા બોદાલકામ / બોદાલકામ દરમિયાન આજીવનની મલિયાનોની સલામતી માટે કરવાની જરૂરી વ્યવસ્થાનું સુપરવેઈઝર એન્જીનીયર / એન્જીનીયર / ક્લાર્ક એન્ડ વરુન્ડ (સાઈટ સુપરવાઈઝર) દ્વારા સતત નરીક્ષણ કરી જરૂર જણાય તો તાકાતિ વખતેની વ્યવસ્થા કરવાની રહેશે, તથા ને અંગે માલિક / અરજદાર / સુપરવેઈઝર / આર્કીટેક્ટ / એન્જીનીયર / સુપરવેઈઝર એન્જીનીયર / ક્લાર્ક એન્ડ વરુન્ડ દ્વારા તા. ૦૫/૧૦/૨૦૧૭ના રોજ આપેલ નોટેસિડ બોદાલકામ મુજબ વરુન્ડની યરને તથા સુચને સલામતીના યોગ્ય પગલા લીધા સિવાય બોદાલકામ / બોદાલકામ / કોમિશીયન ની કમમીરી કરવામાં આવતી જણાયે તો તાત્કાલિક અસરથી રજાવદ્દી સુધારતિ / રદ કરવાની કાર્યવાહી કરવામાં આવશે.

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(8) THIS DEVELOPMENT PERMISSION IS FOR LOW-RISE RESIDENTIAL BUILDING USE IN RESI - 1 ZONE AND OVERLAY ZONE MRTS (AS SHOWN IN PLAN) IS GRANTED LESS THAN 25.00 MT. HEIGHT AS PER ORDER / APPROVAL GIVEN BY DY. MUNI. COMMISSIONER (UD) ON DT. 29/09/2017 SUBJECT TO CONDITION THAT (A) APPOINTMENT OF FIRE CONSULTANT, BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION. (B) NOC OF AIRPORT AUTHORITY FOR THE REQUIRED HEIGHT WILL BE OBTAINED BEFORE COMMENCEMENT OF CONSTRUCTION BEYOND 16.50 M. HEIGHT AS PER THE NOTERISED BOND DT. 05/10/2017. (C) OWNER/APPLICANT WILL BE SOLELY RESPONSIBLE FOR MAINTAINING STRUCTURAL SAFETY OF ADJOINING PROPERTY DURING EXCAVATION/ CONSTRUCTION OF DOUBLE-CELLAR AS PER UNDERTAKING DT. 05/10/2017/2017. AND ALL OTHER TERMS AND CONDITIONS MENTIONED IN ORDER/ APPROVAL WILL BE APPLICABLE AND BINDING TO OWNER/ APPLICANT.

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(14) THIS PERMISSION IS GIVEN AS PER THE N.A. PERMISSION VIDE NO:- L.N.D.1929, DT.23/02/1950 MENTION IN GAM NAMUNA NO:- 2 IT IS GIVEN BY REVENUE TALATI, MOJE. KOCHRAV/CHHADAVAD, TA.SABARMATI, DI. AHMEDABAD FOR N.A. PERMISSION ON DT. 16/05/2017, SUBMITTED BY OWNER-APPLICANTS.

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



Commencement Letter (Rajachitthi)

Date: 07 OCT 2017

Case No:	BLNTS/WZ/2007/17/GDR/A8878/R0/M1	Date :	07/01/2018
Rajachitthi No :	9480/200717/A8878/R0/M1	Arch/Engg. Name:	MANOJ L.KANANI
Arch/Engg No. :	ER0582280720R2	S.D. Name:	PATEL RAJESH P.
S.D. No. :	SD0338220920R1	C.W. Name:	PATEL KETANKUMAR KANUBHAI
C.W. No. :	CW0083020821R3	Developer Name:	RIDHAM DEVELOPERS
Developer Llc. No. :	DEV952040722		
Owner Name :	SUPAL M.SHAH PARTNER OF M/S. RIDHAM DEVELOPERS		
Owners Address :	101, AAGAM APPATMENTS, PRITAMNAGAR, ELLISBRIDGE, Ahmedabad Ahmedabad Ahmedabad India		
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Occupier Address :	101, AAGAM APPATMENTS, PRITAMNAGAR, ELLISBRIDGE, Ahmedabad Ahmedabad Ahmedabad Gujarat		
Election Ward:	30 - PALDI	Zone :	WEST
TPScheme	3 - ELLIS BRIDGE	Final Plot No	566
Sub Plot Number		Block/Tenament No.:	BLOCK - C
Site Address:	RUJUVALIKA, OPP. NALANDA ENCLAVE, PRITAMNAGAR, ELLISBRIDGE, AHMEDABAD- 380006.		
Height of Building:	24.95 METER		

સાચા જીવનશૈલીના અભ્યાસો દ્વારા આપણને સ્વચ્છતા અને સ્વસ્થતાની જાણ થાય છે. આપણે જાણીએ છીએ કે સ્વચ્છતા એ છેલ્લા કેટલાક વર્ષોમાં સૌથી વધુ વિકસીત થયેલી છે. આપણે જાણીએ છીએ કે સ્વચ્છતા એ છેલ્લા કેટલાક વર્ષોમાં સૌથી વધુ વિકસીત થયેલી છે.

