



MAHESANA AREA DEVELOPMENT AUTHORITY

Opp. Dal Mill Near A Division Police Station, Mahesana

(Form NO. D)

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.	: 1014BDP21220098	Date	: 18/06/2021
Development Permission No	: 1014BP21220074	ODPS Application No.	: ODPS/2021/020763
Application Type	: DEVELOPMENT PERMISSION	Case Type	: REVISION
Architect/Engineer No.	: 1014ER29062300067	Architect/ Engineer Name	: PATEL DIVYESH RAMESHBHAI
Structure Engineer No.	: N.A	Structure Engineer Name	: N.A
Supervisor No.	: N.A	Supervisor 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	: DINESHCHANDRA MAFATLAL SHAH AND OTHERS		
Owner Address	: SHANTINATH SOCIETY, NEAR SHANTINATH FLAT, DERASAR, OLD DHARAMCINEMA ROAD, MEHSANA MAHESANA MEHSANA MEHSANA MEHSANA MEHSANA, MEHSANA - 384001		
Applicant/ POA holder's Name	: DINESHCHANDRA MAFATLAL SHAH AND OTHERS		

Signature Not Verified

Digitally signed by
ALPESHKUMAR
NAVINCHANDRA PATEL
Date: 2021.07.23 17:45:59 IST
Reason:
Location:

CHIEF OFFICER

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Applicant/ POA holder's Address : SHANTINATH SOCIETY,NEARSHANTINATHFLAT,DERASAR,OLD DHARAMCINEMA ROAD,MEHSANA MAHESANA MEHSANA MEHSANA MEHSANA MEHSANA , MEHSANA - 384001

Administrative Ward : DEFAULT WARD **Administrative Zone** : DEFAULT ZONE AUTHORITY

District : MEHSANA **Taluka** : MEHSANA

City/Village : MAHESANA

TP Scheme/ Non TP Scheme Number : 0 **TP Scheme/ Non TP Scheme Name** : 0

Revenue Survey No. : R.S NO - 12/004,OLD R.S NO-1770 **City Survey No.** : 0

Final Plot No. : N.A **Original Plot No.** : N.A

Sub Plot no. : 0 **Tikka No. / Part No.** : 0

Block No/Tenement No : 0 **Sector No. / Plot No.** : 0

Site Address : R.S NO - 12/004,OLD R.S NO-1770 AT :-MEHSANA , TA , DIST- M

Block/Building Name : BLOCK (CDE) **No. of Same Buildings** : 1

Height Of Building : 25 Meter(s) **No. of floors** : 9

Proposed/Existing Floor/Plot Details for Block - BLOCK (CDE)

Floor Number	Floor Usage	Built up Area	Total Number of Residential Unit	Total Number of Non-Residential Unit
Ground Floor	Residential & Mercantile	1098.11	5	6
First Floor	Residential	843.04	12	0
Second Floor	Residential	807.09	12	0
Third Floor	Residential	807.09	12	0
Fourth Floor	Residential	807.09	12	0

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Fifth Floor	Residential	807.09	12	0
Sixth Floor	Residential	807.09	12	0
Seventh Floor	Residential	637.13	8	0
Terrace Floor		52.75	0	0
Total		6666.48	85	6
Final Total for Building BLOCK (CDE)		6666.48		

Block/Building Name : BLOCK (FG) No. of Same Buildings : 1
Height Of Building : 25 Meter(s) No. of floors : 9

Proposed/Existing Floor/Plot Details for Block - BLOCK (FG)				
Floor Number	Floor Usage	Built up Area	Total Number of Residential Unit	Total Number of Non-Residential Unit
Ground Floor	Residential	762.15	3	0
First Floor	Residential	554.29	8	0
Second Floor	Residential	538.63	8	0
Third Floor	Residential	538.63	8	0
Fourth Floor	Residential	538.63	8	0
Fifth Floor	Residential	538.63	8	0
Sixth Floor	Residential	538.63	8	0
Seventh Floor	Residential	327.02	4	0
Terrace Floor		35.31	0	0
Total		4371.92	55	0
Final Total for Building BLOCK (FG)		4371.92		

Block/Building Name : BLOCK (AB) No. of Same Buildings : 1
Height Of Building : 25 Meter(s) No. of floors : 9

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Proposed/Existing Floor/Plot Details for Block - BLOCK (AB)

Floor Number	Floor Usage	Built up Area	Total Number of Residential Unit	Total Number of Non-Residential Unit
Ground Floor	Mercantile	583.18	0	10
First Floor	Residential	554.29	8	0
Second Floor	Residential	538.62	8	0
Third Floor	Residential	538.62	8	0
Fourth Floor	Residential	538.62	8	0
Fifth Floor	Residential	538.62	8	0
Sixth Floor	Residential	538.62	8	0
Seventh Floor	Residential	326.58	4	0
Terrace Floor		35.31	0	0
Total		4192.46	52	10
Final Total for Building BLOCK (AB)		4192.46		

Block/Building Name : CLUB (HOUSE) No. of Same Buildings : 1

Height Of Building : 7.3 Meter(s) No. of floors : 3

Proposed/Existing Floor/Plot Details for Block - CLUB (HOUSE)

