



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)

09 MAR 2017

Case No: BLNT/EZ/031216/GDR/A7666/R0/M1
 Rajachitthi No: 8050/031216/A7666/R0/M1
 Arch./Engg No.: ER0554051019R2
 S.D. No.: SD0404220518
 C.W. No.: CW0665210720
 Developer Lic. No.: DEV820121021
 Owner Name: GOVINDBHAI MADHUBHAI PIPALIYA PARTNER OF SHYAM INFRA
 Owners Address: 115, MAYUR PARK, OPP. MANHAR NAGAR, KHODIYAR NAGAR, BAPUNAGAR, Ahmedabad Ahmedabad
 Occupier Name: GOVINDBHAI MADHUBHAI PIPALIYA PARTNER OF SHYAM INFRA
 Occupier Address: 115, MAYUR PARK, OPP. MANHAR NAGAR, KHODIYAR NAGAR, BAPUNAGAR, Ahmedabad Ahmedabad
 Election Ward: 52-VASTRAL
 TPScheme: 113 - Vastral
 Sub Plot Number:
 Site Address: SHREE RADHE KRISHNA HERITAGE, SARAL SAFFIER BUNGLOWS, NR. RELIENCE PETROL PUMP, VASTRAL, AHMEDABAD-381418
 Height of Building: 24.71 METER

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	PARKING	409.39	0	0
Ground Floor	COMMERCIAL	142.36	0	4
First Floor	RESIDENTIAL	539.89	8	0
Second Floor	RESIDENTIAL	539.89	8	0
Third Floor	RESIDENTIAL	539.89	8	0
Fourth Floor	RESIDENTIAL	539.89	8	0
Fifth Floor	RESIDENTIAL	539.89	8	0
Sixth Floor	RESIDENTIAL	539.89	8	0
Seventh Floor	RESIDENTIAL	539.89	8	0
Stair Cabin	STAIR CABIN	85.41	0	0
Lift Room	LIFT	52.71	0	0
Total		4469.1	56	4

Sub Inspector(Civic Center) 9/3/17 Asst. T.D.O./Asst. E.O (Civic Center) 9/3/17 R.K. Tadv Dy T.D.O. East J.S. PRAJAPATI 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) THIS APPROVAL IS GIVEN ACCORDING TO MUNICIPAL COMMISSIONER OFFICE ORDER DATED 02/03/05 AND OFFICE ORDER NO-42, DT.-13/06/05.
- (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 PROVIDE 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 ACCOMODATION 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.03/03/2017.
- (6) THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT:-22/02/2017.
- (7) THIS PERMISSION FOR RESIDENTIAL AND COMMERCIAL MIX BUILDING USE IN RESI B-ZONE AND OVERLAY ZONE RAH (AS SHOWN IN PLAN) IS GRANTED LESS THAN 25.00 MT. HEIGHT AS PER ORDER /APPROVAL GIVEN BY DY. MUNI. COMMISSIONER (U.D.) DT.16/12/2016, SUBJECT TO CONDITION THAT (A) APPOINTMENT OF FIRE CONSULTANT, FIRE MEN AND FIRE N.O.C. PRODUCE BY OWNER/ APPLICANT BEFORE APPLYING FOR B.U. PERMISSION, (B) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN AIRPORT N.O.C. GIVEN BY AIRPORT AUTHORITY OF INDIA VIDE LET. NO:- AA/AH/ATCO-51/1934/27115, DT. 10/10/2016, WILL BE APPLICABLE AND BINDING TO THE OWNER-APPLICANT, (C) ALL RELEVANT TERMS AND CONDITIONS MENTIONED IN OPINION GIVEN BY FIRE DEPT. NO.228, DT. 19/10/2016 WILL BE APPLICABLE AND BINDING TO OWNER/ APPLICANT. AND ALL OTHER TERMS AND CONDITIONS MENTIONED IN ORDER/ APPROVAL WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.
- (8) THIS DEVELOPMENT PERMISSION IS GIVEN AS PER NOTERIZED UNDERTAKING ON DT. 03/03/2017 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.
- (9) THE DEVELOPMENT PERMISSION IS GIVEN ON THE BASIS OF NOTERISED UNDERTAKING ON DT. 03/03/2017 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 IS GIVEN ON THE BASIS OF OPINION OF SCHEME IMPLIMENTATION GIVEN BY TOWN DEVELOPMENT INSPECTOR (EZ) DT. 30/05/2016.
- (11) THE FEE CHARGES FOR ADDITIONAL F.S.I. FEE SHALL BE PAID BY OWNER/ APPLICANT AS PER 50 PERCENTAGE CHARGES AT THE TIME OF COMMENCEMENT CERTIFICATE AND OTHER 50 PERCENTAGE CHARGES PAID IN 4 INSTALLMENT IN 1 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:- 06/03/2017.
- (12) THIS DEVELOPMENT PERMISSION FOR ELECTRIC SUB STATION (AS SHOWN IN PLAN) IS GRANTED AS PER RECOMMENDATION GIVEN BY TORRENT POWER LTD. FOR LOCATION AND DESIGN.
- (13) THIS PERMISSION IS GIVEN AS PER N.A. PERMISSION GIVEN BY COLLECTOR (AHMEDABAD) VIDE LETTER NO. ACB/TNC-2/N.A./TATKAL/K-65/S.R.21/2016, DT. 05/09/2016 APPLICANT HAS TO OBEY THE TERMS AND CONDITION MENTION IN N.A. PERMISSION.



