

Date: 20/01/2025

To,

Ministry of Environment, Forests & Climate Change, Integrated Regional Offices,

Ground Floor, East Wing, New Secretariat Building, Civil Lines, Nagpur – 440 001. Maharashtra.

Subject

: Submission of six-monthly compliance status report as per terms & Conditions stipulated in Environmental clearance letter for the proposed Building B (Residential development with shops) on plot bearing C.T.S. No. 11, 19/1/1/B, 40A & 40B at Village: Mulund, Taluka: Kurla, Mumbai, State-Maharashtra'

Ref. No.

: Environmental Clearance Letter No. SIA/MH/MIS/290777/2022, dated: 09/01/2023.

Respected Sir/Madam,

In reference to the above referred letter of your highly revered office we would like to submit the current status of our construction work and point-wise compliance status to various stipulations in its Environmental clearance letter no. SIA/MH/MIS/290777/2022, dated: 09/01/2023 along with the necessary annexure.

This compliance report is submitted for the period from April 2024 to September 2024.

This is for your kind consideration and records. Kindly acknowledge the same.

Thanking You,

For, M/s. Sainath Vihana Realty LLP,

Authorized Signatory

Encl. Part A: Current status of construction work.

Part B: Point-wise compliance status.

Datasheets & Annexures.

Copy to Regional Office, MPCB, Sion, Mumbai.

Department of Environment, Mantralaya, Mumbai.

Regional Office, CPCB, Pune.



Date: 20/01/2025

To,

The Member Secretary, Regional Office, Maharashtra Pollution Control Board,

Kalpataru Point, 1st floor, In front of Cine Planate Theater, Sion Circle, Shiv (East), Mumbai - 400 022. Maharashtra.

Subject

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Department of Environment, Mantralaya, Mumbai.

Regional Office, CPCB, Pune.



Date: 20/01/2025

To,

The Member Secretary,
State Environment Impact Assessment Authority (SEIAA),
Department of Environment, Government of Maharashtra,
217, 2nd Floor, Mantralaya Annex Building, Madam Cama Road,
Mantralaya, Mumbai – 400 032. Maharashtra

Subject

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Date: 20/01/2025

To,

Regional Directorate, Pune, Central Pollution Control Board, (Ministry of Environment, Forest & Climate Change). Govt. of India, Survey no. 110, Dhankude Multipurpose Hall, Baner Road, Baner, Pune – 411 045. Maharashtra.

Subject

: Submission of six-monthly compliance status report as per terms & Conditions stipulated in Environmental clearance letter for the proposed Building B (Residential development with shops) on plot bearing C.T.S. No. 11, 19/1/1/B, 40A & 40B at Village: Mulund, Taluka: Kurla, Mumbai, State-Maharashtra'

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: Part A:

Current Status of Work

Status of construction work	:	Total construction work done till September 2024 is
		12,500 Sqm (A wing-5000 Sqm and B wing-7500 Sqm) of
		Total BUA 21,539.55 sq.mt.
Date of commencement	:	March 2023 (Actual)
(Actual and/or planned)		
Date of completion	:	December 2029 (Planned).
(Actual and/or planned)		

: PART B:

Construction of 'Building B (Residential Redevelopment with Shops) on plot bearing CTS No. 11, 19/1/1/B, 40A & 40B at Village-Mulund (East), Taluka - Kurla, Mumbai, Maharashtra granted by SEIAA, Govt. of India vide EC no. SIA/MH/MIS/290777/2022, dated: 09/01/2023 are as follows;

Sl. No.	Stipulated Clearance Conditions	Compliance Status			
SPEC	SPECIFIC CONDITIONS :-				
PAR	T A: SEAC CONDITION :-				
i	PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions thereunder as per the circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.	 ❖ Municipal Corporation of Greater Mumbai has issued Concession Approval vide letter no. P-9522/2021/(11 and other)/T Ward/MULUND-E/337/1/New, dated: 11.02.2022. ❖ Please refer Annexure - 1 for Approved Letter and Concession approved plan. ❖ Details of built-up areas are given below: 			
		Description Areas (Sq. mt.)			
		Approved area as per Non-FSI Area: 9502.82 sq.mt. Concession Approval dated 11.02.2022 FSI Area: 12036.73 sq.mt. Total Construction Built-Up Area: 21539.55 sq. mt.			
		Proposal submitted for Environmental Clearance (EC) FSI area: 12036.73 sq. mt. Non FSI Area: 9502.82 sq. mt. Total Construction Built-Up Area: 21539.55 sq. mt.			
		❖ Undertaking stating breakup of Non-			
		Commensurate Non FSI is attached. Please refer Annexure - 2 for Undertaking			
		for Non FSI.			
ii	PP to obtain following NOCs & remarks: a) SWD remarks; b) Tree NOC.	SWD NOC: Strom Water Drain remarks are issued by Authorized Plumbing Consultants of MCGM under Ease of Doing Business (EODB), dated 28.07.2022. Please refer Annexure - 3 for SWD remark under EODB consultant. Tree NOC: Application for tree NOC has been submitted to MCGM, dated: 12.09.2022. NOC shall be submitted along with six monthly compliance reports to SEIAA once received.			

Sl. No.	Stipulated Clearance Conditions	Compliance Status	
		 Please refer Annexure - 4 for Application for Tree NOC. Sewerage remark: MCGM has issued sewerage remark violetter no. 4536/REM/2018/SP/515, date 18.08.2022. Please refer Annexure - 5 for Sewerage remark 	ide ed: ige
iii	PP to submit an indemnity bond indemnifying Environment Department, Government of Maharashtra from any legal consequences arises on account of disputes in respect of ownership of the land.	 Submitted Indemnity bond indemnifying Environment Department, Government Maharashtra for any legal consequence arises on account of disputes in respect ownership of the land is attached. Please refer Annexure – 6 for Indemnit bond. 	of ces of
iv	PP to obtain consent from Vrindavandham 'A' Building for development of RG & amenity area.	 Obtained consent from Vrindavandham 'Building for development of RG and sa layout for approval with concerned authori is submitted with joint signature Vrindavandham 'A'. Amenity area will be handed over to MCG in this layout. Please refer Annexure – 7 for Consert from Vrindavandham 'A' Building will layout. The R.G. (LOS) shall be commonly used both the buildings i.e., Vrindavandham 'A' & Vrindavandham 'B' Society. 	aid rity of SM ent ith
V	PP to reduce discharge of treated water up to 35%. PP to submit undertaking from concerned authority/agency/third party regarding use of excess treated water.	 ❖ After full occupation of this project the tot treated sewage available for reuse will 1 104 KLD. ❖ Treated sewage shall be reused f secondary requirement of flushing (45 KLI and gardening (3 KLD) within site which will help to reduce the quantity of treated sewage to the tune of 53% ❖ Another treated sewage i.e. 20 KLD shall be used in nearby garden, median plantation which will further help to reduce the quantity of treated sewage to the tune 35% 	for D) ich ted all ion the of
		sewage. Request letter submitted to MCGM for reu	

Sl. No.	Stipulated Clearance Conditions		Compliance Status
		*	of excess treated sewage in nearby MCGM garden. Please refer Annexure – 9 for Request Letter to MCGM.
vi	PP to provide portable STP for workers in construction phase; PP to adopt water conservation measures in operation phase by providing Low Flow Devices (LFD) as plumbing fixtures. Accordingly, revise EMP of Construction & Operation phase.		Temporary package STP capacity of 10 KL will be provided for workers during construction phase. Cost of temporary STP (10 Lakhs) and DMP is included in EMP of construction phase. Low Flow Devices (LFD) as plumbing fixtures will be provided during operation phase. Cost of LFD is included in EMP of Operation phase. Please refer Annexure – 10 for Revise EMP of Construction & Operation phase.
PAR	T B: SEIAA CONDITION		
1.	PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.	*	Noted.
2.	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	*	Noted.
3.	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF & CC vide F.No.22-34/2018-IA. III dt.04.01.2019.	*	Noted.
4.	SEIAA after deliberation decided to grant EC for FSI - 12,036.73 m2, Non-FSI - 9502.82 m2, Total BUA- 21539.55 m2 (Plan approval no. P-9522/2021/ (11 and others) T Ward/Mulund-E/337/1/New, dated - 11.02.2022.	*	Noted.
	ENERAL CONDITION Construction Phase		
i.	Construction Phase: The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.	*	Demolition debris (1415 cum) generated due to demolition of existing building B has been disposed to authorized landfill site with permission received from M.C.G.M vide letter no. 0/2022/T/ES, dated: 11.04.2022 Please refer Annexure – 11 for SWM NOC. Excavation material (42450 cum) partly

Sl. No.	Stipulated Clearance Conditions	Compliance Status
		reused on site for back filling and remaining disposed to authorized landfill site with the permission of M.C.G.M.
ii.	Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.	 Demolition debris (1415 cum) generated due to demolition of existing building B has been disposed to authorized landfill site with permission received from M.C.G.M vide letter no. 0/2022/T/ES, dated: 11.04.2022 Please refer Annexure – 11 for SWM NOC. Excavation material (42450 cum) partly reused on site for back filling and remaining disposed to authorized landfill site with the permission of M.C.G.M.
iii.	Any hazardous waste generated during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.	No generation of hazardous waste during construction.
iv.	Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.	 35 nos of temporary accommodation have been provided to 85 nos of residential workers and 10 nos of non-residential workerd on project site. Site sanitation like safe & adequate Municipal water for drinking and domestic purpose, 4 nos of toilets, 2 nos of bathrooms first Aid and periodical medical checkup facilities have been provided. Proper housekeeping & regular pest control have been carried out. Municipal solid waste generated at the labour camp has been handed over to local body on daily basis.
V.	Arrangement shall be made that waste water and storm water do not get mixed.	 Storm water collected through the storm water drains of adequate capacity will be discharge into the external SWD. STP capacity of 134 KL will be provided for treatment of waste water. Proper maintenance of storm water drainage to avoid choking of drains and flooding on site.
vi.	Water demand during construction should be reduced by use of pre-mixed concrete, curing	❖ OPC & PPC cement is being used in building construction.
vii.	agents and other best practices. The ground water level and its quality should be	 Chemical analysis of ground water done at

Sl. No.	Stipulated Clearance Conditions		Compliance Status
	monitored regularly in consultation with Ground Water Authority.		of geotechnical investigation. action of ground water for any
viii.	Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.	construct planning purpose	traction of ground water for tion/operation phase also we are not to withdraw ground water for any in future, hence permission from s not applicable.
ix.	Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.		w fixtures will be provided for the and toilet flushing.
x.	The Energy Conservation Building code shall be strictly adhered to.	Agreed to	o comply with.
xi.	All the topsoil excavated during construction activities should be stored for use in horticulture/ landscape development within the project site.		a redevelopment project hence vill be negligible.
xii.	Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.	reused or disposed	on material (42450 cum) partly a site for back filling and remaining to authorized landfill site with the on of M.C.G.M.
xiii.	Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.	the time of the time o	l analysis of ground water done at of geotechnical investigation. action of ground water for any eing monitored. refer Annexure - 12 for ing reports.
xiv.	PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.	Noted.	
XV.	The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.	No use of	f DG set during construction phase.
xvi.	Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.	construct operated No perm	with valid PUC are allowed during ion to enter the site. Vehicles are only during non-peak hours. mission for uncovered/overloaded carrying construction material.

Sl. No.	Stipulated Clearance Conditions		Compliance Status
xvii.	Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to	*	Ambient air and Noise level monitoring is being carried out. Green belt will be developed over an area 1268.72 sq.mt out of which 316.27 sq.m has been developed with plantation 52 nos of different trees to mitigate excess air & noise levels.
	conform to the stipulated standards by CPCB/MPCB.	*	Please refer Annexure - 12 for Monitoring reports.
xviii.	Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.	*	No use of DG set during construction phase.
xix.	Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.	*	Regular supervision of the above measures is being monitored by Project Manager and Safety Officer.
В	Operation Phase :		
i.	a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.		Proper segregation of biodegradable and Non-biodegradable waste. Biodegradable waste will be treated in organic waste converter. Non-biodegradable waste will be handed over to MCGM Treated waste (manure) will be utilized in the existing premises for gardening. Provision of adequate space for solid waste management.
ii.	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	*	Noted.
iii.	The installation of Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from	*	STP capacity of 134 KL will be provided for treatment of waste water with MBBR technology during operation phase. Treated sewage will be re-used for flushing and gardening.

Sl. No.	Stipulated Clearance Conditions		Compliance Status
	STP shall be recycled / reused to maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from SIP. b) PP to give 100% treatment to sewage /Liquid waste and explore the possibility to recycle at least 50% of		
iv.	water, Local authority should ensure this. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the		STP capacity of 134 KL will be provided for treatment of waste water with MBBR technology during operation phase.
	buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is		Treated sewage will be re-used for flushing and gardening. Organic Waste Converter (OWC) will be provided for the treatment of biodegradable waste.
	installed and made functional including water requirement.	*	Non-biodegradable waste will be handed over to MCGM Green belt will be developed over an area 1268.72 sq.mt out of which 316.27 sq.m has been developed with plantation 52 nos of different trees to mitigate excess air & noise levels.
V.	The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.	*	Occupancy certificate will be provided once received. MCGM issued Water NOC for project vide letter no. HE/002398/2022/T/ES, dated: 02.08.2022. Please refer Annexure – 13 for Water
		*	MCGM has issued sewerage remark for project vide letter no. 4536/REM/2018/SP/515, dated: 18.08.2022. Please refer Annexure – 5 for Sewerage remark.
vi.	Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.		Public road and public areas are not being used for project activity purpose and are free for smooth traffic movement. Provision will be made for adequate parking facilities within the project site.
vii.	PP to provide adequate electric charging points for electric vehicles (EVs).	*	E- Charging facilities will be provided for electric vehicles (EVs).
viii.	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation	*	Green belt will be developed over an area 1268.72 sq.mt out of which 316.27 sq.m has been developed with plantation 52 nos of

Sl. No.	Stipulated Clearance Conditions	Compliance Status
	with the local DFO/ Agriculture Dept.	different trees to mitigate excess air & noise levels ❖ There are 105 nos existing trees on plot.
ix.	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	 A separate environment management cell has been established under project head. Environmental quality is being monitored through external MoEF & CC approved laboratory.
X.	Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.	Separate funds have been allocated for Implementation of Environmental Protection Measures; During Construction Phase; Rs. 79.13 Lakhs have been allocated for the entire construction period. During Operation Phase; Capital cost: Rs. 93.67 Lakhs O & M: Rs. 9.71 Lakhs per Annum.
xi.	The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in	 After getting Environmental clearance from SEIAA, Govt. of India vide letter no. SIA/MH/MIS/290777/2022, dated: 09/01/2023. We published public notice in two local newspaper Navshakti & Free press journal. Please refer Annexure – 14 for Advertisement copy.
xii.	Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year. A copy of the clearance letter shall be sent by	 We submit six monthly compliance reports to: RO, MPCB, Sion, Mumbai RO, CPCB, Pune. RO, MoEF & CC, Nagpur. Environmental Department, Mantralaya. Environmental clearance copy submitted to
AIII.	proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.	MCGM.
xiv.	The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional	❖ Agreed to comply with.

Sl. No.	Stipulated Clearance Conditions	Compliance Status
	Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM. S02, NOx (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient	
	location near the main gate of the company in the public domain.	
C	General EC Condition:	
i.	PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.	❖ Noted.
ii.	If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.	 Maharashtra Pollution Control Board (MPCB) issued Consent to Establish for project vide letter no. Format1.0/CC/UAN No. 0000150741/CE/2302000967, dated: 14/02/2023. ❖ Please refer Annexure – 15 for Consent to establish.
iii.	Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.	 ❖ Obtained Environmental clearance from SEIAA, Govt. of India vide letter no. SIA/MH/MIS/290777/2022, dated: 09/01/2023. ❖ Please refer Annexure – 16 for Environment clearance copy.
iv.	The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.	 We submit six monthly compliance reports to: RO, MPCB, Sion, Mumbai RO, CPCB, Pune. RO, MoEF & CC, Nagpur. Environmental Department, Mantralaya.
V.	The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.	❖ MPCB issued Consent to Establish for project vide letter no. Format1.0/CC/UAN No. 0000150741/CE/2302000967, dated: 14/02/2023. Hence Environment Statement will be submitted for year 2023-24 on MPCB web portal.
vi.	No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without	❖ Noted.

