



Ahmedabad Municipal Corporation

As per Gujarat Town Planning & Urban Development Act, 1970, Section 28(1) & 34(1)(B) & The Bombay Provincial Municipal Corporation Act, 1948, Section 283(2)(a)

Commencement Letter (Rajachitthi)

Case No: BLNTS/SZ/200214/GDR/A1367/R/M2
 Rajachitthi No: 5648/200214/A1367/R/M2
 Arch./Engg. No.: AR0182020817
 S.D. No.: SD0374170717
 C.W. No.: CW0445121119R1
 Developer Lic. No.: DEV435160820
 Owner Name: F.S. DEVELOPERS PARTNER MOHAMMAD FAROOQ ZIKARHAI MEKON
 Owners Address: 45/02, F/F, TEHJIR CORPORATION, OPP. JANPATH HOTEL, SARKHEJ-SANAND ROAD, Ahmedabad
 Occupier Name: F.S. DEVELOPERS PARTNER MOHAMMAD FAROOQ ZIKARHAI MEKON
 Occupier Address: 45/02, F/F, TEHJIR CORPORATION, OPP. JANPATH HOTEL, SARKHEJ-SANAND ROAD, Ahmedabad
 Election Ward: 60-LAMBHA
 TPScheme: 85 - VATVA - 5
 Sub Plot Number:
 Site Address: NR. MARJAN FLAT, VATVA CANAL ROAD, VATVA, AHMEDABAD-382445
 Height of Building: 24.45 METER

Date: 8 MAR 2016

Floor Number	Usage	Built Up Area (In Sq. mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	PARKING	897.31	0	0
First Floor	RESIDENTIAL	897.31	12	0
Second Floor	RESIDENTIAL	897.31	12	0
Third Floor	RESIDENTIAL	897.31	12	0
Fourth Floor	RESIDENTIAL	897.31	12	0
Fifth Floor	RESIDENTIAL	897.31	12	0
Sixth Floor	RESIDENTIAL	897.31	12	0
Seventh Floor	RESIDENTIAL	897.31	12	0
Stair Cabin	STAIR CABIN	93.01	0	0
Lift Room	LIFT	88.77	0	0
Total		7340.28	84	0

18/03/2016

18/3

RAJADAN

11/6

Sub Inspector (Civic Center)

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

Rajendra Jadhav
 Dy T.D.O.
 South

C.R. Kharkhan
 Dy MC
 South

Note / Conditions:

- (1) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENCL. ARCH. WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENCL. ARCH.
- (2) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO. 42/1306/06.
- (3) THE OWNER/DEVELOPER SHALL CARRY OUT RAIN WATER HARVESTING SYSTEM AS WELL AS RAIN WATER DISPOSAL AS PER G.D.C.R. CLAUSE NO- 27.2.
- (4) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER G.D.C.R.-2021 AS PER LETTER NO. GHV/207 OF 2014 DVP-112013-4774-L, DATED: 20/12/2014 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.
- (5) RAIN WATER STORAGE TANK SHALL BE PROVIDED AS PER GDCR-2021 CLAUSE NO. 27.2.3.
- (6) THIS DEVELOPMENT PERMISSION IS GIVEN ON THE CONDITION THAT OWNER/APPLICANTS HAVE TO PROVIDE TEMPORARY RESIDENTIAL ACCOMMODATION FOR SKILLED/UNSKILLED CONSTRUCTION LABOURERS IN THEIR PREMISES WITH PROPER SANITATION FACILITY. PUBLIC SPACE/ROAD WILL NOT BE ENCHROACHED FOR THE SAME IN ANY CASE AS PER OWNER/APPLICANTS SUBMIT THE NOTARISED UNDERTAKING FOR THE SAME ON DT. 13/01/2016.
- (7) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT. 26/12/2015.
- (8) THIS DEVELOPMENT PERMISSION FOR RESIDENCE BUILDING (AFFORDABLE HOUSING) IS GIVEN 25.00 MT. HEIGHT AS PER ORDER (APPROVAL GIVEN BY DY. MUNI. COMMISSIONER (U.D.) DT. 28/12/2015) SUBJECT TO CONDITION THAT (A) APPOINTMENT OF FIRE CONSULTANT AND FIRE MEN BY OWNER/ APPLICANT BEFORE APPLYING FOR B.U. PERMISSION (B) AIR PORT N.O.C. WILL BE PRODUCED BY OWNER/APPLICANT BEFORE DEVELOPMENT COMPLET 18.50 MT. HEIGHT AS NOTARISED UNDERTAKING DT. 13/01/2016 (C) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN OPINION GIVEN BY FIRE DEPT. DT. 13/02/2014.
- (9) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS SPECIFIED IN OPINION GIVEN BY T.P.O. UNIT-12 DTD - 30/10/2013, REF. NO. - T.P. S.NO. - 85/VATVA-5/CASE NO-11/1984 AND SUBJECT TO CONDITION THAT OWNER HAS TO OBEY TO THE BOND (IN CONTEXT TO T.P.O. OPINION) GIVEN BY APPLICANT.
- (10) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS SPECIFIED IN OPINION GIVEN BY CHIEF CITY PLANNER VIDE THEIR LETTER NO. - C.P.D./A.M.C./ 547, DATE - 08/05/2013, DATED - 25/11/2013. WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
- (11) 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 ASSIE O. (S.2) DTD-26/12/2013.
- (12) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION GIVEN BY COLLECTOR AHMEDABAD VIDE LETTER NO. - CBCT/NA/SR-911/2013, DATE - 16/12/2013 WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANTS.
- (13) THIS PERMISSION IS SUBJECTED TO OTHER TERMS /CONDITION SPECIFIED IN BOND GIVEN BY APPLICANT FOR DEVELOPMENT DRAFT T.P. SCHEME AREA ON DATED - 13/01/2016.
- (14) ALL EXISTING STRUCTURES SHOWN IN YELLOW COLOUR IN PLAN AS TO BE REMOVED IN PLAN WILL BE REMOVED BY THE OWNER APPLICANTS AT THEIR OWN COST AND RISK BEFORE APPLYING FOR B.U. PERMISSION AS PER NOTARISED UNDERTAKING GIVEN BY OWNER/APPLICANT ON DTD - 21/12/2015.
- (15) THE DEVELOPMENT PERMISSION IS GRANTED ON THE CONDITION THAT THE APPLICANT SHALL OBEY ALL THE TERMS AND CONDITIONS SPECIFIED IN THE BOND AND AFFIDAVIT PRODUCED BY THE APPLICANT AND ENCL. ARCH. ON DT. 13/01/2016.
- (16) THE DEVELOPMENT PERMISSION IS GRANTED ON THE CONDITION THAT THE APPLICANT SHALL OBEY ALL THE TERMS AND CONDITIONS SPECIFIED IN THE BOND AND AFFIDAVIT PRODUCED BY THE APPLICANT AND ENCL. ARCH. ON DT. 13/01/2016.

For Other Terms & Conditions See Overlay





Ahmedabad Municipal Corporation

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

Commencement Letter (Rajachitthi)

Date: 8 MAR 2016

Case No: BLNTS/SZ/200214/GDR/A1367/R0/M2
 Rajachitthi No: BR48/200214/A1367/R0/M2
 Arch/Engg No: AR0182020817
 S.D. No: SD0374170717
 G.W. No: CW0445121119R1
 Developer Lic. No: DEV485160820
 Owner Name: F.S. DEVELOPERS PARTNER MOHAMMAD FAROOQ ZIKARBHAI MEMON
 Owners Address: 45/02, F/F, TEHJIR CORPORATION, OPP. JANPATH HOTEL, SARKHEJ-SANAND ROAD, Ahmedabad
 Occupier Name: F.S. DEVELOPERS PARTNER MOHAMMAD FAROOQ ZIKARBHAI MEMON
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 Sub Plot Number: NR. MARJAN FLAT, VATVA CANAL ROAD, VATVA, AHMEDABAD-382445
 Site Address: NR. MARJAN FLAT, VATVA CANAL ROAD, VATVA, AHMEDABAD-382445
 Height of Building: 24.45 METER

Arch/Engg Name: M.K. NOORANI
 S.D. Name: PARAG M. SHAH
 G.W. Name: PATHAN NASIRKHAAN A.
 Developer Name: ALTAIR INFRASPACE PVT LTD

Zone: South
 Proposed Final Plot No: 110 (R.S. NO - 1510)
 Block/Tenament No.: BLOCK - A

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	PARKING	897.31	0	0
First Floor	RESIDENTIAL	897.31	12	0
Second Floor	RESIDENTIAL	897.31	12	0
Third Floor	RESIDENTIAL	897.31	12	0
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Fifth Floor	RESIDENTIAL	897.31	12	0
Sixth Floor	RESIDENTIAL	897.31	12	0
Seventh Floor	RESIDENTIAL	897.31	12	0
Stair Cabin	STAIR CABIN	95.01	0	0
Lift Room	LIFT	66.77	0	0
Total		7340.26	84	0

17/03/2016

18/3

RAJADAV

21/6

Sub Inspector (Civic Center)

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

Rajendra Jadhav
Dy T.D.O.
South

C.R. Kharsan
Dy MC
South

Note / Conditions:

- (1) THIS DEVELOPMENT PERMISSION IS GRANTED WITH CONDITION THAT APPLICANT AND ENGG./ARCH. WILL OBEY AS PER ALL BONDS AND AFFIDAVITS PRODUCED BY APPLICANT AND ENGG./ARCH.
- (2) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42/DT-1306/05.
- (3) THE OWNER/DEVELOPER SHALL CARRY OUT RAIN WATER HARVESTING SYSTEM AS WELL AS RAIN WATER DISPOSAL AS PER GDCR-2021 CLAUSE NO- 27.2.
- (4) THIS DEVELOPMENT PERMISSION IS GRANTED UNDER G.D.C.R.-2021 AS PER LETTER NO: GHV/207 OF 2014/DVP-112013-4777-L, DATED-20/12/2014 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.
- (5) RAIN WATER STORAGE TANK SHALL BE PROVIDED AS PER GDCR-2021 CLAUSE NO. 27.2.3.
- (6) 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 NOTARISED UNDERTAKING FOR THE SAME ON DT 13/01/2016.
- (7) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT- 28/12/2015.
- (8) THIS DEVELOPMENT PERMISSION FOR RESIDENCE BUILDING (AFFORDABLE HOUSING) IS GIVEN 23.00 MT. HEIGHT AS PER ORDER APPROVAL GIVEN BY DY. MUNI. COMMISSIONER (U.D.) DT 28/12/2015 SUBJECT TO CONDITION THAT (A) APPOINTMENT OF FIRE CONSULTANT AND FIRE MEN BY OWNER/ APPLICANT BEFORE APPLYING FOR B.U. PERMISSION (B) AIR PORT N.O.C. WILL BE PRODUCED BY OWNER/APPLICANT BEFORE DEVELOPMENT COMPLET 16.50 MT. HEIGHT AS NOTARISED UNDERTAKING DT 13/01/2016 (C) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN OPINION GIVEN BY FIRE DEPT. DT. 13/02/2014.
- (9) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS SPECIFIED IN OPINION GIVEN BY T.P.O. GWT-12, DTD. 30/05/2013, REF. NO. T.P.SND. 85/VATVA-S/Case NO-111/M4 AND SUBJECT TO CONDITION THAT OWNER HAS TO OBEY TO THE BOND ON CONTEXT TO T.P.O. OPINION, GIVEN BY APPLICANT.
- (10) THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELEVANT TERMS AND CONDITIONS SPECIFIED IN OPINION GIVEN BY CHIEF CITY PLANNER VIDE THEIR LETTER NO- C.P.D./A.M.C./547, DATE- 08/05/2013, DATED- 25/11/2013. WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
- (11) THE ADVANCE POSSESSION OF LAND DEDUCTED FROM ORIGINAL PLOT (O.P.) FOR PUBLIC PURPOSE, ROAD AND FOR PRIVATE ALLOTMENT HAS BEEN HANDLED OVER TO A.M.C. AS PER RECONSTITUTION PROPOSAL UNDER DRAFT T.P. SCHEME ACCORDING TO CIRCULAR NO. 147/28-2008 OF CHIEF CITY PLANNER AS PER THE NOTE/LETTER OF ASS' E.D. (S.Z.) DTD- 28/12/2013.
- (12) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN N.A. PERMISSION GIVEN BY COLLECTOR AHMEDABAD VIDE LETTER NO- DCT/SH/2014/12013, DATE- 18/12/2013 WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANTS.
- (13) THIS PERMISSION IS SUBJECT TO OTHER TERMS /CONDITION SPECIFIED IN BOND GIVEN BY APPLICANT FOR DEVELOPMENT DRAFT T.P. SCHEME AREA ON DATED- 13/01/2016.
- (14) ALL EXISTING STRUCTURES SHOWN IN YELLOW COLOUR IN PLAN AS TO BE REMOVED IN PLAN WILL BE REMOVED BY THE OWNER/ APPLICANTS AT THEIR OWN COST AND RISK BEFORE APPLYING FOR B.U. PERMISSION AS PER NOTARISED UNDERTAKING GIVEN BY OWNER/APPLICANT ON DTD- 23/12/2015.
- (15) THE DEVELOPMENT PERMISSION IS GRANTED ON THE CONDITION THAT THE APPLICANT SHALL OBEY ALL THE RULES AND REGULATIONS OF THE AHMEDABAD MUNICIPAL CORPORATION.
- (16) THE DEVELOPMENT PERMISSION IS GRANTED ON THE CONDITION THAT THE APPLICANT SHALL OBEY ALL THE RULES AND REGULATIONS OF THE AHMEDABAD MUNICIPAL CORPORATION.