



# MUNICIPAL CORPORATION OF GREATER MUMBAI

## FORM 'A'

### MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966

No CHE/CTY/1597/G/N/337(NEW)/FCC/4/Amend

#### COMMENCEMENT CERTIFICATE

To.

M/s. Indus Valley Constructions LLP

408, Gundecha Chambers, Nagindas Master Road,  
Fountain, Fort, Mumbai – 400 023

Sir,

With reference to your application No. **CHE/CTY/1597/G/N/337(NEW)/FCC/4/Amend** Dated. **08 Nov 2016** for Development Permission and grant of Commencement Certificate under Section 44 & 69 of the Maharashtra Regional and Town Planning Act, 1966, to carry out development and building permission under Section 346 no 337 (New) dated **08 Nov 2016** of the Mumbai Municipal Corporation Act 1888 to erect a building in Building development work of on plot No. **0** C.T.S. No. **632** Division / Village / Town Planning Scheme No. **Mahim** situated at **Jn. of T.H. Kataria Road & Bhagat Lane** Road / Street in **G/North Ward** .

The Commencement Certificate / Building Permit is granted on the following conditions:--

1. The land vacated on consequence of the endorsement of the setback line/ road widening line shall form part of the public street.
2. That no new building or part thereof shall be occupied or allowed to be occupied or used or permitted to be used by any person until occupancy permission has been granted.
3. The Commencement Certificate/Development permission shall remain valid for one year commencing from the date of its issue.
4. This permission does not entitle you to develop land which does not vest in you.
5. This Commencement Certificate is renewable every year but such extended period shall be in no case exceed three years provided further that such lapse shall not bar any subsequent application for fresh permission under section 44 of the Maharashtra Regional and Town Planning Act, 1966.
6. This Certificate is liable to be revoked by the Municipal Commissioner for Greater Mumbai if :-
  - a. The Development work in respect of which permission is granted under this certificate is not carried out or the use thereof is not in accordance with the sanctioned plans.
  - b. Any of the conditions subject to which the same is granted or any of the restrictions imposed by the Municipal Commissioner for Greater Mumbai is contravened or not complied with.
  - c. The Municipal Commissioner of Greater Mumbai is satisfied that the same is obtained by the applicant through fraud or misrepresentation and the applicant and every person deriving title through or under him in such an event shall be deemed to have carried out the development work in contravention of Section 43 or 45 of the Maharashtra Regional and Town Planning Act, 1966.
7. The conditions of this certificate shall be binding not only on the applicant but on his heirs, executors, assignees, administrators and successors and every person deriving title through or under him.

The Municipal Commissioner has appointed Shri. **Sandipkumar Wagh (AEBP) CITY-VII** Assistant Engineer to exercise his powers and functions of the Planning Authority under Section 45 of the said Act.

This CC is valid upto 20/12/2018

Issue On : 21 Dec 2017

Valid Upto : 20 Dec 2018

Application Number :

Remark :

This CC is granted upto plinth level as per IOD plans dated 13/04/2017.

Approved By

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Issue On : 28 Nov 2019

Valid Upto : 27 Nov 2020

Application Number :

CHE/CTY/1597/G/N/337(NEW)/CC/1/Amend

Remark :

The plinth C.C is endorsed as per amended plans approved on 06.11.2019.

Approved By

Executive Engineer (Naresh M. Hamand)

Executive Engineer

Issue On : 14 Dec 2020

Valid Upto : 13 Dec 2021

Application Number :

CHE/CTY/1597/G/N/337(NEW)/FCC/1/New

Remark :

This C.C is endorsed upto top of plinth level, as per last approved amended plan dated 06.11.2020.

Approved By

Executive Engineer (Rajesh Dholay)

Executive Engineer

Issue On : 02 Jun 2021

Valid Upto :

01 Jun 2022

Application Number :

CHE/CTY/1597/G/N/337(NEW)/FCC/1/Amend

Remark :

The full C. C. is endorsed up to the top of 21st floor to wing 'A' as marked red hatch and marked 'A' to 'U' in plan attached as per last approved amended plan dated 06.11.2020.

Approved By

Executive Engineer (Rajesh Dholay)

Executive Engineer

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Issue On : 04 Aug 2021

Valid Upto :

03 Aug 2022

Application Number :

CHE/CTY/1597/G/N/337(NEW)/FCC/2/Amend

Remark :

This C.C. is further extended up to the top of 21st floor for Wing 'A' & upto Top of 21th (Part) floor for Wing B i.e full CC as per last approved amended plan dated 06.11.2020.

Approved By

Shri Vaibhav Bhargav Gandhi  
AE BP CITY VII

Assistant Engineer (BP)

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Issue On : 31 May 2022

Valid Upto :

30 May 2023

Application Number :

CHE/CTY/1597/G/N/337(NEW)/FCC/3/Amend

Remark :

This C.C. is endorsed and further extended up to top of 24th (pt) floor of wing 'B' i.e. full C.C. of wing 'B' as per last amended approved plans dated 18.08.2021.

Approved By

Sandipkumar Wagh (AEBP) CITY-VII

Assistant Engineer (BP)

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Issue On : 11 Jul 2023

Valid Upto :

20 Dec 2023

Application Number :

CHE/CTY/1597/G/N/337(NEW)/FCC/4/Amend

Remark :

This C.C. is endorsed and further extended up to top of 27th floor of wing 'B' + LMR & OHT i.e. full C.C. of wing 'B' as per last amended approved plans dated 30.06.2023.

Cc to :

1. Architect.
2. Collector Mumbai Suburban /Mumbai District.

For and on behalf of Local Authority  
Municipal Corporation of Greater Mumbai

Assistant Engineer . Building Proposal

City G/North Ward