Sl. No.	Stipulated Clearance Conditions	Compliance Status
	prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.	
vii.	This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.	NOC from Wild Life Board is Not Applicable as per Final Notification reg. ESZ of SGNP published by MoEF & CC u/no. S.O.3645 (E), dated: 05/12/2016 as our project site is not affected by the ESZ belt.
4.	The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.	
5.	This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.	* Noted.
6.	In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.	❖ Noted.
7.	Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification 2006, amended from time to time.	❖ Noted.
8.	The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air	❖ Noted.

Sl. No.	Stipulated Clearance Conditions	Compliance Status
	(Prevention and Control of Pollution) Act, 1981,	
	the Environment (Protection) Act, 1986 and	
	rules there under, Hazardous Wastes	
	(Management and Handling) Rules, 1989 and its	
	amendments, the public Liability Insurance Act,	
	1991 and its amendments.	
9.	Any appeal against this Environment clearance	❖ Noted.
	shall lie with the National Green Tribunal	
	(Western Zone Bench, Pune), New	
	Administrative Building, 1 st Floor, D-Wing,	
	Opposite Council Hall, Pune, if preferred, within	
	30 days as prescribed under Section 16 of the	
	National Green Tribunal Act, 2010.	

Compliance as per

Monitoring the Implementation of Environmental Safeguards

Ministry of Environment, Forests & Climate Change

Regional Office (WCZ), Nagpur

Monitoring Report

DATA SHEET

1.	Project type: River - valley/ Mining / Industry / Thermal / Nuclear / Other (specify)		:	Construction Project.	
2.	Name of the project		••	Proposed Building B (Residential Redevelopment with Shops) on plot bearing CTS No. 11, 19/1/1/B, 40A & 40B at Village-Mulund (East), Taluka - Kurla, Mumbai – 400081.	
3.	Clearance letter (s) / OM No. and date		••	Obtained Environmental clearance from SEIAA, Govt. of India vide file no. SIA/MH/MIS/290777/2022, dated: 09/01/2023.	
4.	. Location				
	a.	District (s)		Mumbai	
	b. State (s)c. Latitude/ Longitude		:	Maharashtra.	
			:	Latitude: 19° 10'33.30"N	
				Longitude: 72°57'50.87"E	
5.	5. Address for correspondence				
	a.	Address of Concerned Project Chief	:	Name: Mr. Abhishek Jadhav	
		Engineer		Email Id: abhishekjadhav@sainathdevelopers.com	
		(With pin code & Telephone / telex /		Contact no: 9082515170	
		fax numbers)			
	b.	Address of Executive Project:	:	Name: Mr. Mahangoo Vishwakarma	
	Engineer/Manager			Email Id: mvk@sainathdevelopers.com	
,			Contact no: 9892033809		
6.	Salient features				

	a.	of the project	:			
				Building Configuration		
				Building Configuration Name		
				Wing A Ground + 1 st to 5 th (pt)Podium/(pt) Residential floor + 6 th (pt) Residential floor/(pt)podium floor + 7 th to 21 st Residential Floor		
				Wing B Ground + 1 st to 5 th (pt)Podium/(pt) Residential floor + 6 th (pt) Residential floor/(pt)podium floor + 7 th to 18 th Floor + 19 th (pt) Residential floor.		
	b.	of the environmental management plans	:	Separate funds have been allocated for Implementation of Environmental Protection Measures;		
				 During construction phase; ❖ Rs.79.13 Lakhs have been allocated for the entire construction period. During operation phase; ❖ Capital cost: Rs. 93.67 Lakhs & ❖ O & M: Rs. 9.71 Lakhs per Annum. 		
7.	Brea	kup of the project area	• O & W. Rs. 7.71 Lakiis pei Ainium.			
	a.	Submergence area forest & non-forest.	:	Not Applicable.		
	b.	Others	:	FSI Area: 12036.73 Sq. mt Non FSI Area: 9502.82 Sq. mt Total BUA Area: 21539.55 Sq. mt		
8.	with hous only,	kup of the project affected Population enumeration of that losing es/dwelling unit's Only agricultural land Dwelling units & agricultural Land & ess laborer's/artisan.	:	Not Applicable.		
	a.	SC, ST/Adivasis	:	Not Applicable.		
	b.	Others (Please indicate whether these Figures	:	Not Applicable.		
		are based on any scientific and systematic survey carried out Or only provisional figures, it a Survey is carried out give details And years of				
	Ein-					
9.	a.	Project cost as originally planned and subsequent revised estimates and the	:	Total cost of the project: Rs. 132.11 Cr.		
	b.	Allocation made for environ-mental	:	Separate funds have been allocated for		
9.	a.	provisional figures, it a Survey is carried out give details And years of survey) notial details Project cost as originally planned and subsequent revised estimates and the year of price reference.	:			

		management plans with item wise and year wise Break-up.		 Implementation of Environmental Protection Measures; During construction phase; ❖ Rs. 79.73 Lakhs have been allocated for the entire construction period. During operation phase; ❖ Capital cost: Rs. 93.67 Lakhs & ❖ O & M: Rs. 9.71 Lakhs per Annum.
	c.	Benefit cost ratio/Internal rate of Return and the year of assessment	:	
	d.	Whether (c) includes the cost of environmental management as shown in the above	:	
	e.	Actual expenditure incurred on the project so far	:	Rs. 24.24 Cr.
	f.	Actual expenditure incurred on the Environmental Management plans so far.	:	Rs. 2.00 Lakh
10.	Fore	st land requirement		
	a.	The status of approval for diversion of forest land for non-forestry use	:	Not Applicable.
	b.	The status of clearing felling	:	Not Applicable.
	c.	The status of compensatory afforestation, if any	:	Not Applicable.
	d.	Comments on the viability & sustainability of compensatory afforestation program in the light of actual field experience so far	:	Not Applicable.
11.	(such	status of clear felling in non-forest areas n as submergence area of reservoir, oach roads), it any with quantitative mation.	:	Nil
12.	Statu	s of construction	:	Total construction work done till September 2024
				is 12,500 Sqm (A wing-5000 Sqm and B wing-
				7500 Sqm) of Total BUA 21,539.55 sq.mt.
	a.	Date of commencement	:	March 2023 (Actual)
	1	(Actual and/or planned)		D 1 2020 (PI 1)
	b.	Date of completion (Actual and/of planned)	:	December 2029 (Planned).
13.	Reas start.	(Actual and/of planned) ons for the delay if the Project is yet to	:	
14		s of site visits		

	a.	The dates on which the project was monitored by the Regional office on previous occasions, if any.	:	
	b.	Date of site visit for this monitoring report.	:	
15.	authorplands safeg Logic (The detail Later	cills of correspondence with Project orities for obtaining Action s/information on Status of compliance to guards Other than the routine letters for stic support for site visits) in first monitoring report may contain the fils of all the Letters issued so far, but the reports may cover only the Letters and subsequently.)	••	<u></u>



MUNICIPAL CORPORATION OF GREATER MUMBAI

Notesheet

P-9522/2021/(11 And Other)/T Ward/MULUND-E/337/1/New **Application Number:**

Ward Name: T Ward

Inward Date:

Zone Name: Eastern Suburb

Issued On: 11 Feb 2022

25 Nov 2021

Architect/LE/SE Name: VIJAY DAMODAR TURBADKAR

Authority Remark:

Approved as prop osed by CE(DP).

Name: Iqbal Singh Chahal Designation: Municipal Commissioner Organization: Municipal Corporation Of Greater Mumbai Date: 11-Feb-2022 19: 08:11

Shri. I. S. Chahal (Municipal Commissioner)



MUNICIPAL CORPORATION OF GREATER MUMBAI

Notesheet

Application Number: P-9522/2021/(11 And Other)/T Ward N

Ward Name: T Ward

Ward/MULUND-E/337/1/New

Zone Name: Eastern Suburb Inward Date: 25 Nov 2021

Architect/LE/SE Name: VIJAY DAMODAR Issued On: 03 Feb 2022

TURBADKAR

Authority Remark:

Sir.

The Architect has submitted the proposal by utilizing plot potential + admissible TDR + additional FSI on payment of premium + Fungible Compensatory Area + claiming staircase, lift, lift lobby area free of FSI by charging premium and has requested to grant the approval for the concessions involved in the proposal.

Proforma A needs to reflect plot area as 6461.8 sq m only & EE(BP)ES needs to ensure that development rights of other building are protected. Driver toilets to be as per Regulation only. Extent podium for LOS needs to be restricted to the required LOS to be proposed on podium. Part terrace at 19 th floor to be avoided. Parking needs to be separated from habitable area either by 1.20 m void or with minimum level difference of 0.6 m. Elevation features strictly as per Regulation/policy circular will only be allowed. The corrections as suggested by the zonal staff in draft plans need to be complied with before approval of plans.

Hon. M.C.'s consideration & approval is requested on the concessions listed vide Sr. No. 1 to 6 of 4C as recommended by EE(BP)ES/Dy. Ch.E.(BP)ES subject to compliance of above observations & subject to verification of plot area, FSI & auto DCR scrutiny report before approval of plans.

Submitted please.

Name: ATUL BHALCHANDRA KULKARNI Designation: Chief Engr. (DP) Organization: MUNICIPAL CORPORATION OF GREATER MUMBAI Date: 03-Feb-2022 18: 43:21

Shri.Atul B.Kulkarni Ch.E(DP)



VIJAY TURBAD

B.Arch., A.I.I.A.



ARCHITECTS . ENGINEERS

15/C, Shanti Bhuvan, Dr. R.P. Road, Mulund (W), Mumbai-400060. | Tel _ +91-22-2569 2343 | M: 9820021488 | E-mail: vijay_d_turbodkan@yahoo.co.in

Date: 08.11.2022

To. Hon. Member Secretary, State Environmental Impact Assessment Authority (SEIAA) Environment Department, Mantralaya, Mumbai, Maharashtra

I hereby certify that Proposed Residential Development on Plot bearing CTS No. 11. 19/1/1/B, 40A & 40B at village Mulund (East), Taluka - Kurla, District: Mumbai Suburban, State: Maharashtra received Concession Approval from MCGM dt.11.02.2022

Details of approved Built-up area are given as follows:

FSI Area including Fungible Area	12036.73 Sq.mt.
Commensurate NON FSI	9502.82 Sq.mt.
Total Construction Built-Up Area (FSI + NON FSI)	21539.55 Sq.mt.

We are also submitting herewith the user wise breakup of Commensurate NON FSI as follows:

BREAKUP OF COMMENSURATE NON FSI

Description	Area in Sq. Mt
	3207.43
Account of the Control of the Contro	5043.62
	240.10
Fitness Center & Office	367.25
Refuge	
Terrace	151.79
	492.64 9502.82
	Staircase Podium Fitness Center & Office Refuge Terrace Service Floor

Thanking you.

Yours Faithfully,

VIJAY D

TURBADK ertal vary A table here heads in c-Pi (use para trop (d+P))

AR

Vijay Turbadkar

[Architect]

Reg. No.CA/79/5261



& LICENCE PLUMBER (NO. 3273)
LIAISONING CONSULTANT
LICENCE SURVEYER (Reg. No. S/675/LS)

Specialist In: R.C.C. Structural Repairs, Epoxy, Polymer Base Treatment, Waterproofing & Plastering

GST NO. 27AFXPS9118K1ZE PAN NO. AFXPS9118K

Date.: 28/07/2022

CONSULTANTS REPORT/CERTIFICATE FOR INTERNAL STORM WATER DRAIN

Sub.: SWD Remark for proposed redevelopment of the existing Building on Property bearing C.T.S. No. 11, 19/1/1B, 40A & 40B C Village - Mulund (East), Tal. Kurla, M.S.D., Mumbai- 400 081.

Ref.: IOD No. P-9522/2021/(11 And Other)/T Ward/MULUND-E

The Gross Plot Area 6331.56 Sq. Mt.

There exists Storm Water Drain system along the 15.90 M. Existing Sarnobat Pratap Rao Gujar Marg Wide ROAD

The detail calculation & design of the SWD inside the plot as annexed hereto.

Calculation:

1. Catchment Area : **6331.56 Sq. M.**

2. Rainfall Intensity : 0.014mm/sec

(50 mm/hr)

3. Velocity : 1.2 m/sec

4. Run Off Co-efficient : 1

5. Calculations of Discharge and Cross-Sectional Area requirement

i) $Q = A \times I \times R$

ii) Q = **6331.56 Sq. M.**X 0.000014 X 1

iii) Q = **0.0886** m3/sec

Where, Q = Discharge in cu.mt./sec.

A = Area of the plot in sq.mt.

I = Intensity of Rainfall in mm/sec (0.014mm/sec)

R = Co-efficient of Surface Run off

 $Q = A \times I \times R$

Where, Q = Discharge in cu.mt./sec.

A = Cross sectional Area required for internal storm water drain network



CIVIL ENGINEERS, CONTRACTORS & LICENCE PLUMBER (NO. 3273) LIAISONING CONSULTANT LICENCE SURVEYER (Reg. No. S/675/LS)

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V = Velocity of Storm Water (to be taken as 1.2m/sec.)

6. Area of Rectangular : Area X0.055/3600 X RC / V

Drain

6331.56 Sq. M.x 0.000015 x 0.83

: 0.0788m2

Hence proposed minimum size of drain 0.14m2

: Proposed S.W. drain of 300mm wide x

(As marked on annexed Plan) 450 mm (Average) in depth.

General Observations:

1. Whether any natural water course is : NO

Passing through the property.

2. Size of existing natural water course : N.A.

3. Size to which the existing natural: N.A.

water Course should be widened.

4. Nature of land (Whether the R.L. is : To be maintained 28.04 mtr

above as per 27.43 THD or not) item No. 5 below

5. Minimum formation level of the plot : 92 feet. Above T.H.D. or 15cm

required. Above the formation level of the raised footpath or the existing access road whichever is higher

access road whichever is highe

6. Space from side of the nalla is to be : N.A.

left

- 7. Adequate storm water drains had been designed in the property including provision for admitting storm water coming from the surrounding locality if required in future.
- 8. While constructing the S.W. Drain invert level of the drain has been designed such as to admit the storm water coming from the adjoining areas.



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GST NO. 27AFXPS9118K1ZE PAN NO: AFXPS9118K

Additional Remarks if any:

The access / internal roads of the layout had been provided with pucca covered S. W. Drains having size 1.2 x 1.2 Mtr. on Existing 15.90 M. Existing Sarnobat Pratap Rao Gujar Marg vide Route
 A - R - X having cross sectional area of 1.44 (as indicated in the accompanying plan). The remarks are offered considering the CTS boundaries as shown in the proposed plans by the Architect/LS.

The storm water drains as per these remarks are **proposed 0.14 sq. mtr. SW Drain** having 300mm wide X 450 mm in Depth built-up drain vide **Route F- E-D-C-B & G-H-I-J-K-L-M-N-O-P & S-T-U-V-W** to be constructed as per M.C.G.M. specifications. The walls shall be of c.c. M-20 of minimum thickness 0.20 m. Over a bed concrete of M-15(1:2:4) c.c. 15 cm. Thick and M-20 c.c. haunches of 8 cm. Thick with cement plaster in cm. (1:2) 12 mm thick for haunches.

The gradient of the drains are proposed in such way to create velocity of 1.22 m./sec. In case of steep localities where velocity is likely to exceed 2.40m. / Sec. Intermediate drop in invert have been provided.

- 1. All cross drains are proposed to be 1.5 times the size of the main drains proposed.
- 2. Side open spaces are proposed to be levelled consolidated and paved with proper slope to drain in such a way to dispose of the storm water into the S.W. Drains and/into the existing drains along Municipal Roads.
- 3. A catch pit of size 0.45m X 0.45m X 0.60m (deep below invert level) shall be provided at **point B & point Q & point W** (as shown on the plan) which may be covered with R.C.C./C.I./M.S. gratings.
- 4. Carriage entrance of AA Class loading slab at every gate with opening of size 0.60mx0.90m at centre along with heavy duty frame and cover and locking arrangement shall be provided.



