

Ahmedabad Municipal Corporation

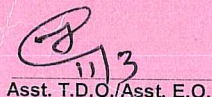
As per Gujarat Town Planning & Urban Development Act, 1976, section 29(1),34,49(1)(B)&
The Bombay Provincial Municipal Corporation Act, 1949, section 253/254

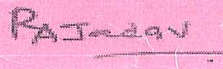
Commencement Letter (Rajachitthi)

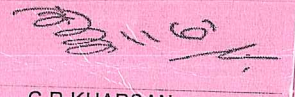
Case No: BLNTI/EZ/280413/P/B6316/R0/M1 Date: 11 MAR 2014
Rajachitthi No.: 34780/280413/B6316/R0/M1
Arch./Engg. No.: ER0582280715R1 Arch./Engg. Name: KANANI MANOJKUMAR LALJIBHAI
S.D. No.: SD0066020816R2 S.D. Name: PATEL KETANKUMAR KANUBHAI
C.W. No.: CW0083230816R2 C.W. Name: PATEL KETANKUMAR KANUBHAI
Owner Name: ISHWARBHAI PARSHOTTAMDAS PATEL PARTNER OF B.NANJI.A.
Address: 2/2,VAKUNTH COMPLEX,B/H CITY CENTRE,, NIKOL, Ahmedabad
Occupier Name: ISHWARBHAI PARSHOTTAMDAS PATEL PARTNER OF B.NANJI.A.
Address: 2/2,VAKUNTH COMPLEX,B/H CITY CENTRE,, NIKOL, Ahmedabad
Election Ward: 64-Ramol-Hathijan Zone: East
TPScheme T.P.S. No: 76(Hathijan-1) Proposed Final (97+101+106)/2+105/1 (R.S. NO:- 177,179,196)
Plot No
Block/Tenament: 0
Sub Plot No: 2
Site Address: NEW INDIA COLONY,MEHMDAVAD ROAD,OPP. GURUKUL,HATHIJAN,AHMEDABAD-382445.
Height of Building: 15.70 METER

Floor Name	Floor Usage	Built up Area (In SQ. MT.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
1st Cellar	Store	719.61	0	0
1st Cellar	Parking	2717.31	0	0
Ground Floor	Commercial	2308.43	0	60
First Floor	Commercial	2308.43	0	43
Second Floor	Commercial	2308.43	0	43
Third Floor	Commercial	2308.43	0	43
Fourth Floor	Commercial	2308.43	0	43
Stair Cabin	Stair Case	238.03	0	0
Lift Room	Lift	173.26	0	0
Total		15390.36	0	232


Sub Inspector
(Civic Center)


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


RAJENDRA JADAY
Dy TDO
East


C.R.KHARSAN
Dy MC
East

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) THE OWNER/DEVELOPER SHALL CARRY OUT RAIN WATER HARVESTING SYSTEM AS SPECIFIED BY AUTHORITY ACCORDING TO LETTER OF URBAN DEV.AND URBAN HOUSING DEPT. GANDHINAGAR DT.PRH/102004/1961/L DT..27/07/04 ANN.X.A.
- (3) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42,DT.-13/06/06.
- (4) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT:- 17/02/2014.
- (5) THIS DEVELOPMENT PERMISSION IS GIVEN AS PER NOTERIZED UNDERTAKING ON DT. 11/03/2014 FOR PARKING DEPOSIT OF HON. HIGH COURT CASE NO. C.A. (FOR STAY) NO. 1256 OF 2013 IN L.P.A. NO. 1397 OF 2013 IN S.C.A. NO. 12467 OF 2013. THE FINAL DECISION /ORDER OF HON. COURT WILL BE APPLICABLE TO OWNER /APPLICANT.
- (6) THE FEE CHARGES FOR ADDITIONAL HEIGHT AND ADDITIONAL BUILTUP AREA SHALL BE PAID BY OWNER/APPLICANT AS PER 25% CHARGES AT THE TIME OF COMMENCEMENT CERTIFICATE AND OTHER 75% CHARGES PAID IN 8 INSTALLMENT IN 2 YEARS AS PER CIRCULAR NO:- 37/2013-14,DATE:- 27/12/2013 AND OWNER/ APPLICANT HAS TO OBEY THE TERMS AND CONDITION AS PER AFFIDAVIT GIVEN BY FOR THE SAME DATED:- 08/03/2014.
- (7) THE ADVANCE POSSESSION OF LAND DEDUCTED FROM ORIGINAL PLOT (O.P) FOR PUBLIC PURPOSE,ROAD, AND FOR PRIVATE ALLOTMENT HAS BEEN HANDED OVER TO A.M.C. AS PER RECONSTITUTION PROPOSAL UNDER DRAFT T.P. SCHEME ACCORDING TO CIRCULAR NO. 1/07-09-2006 OF CHIEF CITY PLANNER AS PER THE NOTE/LETTER OF A.E.O. (S/Z) DATED:-25/02/2011,28/02/2011 AND ASSI.T.D.O.(E/Z) DATED:- 18/03/2013.
- (8) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELAVENT TERMS AND CONDITIONS SPECIFIED IN OPINION GIVEN BY ASST. CITY PLANNER.VIDE THEIR LETTER NO:- C.P.D./A.M.C/GEN./881, DATED:- 04/02/2011 WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
- (9) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELAVENT TERMS AND CONDITIONS SPECIFIED IN OPINION GIVEN BY T.P.O. UNIT-13,DATE:- 12/10/2010, REF. NO:-T.P.S/NO:- 76/HATHIJAN-1/CASE NO.-97/2/275,276 AND SUBJECT TO CONDITION THAT OWNER HAS TO OBEY TO THE BOND (IN CONTEXT TO T.P.O. OPINION) GIVEN BY APPLICANT.
- (10) ALL RELAVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION GIVEN BY COLLECTOR AHMEDABAD VIDE LETTER NO:- EST/NA/TABIKHE/TATKAAL/K-67/SR-148/2011, DATED:- 11/01/2012, CB/LAND-2/NA/SR:-659/2009, DATED:- 20/07/2010, N.A./UNIT-1/HATHIJAN/CASE NO:- 86/2010-11, DATED:- 09/06/2011 WILL BE APPLICABLE & BINDING TO OWNER-APPLICANTS.
- (11) THIS DEVELOPMENT PERMISSION IN MULTI PURPOSE ZONE CONSIDER AS RESIDENCE ZONE AND 1 IS GRANTED AS PER THE ORDER GIVEN MUNI. COMMISSIONER ON DATED:- 01/11/2011 AND 29/03/2013 ON THE BASIS OF AUDA PROPOSAL WITH SUBJECT TO CONDITION THAT FINAL DECISION OF STATE GOVT. IN THIS REGARD WILL BE APPLICABLE AND BINDING TO THE OWNER-APPLICANTS HAVE SUBMITTED NOTARISED UNDERTAKING FOR THE SAME DATE:-28/6/2011 AND OPINION GIVEN BY ASST.T.D.O.(CITY PLANNING) WITH REF.NO. CPD/AMC/850,DT.28/6/2011 AND REF. NO:- CPD/AMC/ 2296/DATE:- 03/11/2012 ON DATED:- 03/04/2013.
- (12) OWNER-APPLICANT WILL BE SOLELY RESPONSIBLE FOR MAINTAINING STRUCTURAL SAFETY OF ADJOINING PROPERTY DURING EXCAVATION/CONSTRUCTION OF CELLAR AS PER UNDERTAKING DATED:- 27/01/2014 SUBMITTED BY THEM.