Height of Building: 24.95 METER		23		
Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	PARKING	656.47	0	0
Ground Floor	METER ROOM	14.81	0	0
First Floor	RESIDENTIAL	664.10	3	0
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Asst. T.D.O./Asst. E.O (Civic Center)

Rajendra Jadhav
Dy T.D.O.
WEST

ARJAV J. SHAH(I/C)
Dy MC
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Note / Conditions:

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

(2) APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 08/08/05

(3) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER G.D.C.R.-2021 AS PER LETTER NO: GH/M/207 OF 2014 DATED 20/12/2014 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT.

(4) RAIN WATER STORAGE TANK SHALL BE PROVIDED AS PER GDCR-2021 CLAUSE NO. 27.2.3.

(5) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT OWNER/APPLICANTS HAVE TO PROVIDE TEMPORARY RESIDENTIAL ACCOMMODATION FOR SKILLED/UNSKILLED CONSTRUCTION LABOURS IN THEIR PREMISES WITH PROPER SANITATION FACILITY. SPACE/ROAD WILL NOT BE ENCHROACHED FOR THE SAME IN ANY CASE AS PER OWNER/APPLICANTS SUPERINTENDING OFFICER'S ORDER DATED 05/10/2017.

[illegible]

(8) THIS DEVELOPMENT PERMISSION IS FOR LOW-RISE RESIDENTIAL BUILDING PERMITTED ON DT:-29/09/2017.

PLAN) IS GRANTED LESS THAN 25.00 MT. HEIGHT AS PER ORDER /APPROVAL GIVEN BY DY. MUNI. COMMISSIONER (UD) ON DT. 29/09/2017. SUBJECT TO CONDITION THAT (A) APPOINTMENT OF FIRE CONSULTANT, BY OWNER/APPLICANT BEFORE APPLYING FOR B.U. PERMISSION. (B) NOC OF AIRPORT AUTHORITY FOR THE REQUIRED HEIGHT WILL BE OBTAINED BEFORE COMMENCEMENT OF CONSTRUCTION BEYOND 16.50 M. HEIGHT AS PER THE NOTARISED BOND DT. 05/10/2017, (C) OWNER-APPLICANT WILL BE SOLELY RESPONSIBLE FOR MAINTAINING THE SAFETY OF ADJOINING PROPERTY DURING EXCAVATION/ CONSTRUCTION OF DOUBLE-CELLAR AS PER THE ORDER DATED 05/10/2017. ALL OTHER TERMS AND CONDITIONS MENTIONED IN ORDER/ APPROVAL.

9) THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT. 05/10/2017 BY OWNER/ APPLICANT. DEVELOPERS FOR THE RIGHTS TO DEVELOP AND CONSTRUCTION ON THE SAID, AND BINDING TO OWNER/ APPLICANT. APPLICABLE TO BOTH PARTIES.

10) THIS PERMISSION AS PER OPINION GIVEN BY AUDA LETTER NO. 07497, DT. 18/07/2017 FOR LOCAL AREA DEVELOPMENT PLAN (LDP) NO. 10, 2017, THE SAID LAND BY DEVELOPERS AND IT WILL BE BINDING AND APPLICANT/OWNER HAS TO OBEY NOTARISED UNDERTAKING SUBMITTED TO THE SAID AUDA.

(11) THIS PERMISSION IS GIVEN ON THE BASIS OF OPINION OF SCHEME IMPLEMENTATION COMMITTEE DATED 25/05/2017.

(12) THIS PERMISSION IS GRANTED AS PER OPINION GIVEN BY DIVISIONAL SUPERINTENDENT AND TOWN DEVELOPMENT INSPECTOR (WZ) ON CHARGE (UNDER T.P. SCHEME).

13) THIS PERMISSION IS GIVEN ON THE BASIS OF SITE SITUATION OPINION OF THE SUPERINTENDENT (WZ) DTD. 25/05/2017 REGARDING BETTERMENT

(14) THIS PERMISSION IS GIVEN AS PER THE N.A. PERMISSION VIDE NO:- 1 N.D. 1222, 75
BY REVENUE TALATI MOJE KOCHRABICHHADAYAS

BY REVENUE TALATI, MOSE, KACHHAB/CHHADAVAL, T. SABARMATI, DI. AHMEDABAD FOR N.A. PERMISSION ON DT. 16/05/2017, SUBMITTED BY