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- 5. Proper arrangement to dispose of storm water from paved/unpaved open spaces R.G., ramp, approaches (if any) has been proposed to avoid flooding during monsoon season
- 6. The invert of the S.W.D. on upstream side is proposed to be higher than the invert on downstream side drain. The compound wall shall not be constructed on S.W.D wall.
- 7. Adequate No. of weep holes (150mm dia) shall be provided in the compound wall wherever necessary.
- 8. Structural engineer and stability & completion certificate from licensed structural Engineer shall be submitted before asking completion certificate from us.
- 9. Before staring of the work, invert levels of Existing Municipal **Storm Water Drain** to which internal S.W. Drain, is to be connected by Laying 300 mm dia. R.C.(NP3) class pipe vide connection point **B TO A & Q TO R & W TO X** shall be confirmed on site with respect to invert level of last catch pit chamber.

NOTE:

The remarks are offered without prejudice to the ownership of land and status of the land and structures thereon.

Yours Faithfully, M/s. Constructive India

Shri. Vivek D. Sawant 3273/141/2016



License No./LS:840002991 Existing BP no.:S/675/LS

Date: 04.04.2022



Supervisor's/Licence Surveyor Name: Mr. VIVEK DATTARAM SAWANT

Address: 26/402,

SAKET CHS LTD,

KANNAMWAR NAGAR NO. 1, M. H. B. COLONY,

VIKHROLI EAST,

MUMBAI, 400083

Licence Validity: 01.04.2022 To 31.03.2023

VIVEK
DATTARA
DATTARAM
M
SAWANT
Date: 2022.04.05
16:15:38 +05'30'

Site Supervisor's /
Licence Site Surveyor's
Specimen Signature

For City Engineer

Municipal Corporation of Greater

Mumbai

Office of the Dy.Chief Engineer (Building Proposals) City New Municipal Building, Bhagwan Walmiki Chowk, Vidyalankar Marg, Opp. Hanuman Mandir, Antop Hill, Wadala (East),Mumbai - 400037.



License No./LS:840002991

Date: 04.04.2022

Licensed Surveyor : Duties

- 1) To design and carry out work related to development permission as given below and to submit.
- 2) All plans/documents/information/ area certification & other details as specified in DCR connected with development permission.
- 3) Work Start Notice Certificate of plinth completion. Certificate of supervision completion certificate for building with plans.

Responsibilities

1) The Architect/Licensed Surveyor shall be responsible for designing the building in conformity with these Regulations, for authentication of documents submitted except legal document and for ensuring that the development is carried out as per approved plans, else get amended plans approved and intimating the Authority.

Structural Engineer : Duties

- 1) To carry out work related to development permission as given below and to submit.
- 2) All structural plans and related information connected with development permission.
- 3) Structural details and calculation of all parts of buildings.
- 4) Certificate of plinth completion.
- 5) Certificate of supervision and completion certificate for building with completion plans.

Responsibilities

- 1) The structural engineer shall be responsible for the structural safety and stability of development carried out on site. He shall ensure that the development is as per the structural requirements given by him.
- 2) The structural design given shall match with approved plans. If he notices any difference he shall be responsible for intimating the Authority.

Site Supervisor : Duties

- 1) To carry out work in accordance with the development permission and approved plans and to submit Certificate of supervision of buildings.
- 2) To carry out material testing on site and ensuring the quality of work as per the specifications, NBC & relevant Code of Practice.

Responsibilities

- 1) The Site Supervisor shall be responsible for the workmanship and material quality and tests of material required in development carried out on site.
- 2) The failure of test results shall be intimated to MCGM.
- 3) He shall ensure that the development is as per the structural design and approved plans and If he notices any deviation he shall be responsible for intimating the Authority.



License No./LS:840002991
Date: 04.04.2022

This licence is issued as per Clause 355 of the Municipal Corporation Act (will be referred as Act hereafter) for carrying the work of Licence Surveyor / Supervisor and same is valid from the period of 1 year i.e. from 1st April 20 ____ to 31st March 20____ and subject to following terms and condition.

As per the Clause 356 for the guidance of L.S./ Supervisor the guidelines given by Hon#ble M.C. with the consent of Standing Committee of M.C.G.M. will be binding for these licences. During the period of the licence, for the matter in which your advise would have been taken, or to whom you have been related in such matter you have to follow all the rules or the concern applicable rules shall be obeyed and binding on you and you have to follow them with the full capacity.

It is to be noted that, in case of the disobeying the terms and condition as stipulated above or ignoring the same or not following the rules in the matter wherein this licences is related and if same is found guilty, then as per the Clause 479 this licence will be terminated or cancelled by the commissioner in such a cases at any time.

And as stated above if the licence is terminated or cancelled / if the validity of this licence is expired / the order till date of cancellation or termination of this licence is withdrawn by commissioner, it will be presumed that you are not licenced holder and also during the valid period of this licence as per the power granted by commissioner under Clause 68, it shall be produced to the officer whenever asked.

As per Clause 479, as decided by the commissioner with the consent of corporation the revalidation fees will be prevailing fees till 15 April and after 15 April if same is revalidated then 50% penalty shall be paid on the prevailing fees.

City Engineer

M.C.G.M.

Note: Please note that every year on 31st March the validity of this licence is expired and if the licence is needs to be revalidated then this copy of licence shall be submitted before 1st April alongwith dully filled application form with necessary fees. Every year the revalidation fees will be accepted from 1st March. It is to be noted that, no separate intimation will be given for revalidation. And till revalidation of the licence, your any proposal will not be accepted as per the MMC Act.

Guidelines for Licensed Surveyor / Supervisor :

With the approval of Standing Committee the Municipal Commissioner has derived the following rules as per the Clause 356 of Municipal Corporation Act.

1) It shall be binding on licence holder to help and co-operate with commissioner and other MCGM officers, in following rules / sub rule which inforce in all the matter wherein the professional advise have taken or he has been appointed for.

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License No./LS:840002991 Date: 04.04.2022

2) It shall be obligatory duty of the licence holder to follow the provisions of MMC Act Clause no.9-10-11-12,In the matter wherein the professional advise have taken or he has been appointed. And specifically he shall confirm continuous the availability of competent Mistry or Supervisor who will not allow the faulty material and who will not allow incorrect construction and specifically observe all stone construction where the work of construction is going on.

- 3) In any work related to building at any place or any ongoing work as per the clause 297, 298, 299 as per the provision given below or as per any clause by which the commissioner is empowered to sanctioned R.L. or will be empowered, in every such matter where Licence Surveyor is a professionally concern, it will be compulsory to check the road#s sanctioned R.L. or otherwise. And any Licensed Surveyor by any reason shall not be reluctant for road#s sanctioned R.L.
- 4) In the matter wherein the professional advise have taken or licensee has been appointed, in such every matter or the proposed intended used of premises wherein the written permission of the commissioner is necessary, in such a building or any place where construction is going on or the place for which the user is proposed where the licensee has been appointed till time he shall confirm the compliance of all rules including terms and condition as mention above OR the necessary provision has been made shall be govern by licensee.
- 5) The Licensed Surveyor / Supervisor shall not allow to erect a building or part on the parcel of land which is leased / proposed to leased by corporation.

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License No./LS:840002991

Date: 04.04.2022

बृहन्मुंबई महानगरपालिका अधिनियम कलम 355 अनुसार सर्वेक्षक/पर्यवेक्षक म्हणून काम करण्यात दिलेले अनुज्ञापन बृहन्मुंबई महानगरपालिका अधिनियम (हयानंतर अधिनियम म्हणून संबोधले जाईल) कलम 355 अनुसार दिनांक 1 एप्रिल 2020 ते मार्च 2021 पर्यंत एक वर्षाच्या कालावधी करीता अधिनियमच्या प्रयोजनासाठी सर्वेक्षक/पर्यवेक्षक म्हणून काम करण्यास, खालील अटी व शर्तीनुसार हे अनुज्ञापन देण्यात येत आहे.

अधिनियम 356 अनुसार स्थायी समितीच्या संमतीने अनुज्ञापत्रधारक सर्वेक्षकांच्या / पर्यवेक्षकांच्या मार्गदर्शनासाठी आयुक्तांनी सध्यापुरत्या विहित केलेल्या अनेक नियमांच्या तरतुदी ह्या अनुज्ञापत्राच्या शर्ती म्हणून मानल्या जातील. ह्या अनुज्ञापत्राच्या कालावधीत ज्या बाबतीत व्यवहारदृष्ट्या आपला सल्ला घेतला असेल, किंवा आपला संबंध असेल अशा प्रत्येक बाबतीत सर्व वेळी सर्व बाबतीत आपणांस पूर्वोक्त अनेक नियमांचे किंवा त्यापैकी जे लागू असतील त्यांचे पालन करावे लागेल आणि ते आपणांस बंधनकारक राहतील आणि ते पार पाडावे लागतील आणि ते जास्तीत जास्त क्षमतेने अंमलात आणावे लागतील.

पूर्वोक्त विहित केलेले नियम पुढे दिलेले आहेत आणि हे लक्षात ठेवले पाहिजे की, जर किंवा ते वर दिलेल्या को णत्याही अटी व शर्तींचे आपणांकडून उल्लंघन करण्यात आले टाळण्यात आले तर किंवा जर ह्या अनुज्ञापत्राच्या ज्या बाबतीत संबंध असेल अशा कोणत्याही बाबतीत अधिनियमातील कोणत्याही तरतुर्दींचे किंवा अधिनियमाखल करण्यात आलेल्या कोणत्याही नियमांचे किंवा पोटनियमांचे आपणांकडून उल्लंघन करण्यात आले असेल या अधिनियमाच्या कोणत्याही तरतुर्दींच्या उल्लंघनाबाबत आपण दोषी म्हणून सिध्द झाले तर अधिनियम 479 नुसार हे अनुज्ञापत्र, आयुक्त कोणत्याही वेळी निलंबित किंवा रद्द करण्यासंबंधीचा आदेश त्यांनी मागे घेईपर्यंत या अनुज्ञापत्राचे नूतनीकरण करण्यास, येईपर्यंत अधिनियमाच्या कोणत्याही बाबतीत आपणांस अनुज्ञापत्र धारक नसलेल्या म्हणून समजण्यायेईल आणि आणखी असे की, हे अनुज्ञापत्र अंमलात आणताना कोणत्याही वाजवी वेळेस आयुक्तांनी किंवा अधिनियम कलम 68 अनुसार त्याबाबतीत आयुक्तांना अधिकार प्रदान केलेल्या कोणत्याही महापालिका अधिकाऱ्यांनी ते मागितले असता त्यांना ते सादर केलेच पाहिजे.



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Date: 04.04.2022

पूर्वोक्त अधिनियम कलम 479 अनुसार, महापालिकेच्या मंजुरीने आयुक्तांनी ठरवून दिल्याप्रमाणे हया अनुज्ञापत्राचे शुल्क दिनांक 15 मे नंतर त्याचे नूतनीकरण केल्यास अनुज्ञेय शुल्कावर 50 % दंड म्हणून भरावा लागेल.

नगर अभियंता बृहन्मुंबई महानगरपालिका

टिपः प्रत्येक वर्षी दिनांक 31 मार्च रोजी अनुज्ञापत्राची मुदत संपते हे कृपया लक्षात ठेवावे आणि जर पुढील मुदतीकरीता अनुज्ञापत्राचे नूतनीकरण करावयाचे असेल तर अनुज्ञापत्राचे पुस्तक व योग्य शुल्क अर्जासहीत प्रत्येक वर्षी दिनांक 1 एप्रिलपूर्वी आपण सादर केले पाहिजे. प्रत्येक वर्षी दिनांक 1 मार्चपासून नूतनीकरण शुल्क स्विकारले जाईल. आणि हे सुध्दा लक्षात ठेवावे की, नूतनीकरणाची सूचना दिली जाणार नाही. आणि जोपर्यंत आपण अनुज्ञापत्राचे नूतिवकरण करीत नाही, तोपर्यंत बृहन्मुंबई महानगरपालिका अधिनियमानूसार आलेले आपले कोठलेही प्रस्ताव स्विकारले जाणार नाहीत.

अनुज्ञापत्रधारक सर्वेक्षकांच्या/पर्यवेक्षकांच्या मार्गदर्शनासाठी नियम -

बृहन्मुंबई महानगरपालिका अधिनियम कलम 356 अनुसार अनुज्ञापत्रधारक पर्यवेक्षकांच्या/सर्वेक्षकांच्या मार्गदर्शनासाठी स्थायी समितीच्या मान्यतेने महानगरपालिका आयुक्तांनी विहित केलेले नियमः

- (1) ज्या बाबतीत व्यवसाय दृष्ट्यात्यांचा सल्ला घेण्यात आला असेल किंवा त्यांची नेमणूक ज्याबाबतीत करण्यात आली असेल अशा सर्व बाबतीत बृहन्मुंबई महानगरपालिका अधिनियमातील तरतुदी आणि त्याखाली सध्यापुरते अंमलात असलेल्या कोणत्याही पोटनियमांचे पालन करण्यास आणि ते अंमलात आणण्यास बृहन्मुंबई महानगरपालिका आयुक्तांना आणि इतर महापालिका अधिकारी यांना मदत करणे आणि सहकार्य करणे हे प्रत्येक अनुज्ञापत्रधारक पर्यवेक्षकास/ सर्वेक्षकास बंधनकारक म्हणून समजण्यात येईल.
- (2) ज्या बाबतीत व्यवसाय दृष्ट्या त्यांचा सल्ला घेण्यात आला असेल किंवा ज्याबाबतीत त्यांची



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नेमणूक झाली आहे, अशा प्रत्येक बाबतीत बृहन्मुंबई महानगरपालिका अधिनियमातील 9-10-11-12 ह्या प्रकरणतील तरतुदी व ह्या अधिनियमाखाली सध्यापुरते अंमलात असलेले कोणतेही पोटनियम किंवा त्यांच्यापैकी जे एखादया विशिष्ठ परिस्थितीत त्या विशिष्ठ प्रकरणात लागू असतील त्यांचे योग्य पालन करण्यास अनुज्ञापत्रधारक पर्यवेक्षक/सर्वेक्षक जबाबदार राहील. आणि विशेष म्हणजे सर्व दगडी बांधकामांच्या अंमलबजावणीची देखरेख करण्यास आणि त्या कामात एखादया सदोष साहित्याच्या वापरास मनाई करण्यात आणि अशा कोणत्याही अयोग्य बांधकामाच्या अंमलबजावणीस प्रतिबंध करण्यास अर्हताप्राप्त आणि सक्षम मिस्त्री किंवा कार्यनिरीक्षक त्या ठिकाणी ते कार्य चालले असेल त्या ठिकाणी सतत कामावर असेल आणि हजर ह्याची खात्री करन घेणे हे त्यांच्यावर बंधनकारक राहील.