Floor Number	Floor Usage	Built up Area	Total Number of Residential Unit	Total Number of Non-Residential Unit
Ground Floor	Residential	141.6	1	0
First Floor	Residential	138.74	0	0
Terrace Floor		11.11	0	0
Total		291.45	1	0
Final Total for Building CLUB (HOUSE)		291.45		

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Development Permission Valid from Date : 23/07/2021

Development Permission Valid till Date : 22/07/2022

Note / Conditions :

1. The permission granted does not absolve the owner from any the liabilities or the permissions required under any other act.,
2. 6) It is mandatory to obtain a Fire Pre-NOC from the Competent Authority before Start Construction If Applicable 7) It is mandatory to obtain a Airport Noc from the Competent Authority before Start Construction If Applicable,
3. This permission shall be considered to be valid and shall be valid for 12 months.,
4. a. Title, ownership, and easement rights of the Building unit for which the building is proposed;,,
5. b. The area, dimensions and other properties of the plot which violate the plot validation certificate.,
6. c. Correctness of demarcation of the plot on site.,
7. d. Workmanship, soundness of material and structural safety of the proposed building;,,
8. 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.,
9. The applicant, as specified in CGDCR, shall submit: a. Structural drawings and related reports, before the commencement of the construction, b. Progress reports.,
10. Follow the requirements for construction as per regulation no 5 of CGDCR.,
11. 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,
12. 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 for damages on account of any action by the competent authority.,

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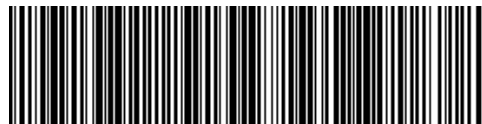
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13. It is mandatory to obtain a Building Use Permission from the Competent Authority prior to occupancy or use being made of any building.,

14. Applicant shall have to make provision for rain water harvesting system, tree plantation in the plot as per the provision of common general development control regulation (CGDCR-2017) & notification declared by government from time to time.,

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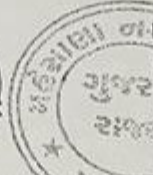
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PHONE : (02762)
Office : 254568/253375
Garage : 221345
Water Works : 221277
Tax-Account : 236992



PHONE : (02762)
President Offi. : 220969
Fire Office : 223283/223284
Civil Dept. : 251057
Fax No : 251039

Email : np_mahesana@yahoo.co.in / Email : mahesanamunicipality@gmail.com

MAHESANA MUNICIPALITY, MAHESANA

મહેસાણા નગરપાલિકા, મહેસાણા

No. : જા.નં./ટી.પી./ ૨૦૪૯ / ૨૦૨૧-૨૦૨૨

Date : તા.૧૧/૦૮/૨૦૨૧

પ્રતિ,
શાહ દિનેશચંદ્ર મફતાલાલ
રહે, એફ/૧૧, શ્રાધ્ધા કોમ્પ્લેક્સ
નગર પાલિકામ સામે
મહેસાણા

વિષય:-રે.સ.નં.૧૨/૦૦૪ જુનો રે.સ.નં.૧૭૭૦ માં બાંધકામ પરવાનગી બાબત
સદર્ભ:-આપની અરજી તા.૦૮/૮/૨૦૨૧

શ્રીમાન.

ઉપરોક્ત વિષય તથા સદર્ભ તળેના પત્ર અન્વયે જણાવવાનું કે, મહેસાણા નગર પાલિકાની હદમાં આવેલ રે.સ.નં.૧૨/૦૦૪ જુનો રે.સ.નં.૧૭૭૦ વાળી જમીનમાં ઓનલાઇન બાંધકામ Building Permission Number 1014BDP21220098 તા.૧૮/૦૬/૨૦૨૧ થી બાંધકામ પરવાનગી મેળવેલ છે. પરંતુ ડી ફોર્મ ઓનલાઇન બાંધકામ પરવાનગીમાં બ્લોક નં.એફ.જી. માં ગ્રાઉન્ડ ફ્લોરમાં યુનિટ તથા ક્ષેત્રફળ આવેલ નથી. તો નીચે મુજબ પત્રમાં સુધારો કરવામાં આવે છે.

ફ્લોર નામ	વપરાશ	Built-up(sq.mt)	રહેણાંક ફ્લોર
ગ્રાઉન્ડ ફ્લોર	રહેણાંક	૭૬૨.૧૫	૪
ફર્સ્ટ ફ્લોર	રહેણાંક	૫૫૪.૨૯	૮
સેકન્ડ ફ્લોર	રહેણાંક	૫૩૮.૬૩	૮
થર્ડ ફ્લોર	રહેણાંક	૫૩૮.૬૩	૮
ફોર્થ ફ્લોર	રહેણાંક	૫૩૮.૬૩	૮
ફિફ્થ ફ્લોર	રહેણાંક	૫૩૮.૬૩	૮
સિક્સથ ફ્લોર	રહેણાંક	૫૩૮.૬૩	૮
સેવનથ ફ્લોર	રહેણાંક	૩૨૭.૦૨	૪
ટેરેસ ફ્લોર		૩૫.૩૧	-

મુખ્ય અધિકારી
મહેસાણા નગર પાલિકા