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)

સરકારી આદેશ મુજબ એક બેસ. ના નક્કી થયેલ

09 MAR 2017

Case No: BLNTS/EZ/031216/GDR/A7668/R0/M1

Rajachitthi No: 8052/031216/A7668/R0/M1

Arch./Engg No.: ER0554051019R2

S.D. No.: SD040422051B

C.W. No.: CW0665210720

Developer Lic. No.: DEV620121021

Owner Name: GOVINDBHAI MADHUBHAI PIPALIYA PARTNER OF SHYAM INFRA

Owners Address: 115, MAYUR PARK, OPP. MANHAR NAGAR, KHODIYAR NAGAR, BAPUNAGAR, Ahmedabad Ahmedabad

Occupier Name: GOVINDBHAI MADHUBHAI PIPALIYA PARTNER OF SHYAM INFRA

Occupier Address: 115, MAYUR PARK, OPP. MANHAR NAGAR, KHODIYAR NAGAR, BAPUNAGAR, Ahmedabad Ahmedabad

Election Ward: 52-VASTRAL

TPScheme: 113 - Vastral

Sub Plot Number

Site Address: SHREE RADHE KRISHNA HERITAGE, NR. SARAL SAFFIER BUNGLOWS, NR. RELIENCE PETROL PUMP, VASTRAL, AHMEDABAD-381418

Height of Building: 24.71 METER

Arch./Engg. Name: PATEL JIGNESHKUMAR MANUBHAI

S.D. Name: SHAH VALAYKUMAR P.

C.W. Name: NAKRANI CHIRAGKUMAR PRAGJIBHAI

Developer Name: SHYAM INFRA

Zone: East

Final Plot No: 156 (R.S.NO. 1166)

Block/Tenament No.: BLOCK - D+ E AND BLOCK - I (SOC. OFF.)

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	PARKING	615.76	0	0
Ground Floor	SOCIETY OFFICE	29.93	0	0
First Floor	SOCIETY OFFICE	29.93	0	0
First Floor	RESIDENTIAL	615.76	12	0
Second Floor	RESIDENTIAL	615.76	12	0
Third Floor	RESIDENTIAL	615.76	12	0
Fourth Floor	RESIDENTIAL	615.76	12	0
Fifth Floor	RESIDENTIAL	615.76	12	0
Sixth Floor	RESIDENTIAL	615.76	12	0
Seventh Floor	RESIDENTIAL	615.76	12	0
Stair Cabin	STAIR CABIN	73.02	0	0
Lift Room	LIFT	51.40	0	0
Total		5110.36	84	0

Sub Inspector(Civic Center)

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

R.K. Tadv
Dy T.D.O.
East

J.S. PRAJAPATI
Dy MC
East

Note / Conditions:

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Developer Name: SHYAM INFRA

Zone: East
Final Plot No: 156 (R.S.NO. 1166)
Block/Tenament No.: BLOCK - F+ G+ H

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	COMMERCIAL	120.01	0	4
Ground Floor	PARKING	663.33	0	0
First Floor	RESIDENTIAL	774.53	12	0
Second Floor	RESIDENTIAL	774.53	12	0
Third Floor	RESIDENTIAL	774.53	12	0
Fourth Floor	RESIDENTIAL	774.53	12	0
Fifth Floor	RESIDENTIAL	774.53	12	0
Sixth Floor	RESIDENTIAL	774.53	12	0
Seventh Floor	RESIDENTIAL	774.53	12	0
Stair Cabin	STAIR CABIN	116.62	0	0
Lift Room	LIFT	79.06	0	0
Total		6400.73	84	4

Inspector(Civic Center) Asst. T.D.O./Asst. E.O (Civic Center) R.K. Tadvi Dy T.D.O. East J.S. PRAJAPATI Dy MC East

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