- (3) कोणत्याही इमारतीसंबधी किंवा कोणत्याही जागेवर चालेल्या कामासंबंधी हया अधिनियमाखाली कलम 297, 298, 299 खालील तरतुर्दीनुसार किंवा त्यापैकी कोणत्याही कलमाखालील तरतुर्दीनुसार आयुक्तांना नियमीत रेषेचा अधिकार प्राप्त झालेला आहे. किंवा प्राप्त होणार आहे. अशा ज्या बाबतीत व्यवसायदृष्ट्या अनुज्ञापत्रधारक सर्वेक्षकांचा संबंध असेल त्या प्रत्येक बाबतीत कलम 297 खाली रस्त्याची बरोबर नियमित रेषा विहित केलेली आहे किंवा कसे व अशा जागेतील कोणत्याही भागाची रस्त्यासाठी जरुरी आहे किंवा कसे याची खात्री करुन घेणे हे अनुज्ञापत्रधारक सर्वेक्षकांवर बंधनकारक राहील आणि कोणत्याही अनुज्ञापत्रधारक सर्वेक्षकांने कोणत्याही सबबीखाली किंवा कोणत्याही कारणाखाली ज्याची जरुरी आहे अशा रस्त्याच्या नियमीत रेषेबाबत हलगर्जीपणा अगर जाणूनबुजुन चुकारपणा करण्यात भाग घेता कामा नये.
- (4) ज्या बाबतीत व्यवसाय दृष्ट्या अनुज्ञापत्रधारक अशा पर्यवेक्षकांचा/सर्वेक्षकांचा संबंध येतो अशा कोणत्याही कारणासाठी वापर करण्यात येतो. त्या प्रत्येक प्रकरणी किंवा कोणत्याही कारणासाठी वापर करण्यासाठी उद्देशित अशा व ज्याबाबतीत त्या अधिनियमाखाली आयुक्तांच्या लेखी परवानगीची किंवा अनुज्ञापत्राची आवश्यकता ही अट म्हणून विहित करण्यात आली आहे, अशा कोणत्याही



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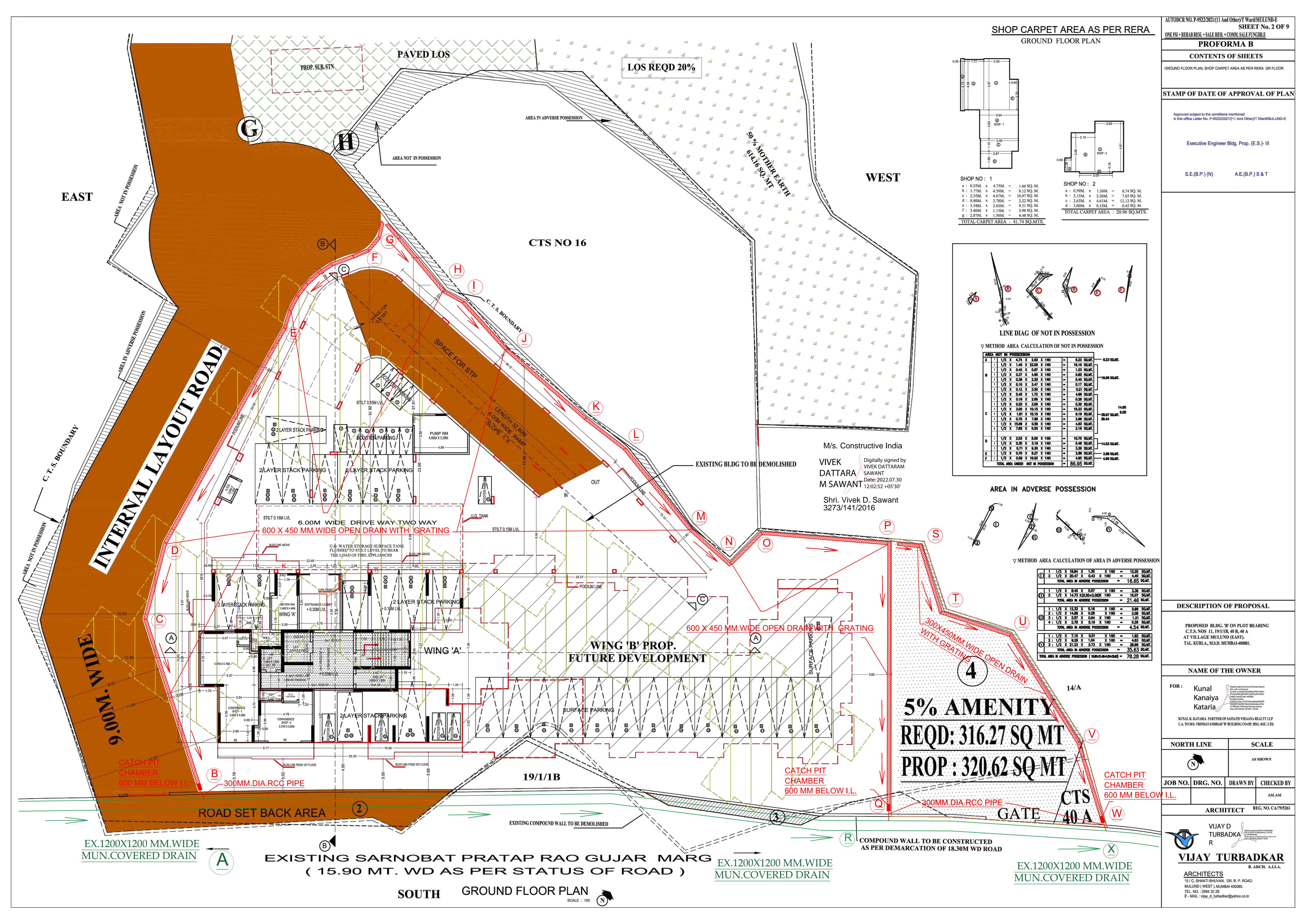
इमारतीची किंवा कोणत्याही जागेवर चाललेल्या बांधकामांची स्थापना करण्यास किंवा त्या जागेचा अशा कारणासाठी वापर करण्यास जोपर्यंत त्यांची त्या कामावर नेमणुक कायम असेल तोपर्यंत अशा कामासाठी रचना केलेल्या, किंवा त्या कारणासाठी वापर करण्याकरीता उद्देशित केलेल्या जागेसंबंधी वरील अधिनियमात विहित केलेल्या सर्व शर्ती किंवा त्याखाली सध्यापुरते अंमलात असलेल्या कोणत्या पोटनियमाच्या शर्ती पूर्ण करण्यात आल्या आहेत. किंवा त्याबाबत योग्य ती तरतूद करण्यात आली आहे हे पाहण्यचे अनुज्ञापत्रधारक सर्वेक्षकांवर बंधनकारक राहील.

(5) अनुज्ञापत्रधारक पर्यवेक्षकांच्या/सर्वेक्षकांने महानगरपालिकेने भाडेपट्ट्याने दिलेल्या किंवा भाडेपट्ट्याच्या कराराच्या कोणत्याही अटीचे किंवा शर्तींचे उल्लंघन करन कोणत्याही इमारतीच्या बांधकामाचे किंवा इमारत उभारणीचे काम करता कामा नये.



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Donat





VIJAY TURBADKAR

B.Arch., A.I.I.A.



ARCHITECTS = ENGINEERS

15/C, Shanti Bhuvan, Dr. R.P. Road, Mulund (W), Mumbai-400080. Tel .: +91-22-2569 2343 | M: 9820021488 | E-mail: vijay_d_turbedkar@yahoo

Date: 12.09.2022

To
Dy, Sup. Of garden (zone Plots)
M.C.G. M(Garden Dept.)
Kanjurmarg east
Mumbai.

Subject: Permission for cutting/transplant of trees at proposed BLDG. 'B' ON PLOT BEARING C.T.S. NOS 11, 19/1/1/B, 40 B, 40 A AT VILLAGE MULUND (EAST).TAL KURLA, M.S.D. MUMBAI-400081.

I, the undersigned apply for cutting/transplant of the trees. The details are given below:-

- Name of the Applicant: KUNAL K. KATARIA PARTNER OF SAINATH VIHAANA REALTY LLP C.A. TO M/S. VRINDAVANDHAM 'B' BUILDING CO-OP. HSG. SOC. LTD.
- IOD No. P-9522/2021/(11 And Other)/T Ward/MULUND-E dated 6 May 2022.

Ward name	Existing no. of trees	Proposed number of trees to be cut down	Proposed number of trees to be transplanted	Balance number of trees to be retained	Reasons for cutting of trees		
T WARD .	105	6	7	92	Coming in Building Plinth and Driveway.		

I enclose herewith plan showing the position of trees. I undertake to plant/transplant and maintain 92 trees as per authority's direction and also within stipulated time. I am ready to pay the required security deposit for the same to the tree authority.

Thanking you, Your Faithfully

VUAY D TURBADK

Property of the control of the contr

AR Vijay Turbadkar (Architect)

Reg No.CA/79/5261



MUNICIPAL CORPORATION OF GREATER MUMBAI

Office of the Dy.Chief Engineer(Sewerage Project), P&D, Engg. Hub, Stores Bldg., 2nd Floor, Dr. E. Moses Road, Worli, Mumbai - 400 018

System generated Sewer remark Number 4536/REM/2018/SP/515 Dated 18 Aug 2022.

To,

Shri. VIJAY DAMODAR TURBADKAR (L.P Number No.3273/141/2016 dated 16.12.2016) 15/C, SHANTIBHUVAN, DR. R.P.ROAD, MULUND (W)

CC.

Sawant Vivek D.

168/5459, Kanamwar Nagar, 1, Vikhroli (E), Mumbai-83

CC,

KUNAL K. KATARIA PARTNER OF M/S. SAINATH VIHAANA REALTY LLP CA TO OWNERS 168/5459, Kanamwar Nagar, 1, Vikhroli (E), Mumbai-83

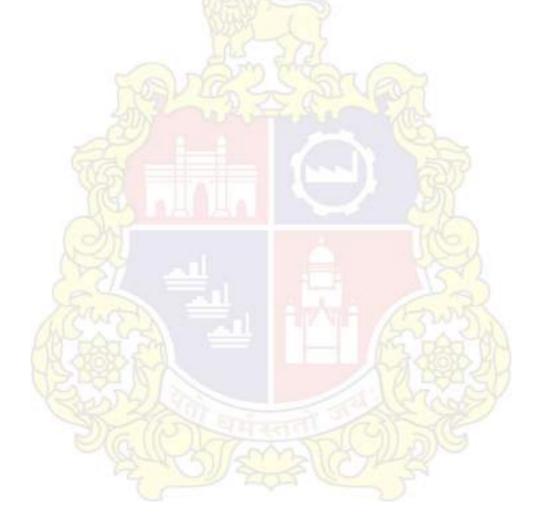
Subject:- Sewerage remarks for proposed on plot bearing CTS Number 11, 19/1/1 B, 40 A, 40 B. of village Zone 7 at ward Ward T Reference:- Application Number No.3273/141/2016 dated 16.12.2016 and date 13 May 1996

It is to inform you that, there is no objection to connect proposed Resi+comm to 0 mm dia municipal sewer by laying 150 mm dia pipe sewer street connection from sewer trap chamber of proposed development / building to municipal sewer manhole, subject to the following conditions:

- 1. That work shall be carried out as per the Municipal Specifications and drainage bye-laws after obtaining necessary permission from concerned ward.
- 2. Sewer street connection from sewer trap chamber of proposed development / building to municipal sewer manhole line shall be laid as per Municipal Specifications using R.C.C. pipes NP3 class (I.S.I. Mark only) duly encased with 15 cm. thick M-15 cement concrete all around along with provision, in 1:80 slope for 150 mm dia and 1:135 slope for 230 mm dia from connection.
- 3. That the vent shaft of adequate size (minimum 150 mm dia) shall be provided at sewer trap chamber and at every 150 m. intervals, along the sewer line.
- 4. That the work shall be carried out through licensed plumber / plumbing consultants only.
- 5. The work shall be commenced from the downstream of the network.
- 6. That all necessary permissions from concerned officials / departments like Traffic Police, Ward Office, etc. shall be obtained before starting the work.
- 7. That house drains for all the buildings at the above mentioned premises should be got approved form the concerned A.E (B.P) / Self Certification.
- 8. You shall be solely responsible for safety of other underground services pipe lines etc. and safety of third party including injury / death of any person. Any harm done as a consequence of work being carried out by you shall be compensated solely by you.
- 9. The necessary road reinstatement charges shall be borne by developer.
- 10. That fresh remarks should be obtained in case of amendment in plans.
- 11. That after the work is completed the Drainage Completion Certificate along with L-section of completed work must be uploaded for acceptance to concerned E.E(SP)P&D before obtaining part OCC / Full OCC of the building.
- 12. In the event of proposed development the remarks are generated showing the connection to the existing municipal sewer network and it is not feasible practically to connect then Arch / L.P / plumbing consultants has to make a sump or pump arrangement at his / her own risk and cost.
- 13. Any additional / separate street connection required to be laid for the proposed building same has to be approved by EE SP (P&D).
- 14. If the proposed development exceeds built-up area of 20000 sq. m. then the street connection to be treated as overflow connection of only excess treated sewage from STP provided in the building development.
- 15. If any short recovery in payment of prorata charges, scrutiny fee etc. to be paid to MCGM is observed then the same shall be paid to MCGM as and when demanded.

Note:

- 1. The remarks are generated without prejudice to the ownership of land and status of the land and structures there on.
- 2. The said remarks are generated as per plan submitted by the Architect / Consultant / L.S / L.P.
- 3. If there is any amendment / change in Plan / layout revised remark will have to be obtained before completion.
- 4. The sole responsibility of Auto generated remarks lies with Architect / Consultant / L.S / L.P Only.
- 5. Without prejudice the remarks are generated on input/ data entered by applicant for calculation of prorata charges and if any discrepancy / shortfalls is observed then the prorata charges as intimated by concerned E.E(SP)P&D shall be paid within stipulated period.
- 6. The above remarks are system generated based on the input data submitted by the Architect / Consultant / L.S / L.P and if in future it is found that the data is incorrect/ fraudulent, then the remarks deemed to be treated as cancelled and necessary action will be initiated.
- 7. The above remarks are system generated and does not require any signatures.





महाराष्ट्र MAHARASHTRA

@ 2022 @

BR 531168



To,
The Member Secretary,
State Level Expert Appraisal Committee – 2 (SEAC-2)
15th Floor, New Administration Building
Environment Department, Mantralaya,
Mumbai, Maharashtra.

I Mr. Sujit D. Jha have Proposed Building B (Residential development with shops) at village Mulund (East), Taluka – Kurla, Mumbai- 400081

"I hereby indemnify Environment Department; Government of Maharashtra and SEAC/SEIAA Maharashtra for any legal consequences arises on account of disputes in respect of ownership of the land.

SAINATH VIHAANA REALTY LLP

Sha

AUTHORIZED SIGNATORY

VRINDAVAN DHAM A BLDG. CO-OP. HSG. SOC. LTD.

(Regd. No. BOM/W.T./Hsg.T.C.6046 of 1992) Gavanpada, Mulund (E), Mumbai 400 081.

February 18 2022

The Executive Engineer (BP) ES-III, BP Office MCGM Surya Nagar, Gandhi Nagar, Vikhroli West Mumbai - 400083

Respected Sir,

CONSENT LETTER

Ref: CST No. 11, Layout Application Number P-8042/2021/(11)/Tward/Mulund-E/302/1/New of VDB.

The parties involved: Vrindavan Dham A Building CHSL (Society Registration number BOM/W.T./Hsg.T.C.6046 of 1992 - VDA) and Vrindavan Dham B Building CHSL (Society Registration number Mum/WT/HSG/TC 2753 of 1987 - VDB)

As discussed and agreed during the meeting held on Friday, 11th February, 2022 at 3.00 p.m. onwards in office and under the Chairmanship of the Executive Engineer (BP) ES-III, MCGM-BP Vikhroli, in presence of the representatives of VDA, VDB, Architect of VDB and VDB's Developer's representatives:

The Revised layout prepared by the Architect of VDB incorporating changes suggested by the Executive Engineer in the aforesaid meeting (i.e. after removal of cul-de-sac as shown in earlier layout of Jan 2022 and layout shall be based on the Registered Agreement between VDA and VDB).

Accordingly, we, Vrindavan Dham A Building CHSL, hereby grant our consent to the extent and in respect of VDA's portion of layout in that respect it is hereby signed by the office bearers for the purpose of identification in compliance with and subject to the provisions of the Agreement (dated 03.08.2019, registered on 30.08.2019) executed between Vrindavan Dham A Building CHSL (VDA) and Vrindavan Dham B Building CHSL (VDB).

