



Ahmedabad Municipal Corporation

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



Commencement Letter (Rajachitthi)

Case No: BHNTS/EZ/211019/CGDCRV/A2938/R0/M1
 Rajachitthi No: 03002/211019/A2938/R0/M1
 Arch./Engg No.: ER1370020724
 S.D. No.: SD0349200221R1
 C.W. No.: CW0989020724
 Developer Lic. No.: DEV978300822
 Owner Name: YOGESHWAR BUILDCON PARTNER RAJESHBHAI B PATEL
 Owners Address: 8, ORNET PARK PART-1, SINDHUBHAVAN ROAD THALTEJ Ahmedabad Ahmedabad Ahmedabad India
 Occupier Name: YOGESHWAR BUILDCON PARTNER RAJESHBHAI B PATEL
 Occupier Address: 8, ORNET PARK PART-1, SINDHUBHAVAN ROAD THALTEJ Ahmedabad Ahmedabad Ahmedabad Gujarat
 Election Ward: 48 - RAMOL à€" HATHIJAN
 Zone: EAST
 Proposed Final Plot No: 81 (R.S.NO. - 489/1, 489/2, 492/1)
 Block/Tenament No.: A
 Sub Plot Number: 108 - RAMOL
 Site Address: KARNAVATI PARADISE, NR.HAREKRISHNA RESIDENCY, EXPRESS WAY, RAMOL, AHMEDABAD
 Height of Building: 26.88 METER

હત્ર પસંદ કરેલ છે. મેટ્ર. નં. ૧૪૩૧-૧૭૦

કુલવાન હોઈ. તે મુજબ જણાવેલી રૂ. પરમીટ

અમદાવાદ શહેરના મુખ્યમંત્રી મહેશ્વરભાઈ રાણે

Date 23 JAN 2020

Arch./Engg. Name: SACHIN PRAJAPATI

S.D. Name: JAYESH D. DESAI

C.W. Name: SACHIN P PRAJAPATI

Developer Name: SHIV BUILDCON

Zone: EAST

Proposed Final Plot No: 81 (R.S.NO. - 489/1, 489/2, 492/1)

Block/Tenament No.: A

Site Address: KARNAVATI PARADISE, NR.HAREKRISHNA RESIDENCY, EXPRESS WAY, RAMOL, AHMEDABAD

Height of Building: 26.88 METER

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
Ground Floor	PARKING	427.03	0	0
Ground Floor	ELE.SUB STATION	20.06	0	0
First Floor	RESIDENTIAL	427.03	4	0
Second Floor	RESIDENTIAL	427.03	4	0
Third Floor	RESIDENTIAL	427.03	4	0
Fourth Floor	RESIDENTIAL	427.03	4	0
Fifth Floor	RESIDENTIAL	427.03	4	0
Sixth Floor	RESIDENTIAL	441.91	4	0
Seventh Floor	RESIDENTIAL	427.03	4	0
Eighth Floor	RESIDENTIAL	441.91	4	0
Ninth Floor	RESIDENTIAL	427.03	4	0
Stair Cabin	STAIR CABIN	81.53	0	0
Over Head Water Tank	O.H.W.T.	48.30	0	0
Total		4449.95	36	0

T.D. Sub Inspector(B.P.S.P.)

T.D. Inspector (B.P.S.P.)

Asst. T.D.O. (B.P.S.P.)

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 C.G.D.C.R.-2017 AS PER LETTER NO: GH/V/269 OF 2017/EDB-102016-3629-L, DATED:-12/10/2017 AND LETTER NO: GH/V/307 OF 2017/EDB-102016-3629-L, DATED:- 20/12/2017 AND LETTER NO: GH/V/31 OF 2018/EDB-102016-3629-L, DATED:- 31/03/2018 AND LETTER NO: EDB-102016-3629-L, DATED:- 31/03/2018 AND LETTER NO: GH/V/45 OF 2018/EDB-102016-3629-L, DATED:-23/04/2018 AND LETTER NO: GH/V/152 OF 2018/EDB-102016-3629-L, DATED:- 05/11/2018 OF URBAN DEVELOPMENT AND URBAN HOUSING DEPARTMENT, GOVT. OF GUJARAT.

(4)THIS CASE HAS BEEN SCRUTINIZED AND APPROVED BY BUILDING PLAN SCRUTINY POOL ON DT:- 16/01/2020.

(5)APPLICANT / ARCHITECT / ENGINEERS / STRUCTURE ENGINEER / CLERK OF WORKS (SITE SUPERVISOR) ARE SOLELY RESPONSIBLE FOR ANY CASUALTY OR DAMAGE TO THE SURROUNDING PROPERTY DURING THE EXCAVATION/ CONSTRUCTION OF THE CELLAR, AND INSTEAD OF ENTIRE EXCAVATION IN ONE STRETCH, CONSTRUCTION OF THE CELLAR SHOULD HAVE TO BE DONE PHASE WISE EXCAVATION PROVIDING PROTECTIVE SUPPORT (SHORING / STRUTTING). AND FOR THE SAFETY OF THE ADJOINING PROPERTIES DURING EXCAVATION/CONSTRUCTION, THE NECESSARY ARRANGEMENTS WILL HAVE TO BE MADE BY THE STRUCTURAL ENGINEERS/ENGINEER/CLERK OF THE WORK (SITE SUPERVISOR)FOR CONTINUOUS SUPERVISION AND IF REQUIRED URGENT ADDITIONAL ARRANGEMENT WILL HAVE TO BE MADE FOR THE SAFETY AND AS PER THE NOTARIZED UNDERTAKING GIVEN ON THE DATE-17/10/2019 AFFIDAVIT GIVEN BY THE OWNER/APPLICANT/DEVELOPER/ARCHITECT/ENGINEER/STRUCTURAL ENGINEER/CLERK OF WORKS, THE COMMENCEMENT CERTIFICATE (RAJACHITTHI) WILL BE SUSPENDED/REVOKED WITH IMMEDIATE EFFECT, IF THE CONSTRUCTION/EXCAVATION/ DEMOLITION WORK IS BEING DONE WITHOUT PROPER PRECAUTIONS TO ENSURE SAFETY.