Yours sincerely,

Wrindavan Dham-A Bldg, Co-op, Hsg. Soc. Ltd.

chairman / Secretary / Treasurer

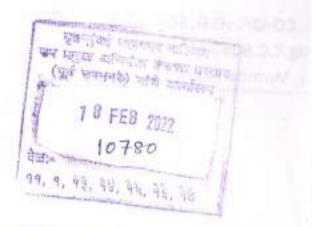
end. Layout drawing

Regd. No.
BOMIN TIMES
T.C. 6046 of 1992
T.C. 6046 of 1992
MULUND (E)

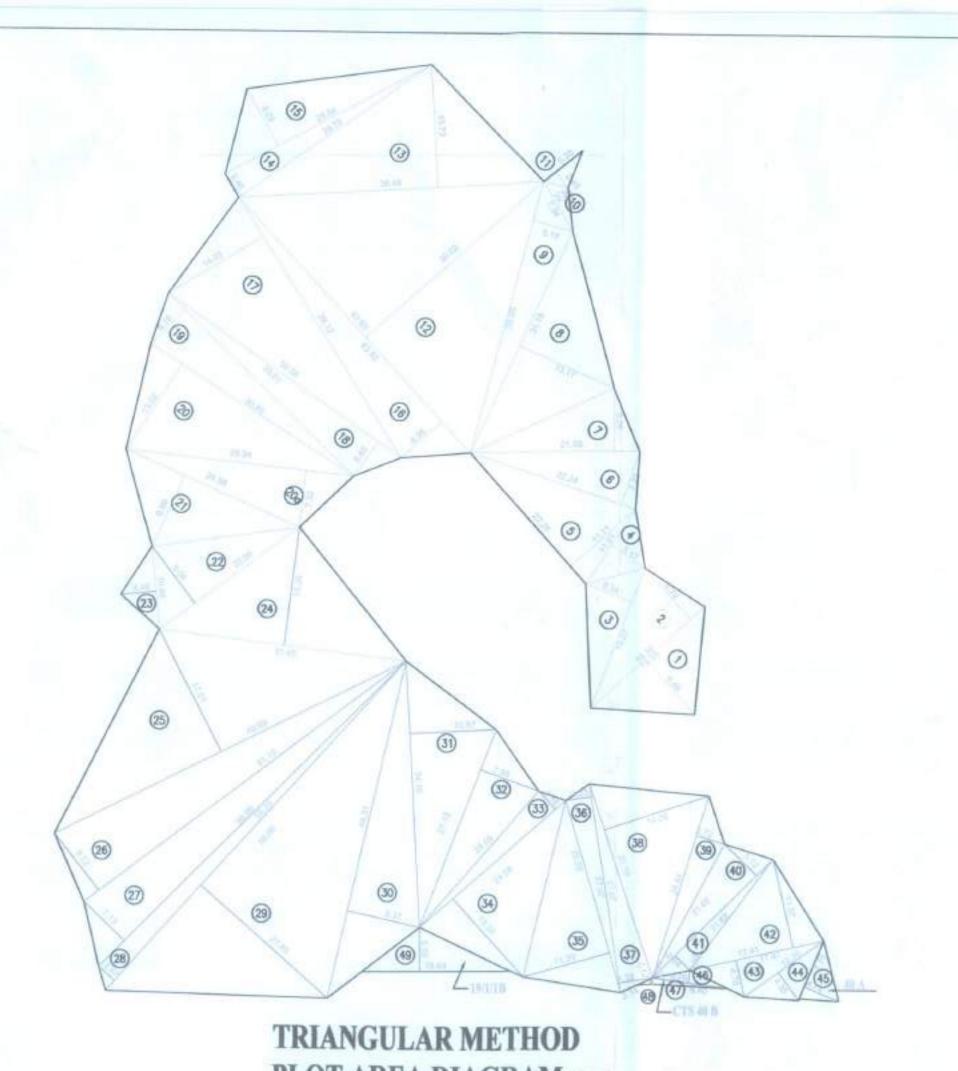
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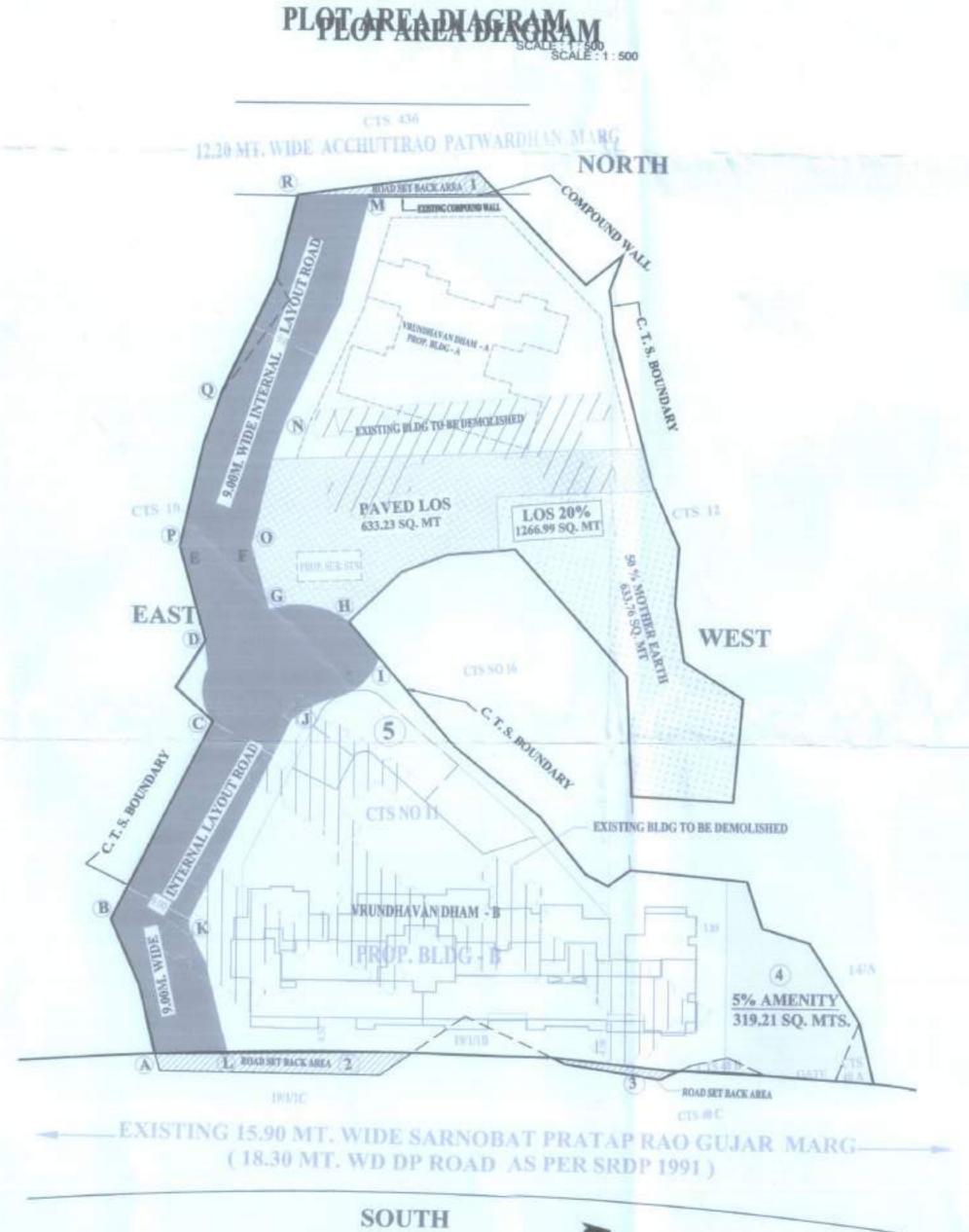
Pritam M. Khancele Hen Secretary

1/2



भ) जाता. काका (हजा) प्रत्नेहरू २) भागा. काकि (हजा) प्रत्ने हरे ३) पता. क्षित्र (हजा) प्रत्ने प्रत ४) सु. जि. (हजा) पू. तप-५) सु. जि. (आपका) पू. तप-कार्य कामी (क्षित्र) मेर जातकरी भूतिका





BLOCK PLAN (N)

SCALE: 500

PLOT	AREA I	CAL	CULAT	ON	1				
1	1/2	X	19.56	X	9,46	X	TNO	-	92.52 SQ.M
2	1/2	×	19.56	X	8.79	X	1 NO	=	85.97 SQ.M
3	1/2	X	19.27	X	6.34	X	1 NO	=	61.09 SQ.M
4	1/2	X	11.51	X	5.17	X	1 NO	=	29.75 SQ.MI
5	1/2	X	22.26	X	11.11	X	1NO	-	123.65 SQ.MI
6	1/2	×	22.24	X	7.22	X	TND	-	80.29 SQ.MI
7	1/2	×	21.55	X	8.06	X	110	-	86.85 SQ.MI
8	1/2	X	31,18	X	13.17	X	1N0	-	205.32 SQ.MI
9	1/2	X	35,95	X	5.18	X	1NO	-	93.11 SQ.MI
10	1/2	×	7.35	X	2.29	X	1N0	=	8.42 SQ.MI
11	1/2	X	6.28	X	2.49	X	1NO	=	7.82 SQ.MI
12	1/2	X	43.85	X	30.02	X	1NO	-	658.19 SQ.MT
13	1/2	×	38.48	X	15.73	X	1NO	-	302.65 SQ.MT
14	1/2	X	29.70	X	3.46	X	1NO	-	51.38 SQ.MT
15	1/2	X	29.56	X	8.29	X	1NO	100	122.53 SQ.MT
16	1/2	×	43.85	X	6.95	X	1N0	-	152.38 SQ.MT
17	1/2	X	39.12	X	14.03	X	1NO	-	274.43 SQ.MT
18	1/2	X	36.08	X	5.40	X	1N0	-	97.42 SQ.MT
19	1/2	X	33,01	X	6.16	Х	1N0	-	101.67 SQ.MT
20	1/2	X	30.65	X	13.02	X	110	-	199.53 SQ.MT
20a	1/2	X	28.94	X	7.32	X	1 NO	-	105.92 SQ.MT
21	1/2	×	24.08	X	9.99		1N0	-	120.28 SQ.MT.
22	1/2	X	22.06	X	9.08	-	INO	=	100.15 SQ.MT.
23	1/2	Х	10.68	X	4.46	X	TNO	-	23.82 SQ.MT.
24	1/2	×	31.45	X	15.30	X	1N0	-	240.59 SQ.MT.
25	1/2	X	49.69	X	17.51	X	1NO	-	435.04 SQ.MT.
26	1/2	X	51.15	X	9.22	Х	1NO	-	235.80 SQ.MT.
27	1/2	X	55.25	X	7.13	X	1NO	=	196.97 SQ.MT.
28	1/2	х	56.86	X	2.67	X	1 NO	-	75.91 SQ.MT.
29	1/2	Х	56.86	X	21.40	X	1ND	=	608.40 SQ.MT.
10	1/2	X	44.31	X	9.37	х	1 NO	=	207.59 SQ.MT.
51	1/2	X	34.19	X	10.87			-	185.82 SQ.MT.
52	1/2	X	27.13	X			110	-	106.62 SQ.MT.
IJ	1/2	X	24.58	X			1 NO	-	38.84 SQ.MT.
14	1/2	X		X	to select the last		1 NO	-	164.56 SQ.MT.
15	1/2	X		X	11.39		1 NO	=	145.74 SQ.MT.
6	1/2	X	27.07	X			110	-	43.72 SQ.MT.
7	1/2	X		X	The state of the state of		110	-	58.61 SQ.MT.
8	1/2	x	-	X		_	110	-	184.12 SQ.MT.
9	1/2	X		X			110	=	45.46 SQ.MT.
0	1/2	χ		X	And in case of Females		1N0	-	61.83 SQ.MT.
1	1/2	X	21.62	X			1 NO	-	28.54 SQ.MT.
2	1/2	χ	the state of the s	X			110	100	100.72 SQ.MT.
3	1/2			X			1 NO	=	41.61 SQ.MT.
4	1/2	-	12.36				1NO	-	26.88 SQ.MT.
		-					DOMON	-	6418.51 SQ.MT.

CTS N	0 19/1/	/1B,			
49	1/2	X 18,64	X 5.59 X 1NO	-	52.10 SQ.MT.
			TOTAL ADDITION	=	52.10 SQ.MT.

47 1/2 X 9.40 X 0.77 X 1NO = 3.6										0 408	CIS N
	9 SQ.MT	7,39	=	NO	X	1.59	X	9.29	Х	1/2	46
	2 SQ.M1	3.62	=	NO	X	0.77	X	9.40	X	1/2	
48 1/2 X 2.14 X 0.62 X 1NO = 0.6	5 SQ.MT	0.66	=	NO	X	0.62	X	2.14	X	1/2	48

CTS N	IO 40A		
45	1/2 X 7.76 X 4.73 X 1NO	=	18.35 SQ.MT
	TOTAL ADDITION	=	18.35 SQ.MT

TOTAL PLOT AREA AS PER △ METHOD (A+B+C+D) = 6500.63Q.MT AREA OF THE PLOT AS PER P.R. CARD = 6461.80 SQ MT



5% AMENITY AREA DIAGRAM

5% AMENITY AREA CALCULATION

1			7.95					=	8.03	SQ
2			25.37		the second secon			=	60.25	SQ.
3	1/2	X	20.27	Х	6.22	X	1 NO	=	63,04	SQ.
4			20.27					=	111.89	SQ.
5	1/2	X	19.40	X	7.88	X	1 NO	=	76.44	SQ.
					TOTA	AL.	ADOMION	=	319.65	SQ.
							SA	Y =	319.21	SQ
TESTAL	AMENITY AS	FA R	FOURSTD /	2108	RS+4275 A	in -	6384.30 X 5	r\ -	310.21	en.



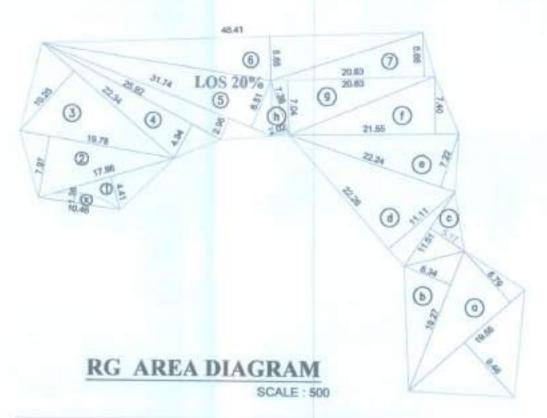
LOCATION PLAN	AS PER DCPR 2034	_

SCALE: NOT TO SCALE SHEET NO.: ES/54



SUMMERY OF PLO	TA	REA
AS PER P. R. CARD C. T. S. NO. 11 AS PER P. R. CARD C. T. S. NO. 19/1/1B AS PER P. R. CARD C. T. S. NO. 40 A AS PER P. R. CARD C. T. S. NO. 40 B	= = = =	6384.30 SQ MT 51.90 SQ MT 15.60 SQ MT 10.00 SQ MT
TOTAL	=	6461.80 SQ MT
AREA OF THE PLOT AS PER P.R. CARD AREA AS PER CONVEYANCE DEED BLDG "A" AREA AS PER CONVEYANCE DEED BLDG "B"		6461.80 SQ MT 2108.81 SQ MT 4275.49 SQ MT

		SUB - DIVIDE	D PLOTS	
PLOT-1	:	12.20M WD SET BACK	: 38.97 SQ MT -	
PLOT - 2	:	18.30M WD SET BACK	: 83.79 SQ MT	
PLOT-3		18.30M WD SET BACK	: 13.66 SQ MT) A.O.S. & SET BACK WILL HE HANIMED OVER AFTER FINALIZATION OF IEJBM & 12,30M RD
PLOT-4	:	A.O.S.	: 319.21 SQ MT	
PLOT-5	:	BLDG - A & B (RESL)	: 6006.17 SQ MT	

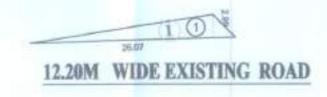


AREA OF FLOT (AS FIRE RICARD)	6461.80	5q. 88.
LESS AMENITY OPEN SPACE	319.21	Sq. Mi.
NET AREA OF THE FLOT	6142.59	Sq. Mt.
REQUIRED LOS 20% OF \$142.51	1228.52	Sq. Mil
PROPOSED LOS	1268 72	Sec. Mil.

REQUIRED MOTHER EARTH 50% OF 1228.52 = 614.26 SQ MT

RG AREA CALCULATION

MOT	HER EARTE	1		Ť						
g.	1/2	Х	19.56	Х	(9.46+8.7)	9)	X 1NO	=	178.49	SQ.MT.
b	1/2	Х	19.27	Х	6.34	X	1 NO	=	61.09	SQ.MT
C	1/2	X	11,51	Х	5,17	X	1 NO	=	29.75	SQ.MT.
d	1/2	X	22.26	Х	11.11	X	1 NO	=	123.65	
.e	1/2	Х	22.24	X	7.22	X.	1-NO	-		SQ.MT.
f	1/2	X	21.55	X	7.40	X	1 NO	100		SQ.MT.
g	1/2	X	20.83	X	7.04	X	1 NO	=		SQ.MT.
i	1/2	X	7.36	Х	2.02	X ·	1 NO	=		SQ.MT.
				1	OTAL ADDITI	ON	200	=	633.76	The state of the s
	7	101	AL PRO	PO	SED MOTHER	REA	RTH	=	633.76	SQ.MT.
AVED	RG									
1	1/2 less 2/3		17.86 10.46		4.41 = 39. 1.36 = 9.		=29.90		29.90	SQ.MT.
2	1/2	X	19.78	X	7.97		X 1NO	-	78.82	SQ.MT.
3			22.34		10.25			=	The second of the second of the second	SQ.MT.
4			25.92	χ			K 1NO	-	170700000000000000000000000000000000000	SQ.MT.
5			31.74	X	(6.51+2.96			97	and the first term to be the property	SQ.MT.
6			48.41	X				-	A Charles and a female in the	SQ.MT.
0								-		SQ.MT.
7	1/2	X	20.83	- A.	3.00	- // 3	V 1 1 1 1 1 1 1			
	1/2	X	20.83	X	5.66 OTAL ADDITIO		1110	=	633.23	
	1/2	X		T		ON		-	633.23	





18.30M WIDE D.P. ROAD RD SET BACK AREA DIAGRAM

*AS PER D. P. 1991

ROAD SET BACK AREA CALCULATION

10 0011	same man	in.	74.5				
12.20M	Series and the second		-(1)				
1	1/2	Χ	26.07	X	2.99 X 1NO	=	38.97 SQ.MT.
					TOTAL ADDITION	=	38.97 SQ.MT.
ROAL	DSET	R	ACK	AR	EA CALCULAT	TON	
-			11111111111	***	EA CALCULAI	ION	
18.30M	WD RO	AD	- (2				
1	1/2	X	16.72	X	2.30 X 1NO	=	19.23 SQ.MT.
2	1/2	X	32.86	X	1.29 X 1NO	=	21.19 SQ.MT.
3	1/2	X	32.86	X	2.64 X 1NO	=	43.37 SQ.MT.
					TOTAL ADDITION	=	83.79 SQ.MT.
18.30M	WD RO	AD.	-(3)	-			
	1		The second second	-			
4	1/2	X	16.44	X	0.66 X 1NO	==-	5.42 SQ.MT.
5	1/2	X	14.59	X	1.13 X 1NO	=	8.24 SQ.MT.
					TOTAL ADDITION	=	13.66 SQ.MT.
			200	-			
TAL ROAD	SET BAC	K A	REA 18.30	W W	D RD (83.79+13.66)	=	97.45 SQ.MT.

TOTAL ROAD SET BACK AREA (97.45+38.97) = 136.42 SQ.MT. X2

NOTE: - AS PER D. P. 2034 NO SET BACK OR SUBJECT TO R. L. / M. C. G. M. POLICY

LAY OUT AS PER DCPR 2034 SHEET No 1 OF 1 PROFORMA A

A.	AREA STATEMENT C.	T. S. NO. 11, 19/1/1B, 40A & 40B	Building - 'A'	Building - 'B'
			33.03%	66.97%
	AREA OF BLOT LAG	CHANGE SEASONE ON THE SAME SHOWEN	SQ.MT.	SQ.MT.
1		R P.R.CARD) (608430+51.90+10.00+15.0050, MTS.)	6461	1.80
	OPEN LAND		1647.76	3339.42
	LAYOUT RG		319.15	647.97
	COMMON ROAD		141.90	288.10
	TOTAL AREA		2108.81	4275.49
	PLOT AREA OF 3 OTHERS (M/S.SAINATH VIHAANA REALTY LLP) C. T. S. NO. 19/1/1 B, 40A & 40B		77.50
	TOTAL AREA OF VD - B DEDUCTIONS FOR	& 3 OTHERS		4352.99
а	: ROAD SET BACK AREA	12.20M WD ROAD = 38.97 18.30M WD ROAD = 97.45	12.87 32.19	26.10 65.26
	TOTAL DEDUCTIONS		45.06	91.36
:	NET PLOT AREA (2108.8	1 - 45.08= 2063.75)* (4352.99 - 91.38= 4261.63)**	2063.75	4261.63**
		ITY ON 2108.81+4275.49 = 6384.30 (6384.30 X 5% = 319.21 SQ MT)	(2108.81 x 5%) =105.44	(4275.49 x 5%) = 213.77
	: AREA UNDER NOT IN P : TOTAL DEDUCTIONS {		105.44	213.77
:	NET AREA OF THE PLOT	(2063.75 - 105.44 = 1958.31)* (4261.63- 213.77 = 4047.86)**	1958,31*	4047.86**

F.S.I. HAS BEEN WORKED OUT AS PER DP 2034 CONSIDERING ROAD STATUS AS PER 1991 D.P. HOWEVER THE F.S.I. MAY VARY AS PER PERMISSIBILITY AS PER D.C.P.R. 2034 CONSIDERING EXISTING ROAD STATUS AS PER D.P. 2034.

STAMP OF DATE OF APPROVAL OF PLAN

DRAFT PLAN FOR APPROVAL

S.E.(B.P.) N

A.E.(B.P.) S&T

E.E. (B.P.) (E.S.)- III

DESCRIPTION OF PROPOSAL

PROPOSED LAYOUT/ SUB DIVISION/AMALGAMATION OF PLOT BEARING C. T. S. NOS, 11, 19/1/1B, 40A, 40B AT VILLAGE MULUND (EAST). TAL. KURLA., M.S.D. MUMBAI-400081.

NAME OF OWNER AND SIGNATURE

M/S. VRINDAVANDHAM 'B' BUILDING C.H.S.

M/S SAINATH VIHAANA REALTY LLP.

CERTIFICATE OF AREA

DRG. NO:

ASLAM

PLANNING SCHEME RECORDS.



ARCHITECT REG. NO. CA/79/5261



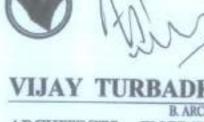
NORTH LINE

SCALE:

JOB NO.:

DRAWN BY

CHKD BY .:



VIJAY TURBADKAR ARCHITECTS ENGINEERS Secretary / Treasurer

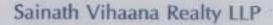
15/C, SHANTI BHUVAN, DR. R. P. ROAD, MULUND (WEST), MUMBAI : 400 080. TEL.: 2564 32 29, 2569 23 43.

2/2

Krawale

Becretary-VDA

Regd. No. BOM/W T/Hag T.C. 6045 of 199 GAVANPADA.





Date: 22/09/2022

To,
Member Secretary,
State Environmental Impact Assessment Authority (SEIAA), Maharashtra
Room No. 217, 2nd floor, Annex Building,
Environment Department, Mantralaya,
Mumbai - 400032, Maharashtra, India

Subject:

Submission of undertaking for reuse of excess treated sewage available from our proposed Building B (Residential development with shops) on plot bearing C.T.S. Nos. 11, 19/1/1/B, 40A & 40B at village Mulund (East), Taluka – Kurla, Mumbai- 400081

Respected Sir,

We SAINATH VIHAANA REALTY LLP have Proposed Building B (Residential development with shops) at village Mulund (East), Taluka - Kurla, Mumbai.

We hereby undertake that; after full occupation of this project the total treated sewage available for reuse from this project will be 104 KLD. Recycling of treated sewage shall be done for gardening (3 KLD) and flushing (45 KLD) within site which will help to reduce the quantity of treated sewage to the tune of 53% (56 KLD).

In addition to reuse of treated sewage on site the treated sewage i.e. 20 KLD shall also be used in the nearby garden, median plantation which will further help to reduce the quantity of treated sewage to the tune of 35% (36 KLD).

Regarding this we have submitted a letter to MCGM to whom excess treated sewage shall be given free of cost.

Yours faithfully,

FOR SAINATH VIHAANA REALTY LLP

AUTHORIZED SIGNATORY



Sainath Vihaana Realty LLP



Date: 22/09/2022

To. The Superintendent of Garden Lala Devi Dayal Road, Mulund (W), Mumbai - 400 080

Subject

Permission to reuse of excess treated sewage in nearby M.C.G.M. garden/ median plantation from the Proposed Building B (Residential development with shops) on plot bearing C.T.S. Nos. 11, 19/1/1/B, 40A & 40B at village Mulund (East), Taluka - Kurla, Mumbai- 400081

Respected Sir,

With reference to above mentioned subject, we have Proposed Building B (Residential development with shops) on plot bearing C.T.S. Nos. 11, 19/1/1/B, 40A & 40B at village Mulund (East), Taluka - Kurla, Mumbai that is under process for Environmental Clearance.

In this project we have proposed to reuse excess treated sewage in nearby garden area or median plantation. However, Hon'ble Committee has asked to obtain consent letter from MCGM to reuse excess treated sewage in nearby MCGM garden/median plantation.

We request your good office to kindly grant your permission for reuse of excess treated sewage in the nearby MCGM garden / median plantation.

Please do the needful and oblige.

Thanking You,

FOR SAINATH VIHAANA REALTY LLP .

AUTHORIZED SIGNATORY

ENVIRONMENTAL MANAGEMENT PLAN

During Construction Phase

No.	Component		Total Cost (Rs. In Lacs)		
1	Air Environment	Cost for Dust Suppression		2.88	
		Air & Noise Quality Sensors for Air quality & Noise Ievel monitoring		50.50	
			By outside MoEF Approved Laboratory	1.10	
2	Water Environment	Drinking water analy	0.15		
3	Land Environment	Temporary STP of ca	10.00		
4	Health & Hygiene	Disinfection at site		6.00	
		Health Check up of w	13.50		
	Total Cost				
	Cost towards Disaster management				

[#] Operation & maintenance cost of Sensors for Air & Noise quality monitoring is already considered in this value

ENVIRONMENTAL MANAGEMENT PLANDuring Operational Phase

No.	Component	Description	Capital cost Rs. In lacs.	Operational and Maintenance cost (Rs. in lacs/yr)		
1		AIR AND NOISE ENVIRO				
1.1	Cost for Ambient Air Quality & Noise Monitoring	On-site Sensors	No set up cost is involved as already considered Construction Phase	0.50		
		By outside MoEF & CC Approved Laboratory	*No set up cost is involved	0.22		
1.2	Cost for DG Stack Exhaust Monitoring	Stack of DG stack	*No set up cost is involved	0.05		
1.3	Cost for plantation	Green area	6.98	1.20		
1.4	Cost for Ventilation	STP & Pump room ventilation	4.90	At actual		
2	WATER ENVIRONMENT					
2.1	Cost for Waste water treatment	Cost for sewage Treatment Plant	34.84	2.10		
2.2	Cost for Environmental Monitoring		19.50	3.00		
		By outside MoEF & CC Approved Laboratory	*No set up cost is involved	0.05		
2.3	Cost for Water Conservation (Rain Water Harvesting System)	Cost for RWH Tank	5.20	0.26		
2.4	Costing for LFD		68.07			
3		LAND ENVIRONME	ENT			
3.1	Cost for Solid Waste Management	Cost for Treatment of biodegradable garbage in OWC	9.00	0.75		
		Cost for Monitoring of organic manure	*No set up cost is involved	0.08		
4		ENERGY CONSERVA	TION			
4.1	Use of renewable energy	Cost for Solar Panels	13.25	1.50		
	Total Co	ost	161.74	9.71		
Cost To	owards Disaster Management (Includi	ing dewatering system)	651.45	46.00		
4		المراجع والمناسب والمناسب والمراجع والمراجع والمناسب والمناسب والمناسب والمناسب والمناسب والمناسب والمناسب	FF and a desired lade a week a way			

^{*} No set up cost is involved as monitoring contract shall be given to outside MoEF approved laboratory



MUNICIPAL CORPORATION OF GREATER MUMBAI

(Solid Waste Management Department)

Office of Executive Engineer, SWM SWM Zonal Office 6.

Application Number - P-9522/2021/(11 And Other)/T Ward/MULUND-E-SWM/1/New, dated - 07 Apr 2022

Issued remarks Number /0/2022/T/ES Dated 11 Apr 2022.

To (Architect / L.S), VIJAY DAMODAR TURBADKAR 15/C, SHANTIBHUVAN, DR. R.P.ROAD, MULUND (W) CC (Owner),
KUNAL K. KATARIA PARTNER OF M/S. SAINATH
VIHAANA REALTY LLP CA TO OWNERS
101, SAINATH HOUSE, B.P. CROSS ROAD NO. 1,
MULUND WEST, MUMBAI- 400 080

Subject:- Approval to Construction & Demolition Waste Management Plan for the site at CTS/CS Number 11, 19/1/1 B, 40 A, 40 B. of village MULUND-E at ward Ward T.

Reference:- Your application / online submission for C&D Waste Management Plan levelling & filling at designated site dtd. 07 Apr 2022.

With reference to your application/ online submission, the Debris Management Plan submitted by you has been approved as per "Construction and Demolition Waste Rules 2016" and you are allowed to transport Construction & Demolition/ Excavation Material from construction site to the unloading site subject to following terms & conditions.

- 1. This approval is subject to the orders given by Hon. Supreme Court u/no. in SLP (Civil) No. D23708/2017 dated 15.3.2018. You shall follow this order of Hon. Supreme Court and instructions therein.
- 2. You shall handle & transport Construction & Demolition Waste / Excavation Material to the extent of 500 Brass only to the designated unloading site Survey No.30/1/K,30/3,30/5,33/1,33/2,33/3,34/1,34/2,35/4/A,35/1,35/2,35/3/A,35/3B,35/5,35/6,36/1,36/2,36/3,36/4,37/2/B of village Alkunda,Taluka Bhiwandi,Dist.Thane.(Mr. Vipin Chapshi Shah-9930992999) & validity 17 Apr 2023.
- 3. You shall transport the C&D waste with proper precautions and employ adequate measures safe guards to dispersal of particles through the air.
- 4. You have mentioned designated site for transportation of C&D waste for filling and levelling purpose. The C&D waste shall be transported and deposited at the designated site only The Landfill site (unloading site) shall be governed by the Construction and Demolition Waste Management Rules, 2016 and Solid Waste Management Rules, 2016.
- 5. In the event for any reason whatsoever, the consent given by the Designated Site / Agency is revoked or the time limit for the designated site has expired or the capacity of unloading site is exhausted. In such case the builder / developer shall forthwith stop the transportation
 - activities. The builder / developer shall submit revised Construction and Demolition waste management plan along with required valid documents for revalidation of existing C&D waste Management Plant.
- 6. The construction & Demolition Waste shall be transported through your Transport Contractor. The details of the same shall be uploaded in the system by the applicant at the time of actual transportation.
- 7. The deployed vehicles shall abide by all the R.T.O. rules and regulations. You shall ensure that the vehicles should be properly covered with tarpaulin or any other suitable material firmly to avoid any escape / fall of waste on road from moving vehicle. The body and wheels shall be cleaned and washed thoroughly to avoid spreading of waste on road.
- 8. The copy of approved Construction and Demolition Management Plan Shall be accompanied with each and every vehicle under this

approval. The developer shall issue the proper Challan for each and every trip of vehicles and that shall be acknowledged by the agency of unloading site. The developer shall maintain record of C&D material transported and shall make it available to MCGM and / or Monitoring Committee whenever required for inspection.

- 9. The approval is granted presuming that the papers submitted by the applicants / Owners are genuine. For any dispute arising out of documents submitted by applicant, POA / Occupant / Owner shall be held responsible as prescribed under the law prevailing in force.
- 10. The approval granted hereto does not absolve the other approval required from the other department of M.C.G.M. OR Govt. authorities.
- 11. In case of disputes, court matters etc. related to the subject site / land / property, this approval cannot be treated as a valid proof.
- 12. In case of any breach of condition is brought to the notice of MCGM or Monitoring Committee, Show Cause Notice will be issued and decision will be taken within one month as expeditiously as possible, which shall be binding on you / land owner.
- 13. This approval is not a permission for excavation or permission for dumping but this is the only approval under Construction & Demolition Waste Management Plan for the transportation of Construction & Demolition Waste for unloading at designated unloading site.
- 14. You / Land owner shall submit valid Bank Guarantee from the bankers approved by the MCGM and the amount applicable as per attached table. The bank guarantee remains valid till grant of Occupation Certificate (OCC).
- 15. The license architect / license engineer shall upload compliance report in respect of Construction & Demolition Waste Management Plan, any breach will entitle the cancellation of building permission and work will be liable to stop immediately.
- 16. (A) Project Total Estimated Qty (Brass):15500
 - (B) Obtained NOC(s) Total Qty (Brass): 500

Note:

- 1. The above remarks are system generated based on the input data submitted by Architect / Consultant / L.S and if in future it is found that the data is incorrect / fraudulent then the remarks deemed to be treated as cancelled and necessary action will be initiated.
- 2. The above remarks are system generated and does not require any signatures.
- 3. This C & D approval is issued subject to obtaining valid IOD / CC. Actual transportation shall begin after obtaining valid IOD / CC only.