(6)THIS PERMISSION IS GRANTED FOR RESIDENTIAL USE UPTO 30MT. HEIGHT IN RESIDENTIAL -1 ZONE AS PER THE APPROVAL OF DY.MC.(U.D) ON DT:- 15/01/2020 WITH SUBJECT TO CONDITION THAT WILL BE APPLICABLE AND BINDING TO OWNER/APPLICANT.

(7)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.17/10/2019.

(8)PERMANENT PROVISION ON THE SITE FOR WASHING AND CLEANING OF TYRE/WHEEL OF THE VEHICLES/DUMPER/EQUIPMENTS COMING AND GOING ON THE PUBLIC ROAD. OTHERWISE LEGAL ACTIONS WILL BE TAKEN AND OWNER AND DEVELOPER WILL BE SOLELY RESPONSIBLE FOR ANY DAMAGE OR SPOIL OF PUBLIC ROAD.

(9)OWNER-APPLICANT-DEVELOPER SHALL HAVE TO PROVIDE BARRICADE OF STEEL-SHEETS/TIN-SHEETS OF SUFFICIENT HEIGHT (NOT LESS THAN 3 MT. DURING CONSTRUCTION/DEMOLITION ACTIVITY; AT ALL EDGES OF PLOT FOR SAFTY PURPOSE.9

(10)THE FEE/CHARGES OF ADDITIONAL F.S.I. FEE SHALL BE PAID BY OWNER/APPLICANT AS PER 25 PERCENTAGE CHARGES AT THE TIME OF COMMENCEMENT CERTIFICATE AND OTHER 75PERCENTAGE CHARGES IN 4 INSTALLMENT IN 1 YEAR 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 ON DT:- 20/01/2020.

(11)THIS DEVELOPMENT PERMISSION IS GRANTED SUBJECT TO RELAVENT TERMS AND CONDITIONS SPECIFIED IN OPINION GIVEN BY T.P.O. UNIT-03, DATED:- 02/05/2019, REF.NO.TPS/NO.108(RAMOL)/CASE NO.81/559 AND SUBJECT TO CONDITION THAT OWNER HAS TO OBEY TO THE BOND (IN CONTEXT TO T.P.O. OPINION).

(12)THIS PERMISSION IS GIVEN ON THE BASIS OF KABJA KARAR OPINION GIVEN BY A.E.O. (E.Z.) REF NO. 432, DT. 11/08/2019.





Ahmedabad Municipal Corporation

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



Commencement Letter (Rajachitthi)

અહમદાબાદ મ્યુનિસિપલ કોર્પોરેશનના નામની નીચે

અહમદાબાદ શહેર, તે પશ્ચિમ ભાગે નં. ૫, પરમોદના

અહમદાબાદ શહેરના નં. ૫, પરમોદના

Date: 23 JAN 2020

Case No: BHNTS/EZ/211019/CGDCRV/A2939/R0/M1
Rajachitthi No : 03003/211019/A2939/R0/M1
Arch./Engg No. : ER1370020724
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C.W. No. : CW0989020724
Developer Lic. No. : DEV978300822
Owner Name : YOGESHWAR BUILDCON PARTNER RAJESHBHAI R PATEL
Owners Address : 8, ORNET PARK PART-1, SINDHUBHAVAN ROAD THALTEJ Ahmedabad Ahmedabad Ahmedabad India
Occupier Name : YOGESHWAR BUILDCON PARTNER RAJESHBHAI B PATEL
Occupier Address : 8, ORNET PARK PART-1, SINDHUBHAVAN ROAD THALTEJ Ahmedabad Ahmedabad Ahmedabad Gujarat
Election Ward: 48 - RAMOL
Zone : EAST
Proposed Final Plot No 81 (R.S.NO. - 489/1, 489/2, 492/1)
Block/Tenament No.: B+C+D
Sub Plot Number
Site Address: KARNAVATI PARADISE, NR.HAREKRISHNA RESIDENCY, EXPRESS WAY, RAMOL, AHMEDABAD
Height of Building: 29.85 METER

Floor Number	Usage	BuiltUp Area (In Sq mtr.)	Total Nos. of Residential Units	Total Nos. of Non Residential Units
First Celler	PARKING	2349.27	0	0
Ground Floor	PARKING	1156.38	0	0
Ground Floor	SOC. COMMON AMINITIES	57.25	0	0
First Floor	RESIDENTIAL	1156.38	12	0
Second Floor	RESIDENTIAL	1156.38	12	0
Third Floor	RESIDENTIAL	1156.38	12	0
Fourth Floor	RESIDENTIAL	1156.38	12	0
Fifth Floor	RESIDENTIAL	1156.38	12	0
Sixth Floor	RESIDENTIAL	1200.62	12	0
Seventh Floor	RESIDENTIAL	1156.38	12	0
Eighth Floor	RESIDENTIAL	1200.62	12	0
Ninth Floor	RESIDENTIAL	1156.38	12	0
Tenth Floor	RESIDENTIAL	1156.38	12	0
Stair Cabin	STAIR CABIN	214.71	0	0
Over Head Water Tank	O.H.W.T.	117.42	0	0
Total		15547.31	120	0

T.D. Sub Inspector (B.P.S.P.)

T.D. Inspector (B.P.S.P.)

Asst. T.D.O. (B.P.S.P.)

Conditions:

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