ULTRA TECH ENVIRONMENTAL CONSULTANCY AND LABORATORY PVT. LTD

(A Venture of ULTRA TECH Environmental Consultancy & Caboratory).

Lab. Accredited by NABL-ISO/IEC 17025;2017, TC-5500 [Valid up to 03/08/2024] Lab, Recognized by CPCB, MoEF&CC [GOI] under EP[A]-1986 ISO 90012015 & ISO 450012018 Certified

Lab: Survey No. 93/A, Conformity Hissa No. 2, 6 V Brothers Eldg., Bata Compound, Khopat, Near Flower Valley, Thane [West] - 400 601, Maharashtra, India. Tet +91- 022 45119250 / +91- 02245119239 / № +91-7039076680 Emait lab@ultratechin 224, 225, Jal Commercial Complex, Eastern Express Highway, Opp. Cadbury Factory, Khopat, Thane (W) 400 601, Maharashtra, India.

TEST REPORT

ISSUED TO:

SAINATH VIHAANA REALITY LLP

ULR NO.

REPORT NO. : UT/ELS/REPORT/ C-80 /06 -2024

For Project:

ISSUE DATE : 11/06/2024

"Proposed Building B(Residential redevelopment with

YOUR REF.

shops)"

1 Verbal Confirmation

On Plot bearing CTS No.11,19/1/1/B,40A&40B At village Mulund(E)

REF, DATE

1 21/05/2024

Taluka -Kurla Mumbai

SAMPLE PARTICULARS Sampling Plan Ref. No.:

C-47 /05-2024

AMBIENT AIR QUALITY MONITORING Location Code

; I Meter

Sampling Procedure Date & Time of Sampling UT/LQMS/SOP/AA01A 21/05/2024 14:30 Hrs.

Sample Location

: At Project Site

Sample Registration Date

22/05/2024 14:30 Hrs. : 22/05/2024 22/05/2024

GPS Co-ordinates Height of Sampler

: N19°10'33.14"; E72°57'47.58"

Analysis Starting Date Analysis Completion Date Ambient Air Temperature

24/05/2024 1 28.9 ℃ : 55.2 %

34.4 to °C 61.3

Sampling Duration Sample Lab Code

: 24:00 Hours:Minutes

Relative Humidity Sample Collected By to 96

: UT/ELS/C-318/05-2024

ULTRA TECH ENVIRONMENTAL CONSULTANCY AND LABORATORY PVT. LTD.

Sr. No.	Test Parameter	Test Method	Test Result	Unit	NAAQMS Industrial, Residential, Rural and Other Area
1	Sulphur Dioxide (\$0 ₂)	IS 5182 (Part 2] : 2623		_	24 Brs.* or 1 Hrs.
2	Nitrogen Dioxide (NO ₂)	The same of the sa	10	ag/m"	80
-		IS 5182 (Part 6) : 2006	25	pg/m ²	80
3-	Particulate Matter (PM ₁₈)	EPA/625/R-96/010a Compositium Method ID-2.1	71	-	
4	Particulate Matter (PM ₁₃)		74	pg/m*	100
-	The state of the s	IS 5182 (Part 24): 2019	27	µg/m ³	60
5	Carbon Monoxide (CO)*	IS 5182 (Part 10) : 1999	15	mg/m ³	30

Remark/ Statement of Conformity:

The parameters tested above are found to be within 24 hourly TWA of National Ambient Air Quality Monitoring Standard (MAAQMS), Part III- Section IV

Sampling Equipment	Instrument Used	Lab ID	Make	Madel	6.90	1 2 22
Details	Fine Dust Sampler	UT/LAB/75			Sl. No.	Califeration Valid up to
Decins	Respirable Bust Samples		Netel	MPM F052.5/10x (A)	222	18/09/2024
A	occupantion must somption	UT/LAB/107	Politicit	PEM-ROS BNI.	3213	30/12/2024

This test report refers only to the sample tested and observed values are relevant to sample collected only.

This test report may not be reproduced in part, without the permission of this laboratory.

3. Any correction invalidates this test report.

4. Samples were collected by fellowing laboratory's SOP (UT/LQMS/SOP/AAO1A) based on CPCB Guidelines - National Ambient Air Quality Monitoring Series NAAQMS/2003-04 and respective test methods.

5. Weather during sampling was Sonny & Clear

"Three weighted average shall be complied with 98% of the time is a year. 2% of the time, they may exceed the limits but not on two consecutive monitorings.

Analyzed By:

Divya Mhatre

Reviewed By:

Jayashree Acharya (Quality Manager)

- END OF TEST REPORT -

Authorized By:

Meghan Patil (Head of Laboratory) Authorized Signatory

WITTER TECH





ULTRA TECH ENVIRONMENTAL CONSULTANCY AND LABORATORY PVT. LTD.

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Lab. Recognized by CPCB, MoEF&CC [GOI] under EP[A]-1986
ISO 98012015 & ISO 450012018 Certified

Lab: Survey No. 93/A, Conformity Hissa No. 2, 6 V Brothers Bldg., Bata Compound, Khopet, Near Flower Valley, Thane (West) - 400 601, Maharashtra, India.

Tel: +91- 022 45119250 / +91- 02245119239 / 🕲 +91-7038076680 Email: Iab@ultratech.in

224, 225, Jai Commercial Complex, Eastern Express Highway, Opp. Cadbury Factory, Khopet, Thane (W) 400 601, Maharashtra, India.

TEST REPORT

ISSUED TO: SAINATH VIHAANA REALITY LLP

At Your Site: "Proposed Building B(Residential redevelopment with shops)"
On Plot bearing CTS No.11,19/1/1/B,40A&40B At village Mulund(E)

Taluka -Kurla Mumbai

ULR NO.

.

REPORT NO.

UT/ELS/REPORT/C-081/06-2024

ISSUE DATE

11/06/2024

YOUR REF. REF. DATE Verbal Confirmation

REF. DATE

: 22/01/2024

SAMPLE PARTICULARS

Sampling Plan Ref. No. Date of Monitoring : C-47/05-2024 : 21/05/2024 NOISE LEVEL QUALITY MONITORING Sample Lab Code : UT/ELS

: UT/ELS/C-319/05-2024

Survey Done By

: ULTRA-TECH

Sr.	Location	Noise Level Reading in dB(A)					
No.	aroundon.	Time (Hrs) D		Time (Hrs)	Night dB(A)		
01.	At Project Site	10:00 to 10:05	54.4	22:00 to 22:05	44.9		
02.	Near Security Cabin	10:10 to 10:15	53.4	22:10 to 22:15	43.8		
03,	Near Main Gate	10:20 to 10:25	53.5	22:20 to 22:25	43.4		

Opinions / Interpretations:

The Noise Pollution (Regulation And Control) Rules, 2000: Is Provided as Annexure II for Your Reference.

(Turnover to find Annexure).

Note:

Monitoring area coming under Residential Area.

Noise level monitored is an average for period as stated above, the permissible sound pressure level is to be determined with respect to the total time a workman is being exposed (continuously or a number of short term exposures per day) in Hrs.

Sampling Equipment	Instrument Used	Make & Model	Calibration Status
Details	Sound Level Meter	Make - Casella; Model - CEL-633C; Sr. no. 2382959	Valid up to - 01/12/2024

Note:

1. This test report refers only to the monitoring conducted.

2. This test report may not be reproduced in part, without the permission of this laboratory.

3. Any correction invalidates this test report.

- END OF REPORT -

Monitored By:

Janardhan Mule & Balchandra Bhoir Reviewed By:

Jayashree Acharya (Quality Manager) COMPANIES TECH

Authorized By

Meghan Patil (Head Of Laboratory)

(Authorized Signatory)

Page 1 of 1

GST: 27AADCU4659H1Z0 CIN NO: U74900MH2023PTC415102

006103

ANNEXURE-II

THE NOISE POLLUTION (REGULATION AND CONTROL) RULES, 2000

(The Principal Rules were published in the Gazette of India, vide S.O. 123(E), dated 14.2.2000 and subsequently amended vide S.O. 1046(E), dated 22.11.2000, S.O. 1088(E), dated 11.10.2002, S.O. 1569 (E), dated 19.09.2006 and S.O. 50 (E) dated 11.01.2010 under the Environment (Protection) Act, 1986.)

SCHEDULE

(See rule 3(1) and 4(1))

Ambient Air Quality Standards in respect of Noise

Area Code	Fatanam of Ame / Jane	Limits in dB(A) Leq	
Area Code	Category of Area / Zone	Day Time	Night Time
A	Industrial Area	75	70
В	Commercial Area	65	55
C	Residential Area	55	45
D	Silence Zone	50	40

Note:

- 1. Day time shall mean from 6.00 a.m. to 10.00 p.m.
- 2. Night time shall mean from 10.00 p.m. to 6.00 a.m.
- Silence zone is an area comprising not less than 100 meters around hospitals, educational institutions, courts, religious places or any other area which is declared as such by the competent authority.
- 4. Mixed categories of areas may be declared as one of the four above mentioned categories by the competent authority.
- * dB(A) Leg denotes the time weighted average of the level of sound in decibels on scale A which is relatable to human hearing.
- A "decibel" is a unit in which noise is measured.
- "A", in dB(A) Leq, denotes the frequency weighting in the measurement of noise and corresponds to frequency response characteristics of the human ear.

Leq: It is energy mean of the noise level over a specified period.

CONSTRUCTION ACTIVITIES

The maximum noise levels near the construction site should be limited to 75 dB(A) Leq(5 min.) in industrial areas and to 65 dB(A) Leq(5 min.) in other areas.

THE PERMISSIBLE LEVELS FOR NOISE EXPOSURE FOR WORK ZONE

(TheModel Rules Of The Factories Act, 1948)

Peak sound pressure level in dB	Permitted number of impulses or impact/day
140	100
135	315
130	1000
125	3160
120	10000

Notes:

- 1. No exposure in excess of 140 dB peak sound pressure level is permitted.
- For any peak sound pressure level falling in between any figure and the next higher or lower figure as indicated in column 1, the permitted number of impulses or impacts per day is to be determined by extrapolation on a proportionate basis.

Total time exposure (continuous or a number of short term exposures per day) in Hrs	Sound Pressure Level in dB(A)
8	90
1 4	93
2	96
1	99
1/2	102
1/8	108
1/16	111
1/32 (2 minutes) or less	114

Notes:

- 1. No exposure in excess of 115 dB(A) is to be permitted.
- For any period of exposure falling in between any figure and the next higher or lower figure as indicated in column 1,the permissible sound pressure level is to be determined by extrapolation on a proportionate basis.



ULTRA TECH ENVIRONMENTAL CONSULTANCY AND LABORATORY PVT. LTD

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Lab. Accredited by NABL-ISO/IEC 17025-2017, TC-5500 (Velid up to 83/98/2024) Leb. Recognized by CPCB, MoEF&CC [GOI] under EP(A)-1986 ISO 9001/2015 & ISO 45001/2018 Certified

Lab: Survey No. 93/A, Conformity Hissa No. 2, 6 V Brothers Bldg., Bate Compound, Khopat, Near Hower Valley, Thane (West) - 400 601, Maharashtra, India. Tel: +91- 022 45119250 / +91- 02245119239 / \$\times +91-7039076680 Email: lab@ultratech.in 224, 225, Jai Commercial Complex, Eastern Express Highway, Opp. Cadbury Factory, Khopat, Thane (W) 400 501, Maharashtra; India.

TEST REPORT

ISSUED TO:

SAINATH VIHAANA REALITY LLP

HER NO.

UT/ELS/REPORT/

C-82 /06 - 2024

"Proposed Building B(Residential redevelopment with

ISSUE DATE

REPORT NO.

11/06/2024 Vertial Confirmation

For Project:

shops)"

YOUR REF.

22/05/2024

On Plot bearing CTS No.11.19/1/1/B,40A&40B At village Mulund(E)

Taluka -Kurla Mumbai

REF. DATE

Ŷ.

SAMPLE PARTICULARS

Sampling Plan Ref. No.: Sampling Procedure

C-47/05-2024

UT/LQMS/SOP/SOTA 22/85/2024 17:00

Sample Type Sample Location : Solf

: At project Site

SOIL SAMPLE ANALYSIS

Date & Time of Sampling Sample Registration Date **Analysis Starting Date**

22/05/2024

22/05/2024 30/05/2024

Sample Quantity &

: 1 Kg. in Ziplock Plastic Bag. (Approximately)

Sr. No.	Test Parameter	Test Method	Test Result	Unit
1	pH [1:2.5 Soll:Water]	IS 2720 (Part 22):1972	7.4	
2	Electrical Conductivity [1:2 Sml:Water]	IS 14767:2000	466	µ5/cm
3 1	Bulk Density	SOP No. UT/LQMS/SOP/S03	1137	lig/m
4	Moisture Content	IS 2720 (Part 02):1973	3,8	96
3.	Organic Matter	85 2720 (Part 22):1972	1.2	96
6	Ontanic Carbon	ES 2728 (Part 22):3972	0.7	96
7	Water Holding Capacity	SOF No. UT/LQMS/SDP/S12	53.0	99
8	Cation Exchange Capacity	SDP No. UT/LQMS/SOP/S18	26.3	meq/100g
9	Sodism Adsorption Ratio	SOF No. UT/LQMS/SOP/S26	1.3	[meg/lgg] ^{(0.1}
10	Sodium as Na	SOF No. UT/LQMS/SOF/S1V	52	mg/kg
11	Magaesium as Mg	SOP No. UT/LQMS/SOP/S22	64	mg/kg
12	Chlorides as Cl	SOP No. UT/LQMS/SOP/SZI	78	mg/kg
13	Sulphate as 50.	SOP No. UT/LQMS/SOP/S24	112	mg/kg
14	Boron as B (Available)	SOP No. UT/LQMS/SOP/S27	0.8	mg/kg
15	Phosphorous as P2O3 (Available)	SOP No. UT/LQMS/SOP/S28	56	kg/to*
16	Potassium as K ₂ D (Available)	SOP No. UT/LQMS/SOP/S29	241	lig/ha
17	Nitrogen as 8 (Available)	SOP No. UT/LQMS/SOP/S30	161	lqi/ha
18	Iron as Pe	SOP No. UT/LQMS/SOP/S358S37	71140	rrig/kg
19	Zinc as Zn	50P No. UT/LONS/50P/\$35&\$37	69	mg/kg

Remark/ Statement of Conformity

Mil

L. This best report refers only to the sample tested.

- 2. This test report may not be reproduced in part, without the permission of this laboratory.
- 3. Any correction invalidates this test report.
- A. Sample was collapsed using laboratory's SOP (UT/LQMS/SDP/SD1A) based on Manual on Sampling, Analysis and Characterization of Hazardous Wastes, CPCS, New Delin.
- Test rusuits reported with unit/s † are obtained from accomplic conversions/calculations applied to test rusuits in mg/kg

Analyzed By:

Damini Chalke, Jayashree Acharya

Reviewed By:

Tejaswini Ghugare (Deputy Quality Manager)

- END OF TEST REPORT -

MEULTANO ELITRIA TECH

Authorized By:

MNamos Manasi Namjoshi Technical Manager) Authorized Signatory

1 of 1



MUNICIPAL CORPORATION OF GREATER MUMBAI

HYDRAULIC ENGINEER'S DEPARTMENT Remark Issued u/n HE/002398/2022/T/ES Dated: 02 Aug 2022

Office of the:

Office of Ex. Eng.(P & R) 'B' Ward Office, 3rd Floor, Near J J Hospital, Babula Tank Cross Road, Mumbai-400009.

To,

Shri. VIJAY DAMODAR TURBADKAR 15/C, SHANTIBHUVAN, DR. R.P.ROAD, MULUND (W) CC.

KUNAL K. KATARIA PARTNER OF M/S.
SAINATH VIHAANA REALTY LLP CA TO
OWNERS
101, SAINATH HOUSE, B.P. CROSS ROAD
NO. 1, MULUND WEST, MUMBAI- 400 080

Subject: Hydraulic Engineer's Department Remark for proposed building on Plot bearing CTS / CS Number 11, 19/1/1 B, 40 A, 40 B. of

Village / Division MULUND-E at Eastern Suburb, T Ward, Mumbai.

Reference: 1) Your online application - Application Number P-9522/2021/(11 And Other)/T Ward/MULUND-E-HE/1/New dated 30 Jul

2022

2) Scrutiny fee receipt Number CHE/BP/88999/22

As per the data furnished by Architect / Consultant / LS / LP the proposed building under reference is a Resi+comm. Total water requirement of the building works out to 136350 lpd for residential purpose, 1710 lpd for commercial purpose and 9000 lpd for other purpose.

It is to inform that, Hydraulic Engineer's Remark for the proposed Individual building under reference are as follows:-

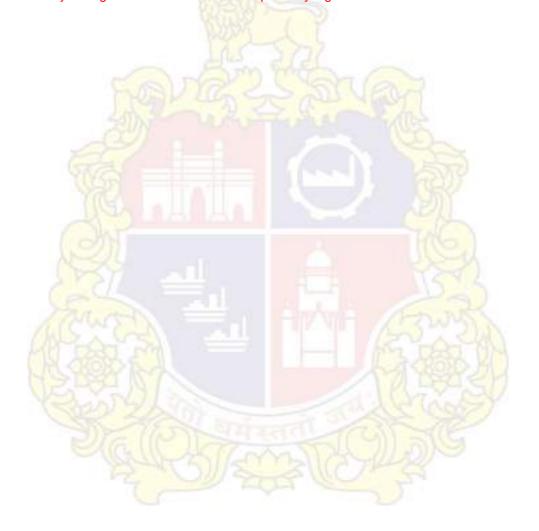
- 1. Water supply for the Resi+Comm building will be made available as per prevailing norms, on submission of occupation certificate.
- 2. Water supply as per condition number 1, will be made available only after compliance of condition number 9
- 3. If borewell is to be dug on site an Register Under Taking from Architect / Consultant / LS / LP to be submitted for proposed location of borewell with latitude and longitude of borewell.
- 4. Physically separate underground and overhead water storage tanks of adequate capacities for domestic and flushing purpose shall be provided. Capacity of underground water storage tank shall be obtained from consultant. Underground suction tank shall be located as close as possible to the existing water main in Municipal Road and the same shall not be in 1.5 M vicinity of drainage / Sewer line / Manhole / Inspection Chamber and shall be at minimum distance of 6.00 mt from proposed STP. Top of manhole shall be maintained at about 60 cm above adjacent ground / floor level and minimum head clearance of 1.20 M shall be maintained for inspection and cleaning of tanks.
- 5. The internal water distribution system within building shall be provided by Terrace loop & downtake system. The design for same shall be obtained from consultant and shall be self certified.
- 6. Adequate precaution shall be taken while designing and execution of the structural members continuously in contact, with chlorinated Municipal water in the suction tank, located in the basement / stilt of the building. As suction tank is located within the building line, adequate care shall be taken to avoid contamination and adequate arrangements shall be made to drain out the overflow water.
- 7. Automatic level control censors system & Ball Cock arrangement shall be provided in overhead & underground water storage tanks to avoid overflow from tanks.

- 8. Water conservation devices such as dual flushing cisterns (ISI marked) / dual flush valves for W.C.'s and sensor operated taps for wash basins & urinals, shall be installed in the building.
- 9. Water supply will be made available only after strenghtening of existing water supply network by Owner / Developer / MCGM.

Above Remark are issued as per data furnished by Architect / Consultant / LS / LP while amendment in building plans, if water demand of the building exceeds above 10% to the above water demand, then this Remark shall be treated as cancelled and fresh Remark shall have to be obtained by providing revised data.

Notes:

- 1. The above remarks are system generated based on the input data submitted by Architect / Consultant / L.S. / L.P. and if in future it is found that the data is incorrect / fraudulent then the remarks deemed to be treated as cancelled and necessary action will be initiated.
- 2. The above remarks are system generated and does not require any signatures.



बैंक ऑफ़ बड़ीटा Bank of Baroda

Vasai West Branch, Shop No 7,8,9, Hira Niketar Ambadi Road CornerVasai Road West Dist Palghar-401202 **Mob No-** 8879970563 E-Mail: vaswes@bankofbaroda.com

b.:BOB/VASWES/SARFAESI/2023 POSSESSION NOTICE (For Immovable property) [Rule 8 (1)]

Whereas,The undersigned being the Authorised Officer of the Bank of Baroda, Vasa Whereas, The undersigned being the Authorised Officer of the Bank of Baroda, Vasai West Branch under the Securitisation and Reconstruct of Financial Assets and Enforcement of Security Interest Act, 2002 an in exercise of the power conferred under Section 13 (2) read with Rule 3 of the Security Interest Enforcement) Rules 2002 issued a demand notice dated 30,07,2022 calling upon the borrower Mr. Shambhu Singh Rajput and Mrs. Manju Shambhu Singh, Flat no 401, 4th floor, ACROPOLIS, J Wing, MMRD Layout, Sector-3, Off Chikal Dongari road, Bolinj Virar West, Dist Palghar (MH)- 401303, Maharashtra, India to repay the amount mentioned in the notice being aggregating Rs.9,44,874/- (rupees Nine Lac Forty Four Thousand Eight Hundred Seventy Four Only) plus interest thereon on from 29,07.2022 within 60 days from the date of receipt of the said notice. The borrower having 29.07.2022 within 60 days from the date of receipt of the said notice. The borrower having 29.07.2022 within 60 days from the date of receipt of the said notice. The borrower having failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him under Section (4) of Section 13 of the Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on this the 11.01.2023. The borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the Bank of Baroda Vasai West Branch for an amount of aggregating . Rs.9,44,874/-(Rupees Nine lac forty four thousand eight hundred seventy four only) plus interest thereon on from 29.07.2022. The borrower's attention is invited to provisions of Section 13 (8) of the Act in prespect of time available to redeem the secured assets. Section 31 (8) of the Act, in respect of time available, to redeem the secured assets.

Description of the Immovable Property
All that premises bearing. Flat No. 401, 4th floor, ACROPOLIS, J Wing, MMRD Layout, Sector-3, Off Chikal Dongari road, Bolij, Virar West, Dsit-Palghar (MH)-401303.

Sd/

Date: - 11.01.2023 Place: Vasai West Authorised Office Bank Of Baroda

PUBLIC NOTICE

This is to inform to the general public that, the proposed construction of 'Building 'B' (Residential Redevelopmen with Shops) on plot bearing CTS nos. 11 19 / 1 / 1 / B, 40 A & 40 B at Village Mulund (East), Taluka: Kurla, District Mumbai, Maharashtra by developers M/s. Sainath Vihaana Realty LLP, has Clearance from Environment & Climate Change Department, Mantralaya, Govt of Maharashtra vide letter no. SIA / MH / MIS / 290777 / 2022, dated: 09/01/2023 Clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at website at http://parivesh.nic.in

Sd/-

M/s. Sainath Vihaana Realty LLP 101& 102, Sainath House, B. P. Cross Road No. 1, Mulund (West), Mulund,

been accorded Environmental Copies of the said Environmental

Mumbai-400080, Maharashtra,

ASHAPURA MINECHEM LIMITED

CIN No.: L14108MH1982PLC026396 Regd. Office: Jeevan Udvog Bldg., 3rd Floor, 278, D. N. Road, Fort, Mumbai - 400 001. Tel. No.: +91-22 66221700 Fax: +91-22 22074452

CORRIGENDUM TO THE POSTAL BALLOT NOTICE DATED 2nd JANUARY, 2023

Dear Member(s)

The Company had issued Notice dated 2nd January, 2023 seeking approval of members for certain agenda items through postal ballot process. The Postal Ballot Notice has already been circulated to all the Shareholders of the Company in due compliance with the provisions of the Companies Act, 2013 read with rules made thereunder and applicable provisions of SEBI regulations.

The Company through this communication wishes to bring to the notice of the Shareholders, following changes in the said Postal Ballot Notice in terms of the recent amendments to the SEBI Regulations and suggestions/comments received from Stock Exchanges Changes to the Explanatory Statement to Item No. 1.

Point No. 3 shall be read as under:

Since the shares of the Company are frequently traded, the issue price for the preferential allotment is determined as per the regulation 164 of SEBI (Issue of Capital & Disclosure Requirement) Regulations, 2018 (ICDR Regulations). Accordingly, the minimum issue price has been calculated on the basis of trading data available on the website of NSE. Each warrant is convertible into one equity share of Face value of Rs. 2/- each fully paid up in accordance with the provisions of the ICDR

The original Postal Ballot Notice has been approved by the Board of Directors at their meeting held on 2nd January, 2023 and the relevant date also happens to be on the same date, as such the offer price did not appear in the said Notice.

However, this is to place on record that in terms of the applicable provisions of the ICDR Regulations, the minimum offer price/floor price stands at Rs. 95.96 being higher of the following:

- · Volume weighted average price of the equity shares of the Company quoted on NSE, during the 90 trading days preceding the Relevant Date i.e. Rs. 95.96 per equity share or
- · Volume weighted average price of the equity shares of the Company quoted on NSE, during the 10 trading days preceding the Relevant Date i.e. Rs. 88.58 per equity share.
- Point No. 6 shall be read as under:
- The shareholding pattern of the Company before the proposed issue and after the proposed conversion of warrants into equity as follows

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Category	Pre-issue Sharehol	(Assuming full conversion of Eq		olding Structure n of Equity Warrants)
	No. of Equity Shares	% of Holdings	No. of Equity Shares	% of Holdings
A) Promoters Holding				
Individuals	26513454	28.9809	28431369	29.7629
Bodies Corporate	14906774	16.2940	17028859	17.8264
Total (A)	41420228	45.2749	45460228	47.5893
B) Public Holding				
1) Institutions (Domestic)				
a. Mutual Fund	118000	0.1290	118000	0.1235
b. Banks	8000	0.0087	8000	0.0084
c. NBFCs registered with RBI	1600	0.0017	1600	0.0017
Total (B) (1)	127600	0.1395	127600	0.1336
2) <u>Institutions (Foreign)</u>				
a. Foreign Portfolio	14958543	16.3506	14958543	15.6591
Investors Category I				
Total (B) (2)	14958543	16.3506	14958543	15.6591
3) Central Government /	0	0	0	0
State Government(s)				
Total (B) (3)	0	0	0	0
4) Non-Institutions				
a. Key Managerial Personnel	1144	0.0013	1144	0.0012
b. IEPF	1200	0.0013	1200	0.0013
c. Public	26806262	29.3009	26806262	28.0617
d. Non-Resident Indians (NRIs)	1361427	1.4881	1361427	1.4252
f. Bodies Corporate	5398769	5.9012	5398769	5.6516
g. Any Other:				
Trust	200	0.0002	200	0.0002
Body Corporate - LLP	202690	0.2216	202690	0.2122
Hindu Undivided Family	1206211	1.3185	1206211	1.2627
Clearing Members	49434	0.0540	49434	0.0517
Other Directors / Relatives	1507	0.0016	1507	0.0016
Total (B) (4)	35028844	38.2887	35028844	36.6694
Total (B) =	50065870	54.7251	50065870	52.4107
(B)(1)+(B)(2)+(B)(3)+(B)(4)				
Grand Total	91486098	100.0000	95526098	100.0000

B. The shareholding pattern of the Proposed Allottees before the proposed issue and after the proposed conversion of warrants into equity as follows:

Name of Shareholders	Pre-issue Share	cholding Structure	Post-issue Shareholding Structure (Assuming full conversion of Warrants)#				
	No. of Shares	% of Share Holdings	No. of Shares	% of Share Holdings			
Mr. Manan Shah	2,239,220	2.45	4,157,135	4.35			
M/s. Ashapura Industrial Finance Limited	14,781,734	16.16	16,903,819	17.70			

Upon the issuance and allotment of the convertible warrants and equity shares in exchange of the Warrants, there is no change

Point No. 14 shall be read as under:

The Company, pursuant to the amended provisions of SEBI (ICDR) Regulations, 2018, has obtained a certificate from Mr. Virendra Bhatt, Practicing Company Secretary (Membership No. A-1157 and COP No. 124), and the same shall be available for inspection by the members and the same may also be accessed on the Company's website at the link https://www.ashapura.com/investor-corner.php

Further, it may also be noted that the Company has also obtained Statutory Auditor's Certificate certifying that the issue is being made in accordance with the requirements of SEBI (ICDR) regulations.

Point No. 15 last para shall be read as under:

It is hereby confirmed that neither the Company nor its Directors and to the Company's knowledge any of its Promoters is a wilfu defaulter or a fraudulent borrower. Also, none of its Director(s) is/are a fugitive economic offender as defined under the ICDR Regulations

Point No. 17 shall be inserted as under:

 $The \ current \ and \ proposed \ status \ of \ the \ allottee (s) \ post \ the \ preferential \ issues \ namely, \ promoter \ or \ non-promoter:$ Mr. Manan Shah and M/s. Ashapura Industrial Finance Limited belong to the Promoter group of the Company as on date of this Notice. Further, upon the issuance and allotment of the convertible warrants, they will continue to be categorized members of the promoter group of the Company.

Point No. 18 shall be inserted as under:

Principal terms of assets charged as securities Not applicable

Place: Mumbai

Date: 12[™] January, 2023

Point No. 19 shall be inserted as under:

Material term of issue of convertible warrants

No material terms other than stated in the postal ballot notice.

All other particulars and details remain unchanged. The corrigendum shall be read in conjunction with the Notice dated 2nd January 2023 together with explanatory statement. This corrigendum is also available on the company's website viz. www.ashapura.com and on the website of BSE Limited viz. <u>www.bseindia.com</u> and National Stock Exchange of India Limited viz. <u>www.nseindia.com</u>. I shall also be sent electronically to all the registered members as on the cut-off date i.e. Saturday, 31st December, 2022.

Please note: Shareholders who have not voted are required to vote by logging in on www.evotingindia.com. However, Shareholders who have already voted before the issue of this corrigendum notice, have the option to give their assent or dissent by sending an email to the Scrutinizer on below address: bhattvirendra1945@yahoo.co.in.

By Order of the Board of Directors

Sachin Polke **Company Secretary & President** (Corporate Affairs)

reasons thereof.

PHYSICAL POSSESSION NOTICE

Registered office: ICICI Bank Towers, Bandra-Kurla Complex, Bandra (East), Mumbai- 400051

Corporate Office: ICICI HFC Tower, JB Nagar, Andheri Kurla Road, Andheri East, Mumbai- 400059 Branch Office: 1st floor, Indira Heights, Near Pramod Mahajan Garden, Opposite to Dongri Vasti Gruh, Old Gangapur Naka, Nashik 422005 Whereas

The undersigned being the Authorized Officer of ICICI Home Finance Company Limited under the Securitisation, Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of the powers conferred under section 13 (12) read with Rule 3 of the Security Interest (Enforcement) rules 2002, issued demand notices upon the borrowers mentioned below, to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice.

As the borrower failed to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the said rules on the below-mentioned dates. The borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of ICICI Home Finance Company Limited.

1	Name of the Borrower/ Co-borrower/ Loan Account Number	Description ofproperty/ Date of Possession	Date of Demand Notice/ Amount in Demand Notice (Rs.)	Name of Branch
		Vacant N A Near Garib Nawaz Masjid Behind Gokul-3 Apartment Sula Wine Road Shivaji Nagar Gangapur Shiwar Satpur Nashik Nashik S No 130/1-b Nasik Maharashtra 422007. Bounded By- North: Plot No 14, South: Plot No 14, East: Adj S. No . 130/2a, West: 9.14 Mtr Wide Colony Road./ Date of Possession- 11-01-2023	10-10-2022 Rs. 28,79,893/-	Nasik-B
	Ramanuj Ramsubhag Goswami (Borrower), LHNAS00001418972.	Vacant N A Near Garib Nawaz Masjid Behind Gokul-3 Apartment Sula Wine Road Shivaji Nagar Gangapur Shiwar Satpur Nashik Nashik S No 130/1-b Nasik Maharashtra 422007. Bounded By- North: Plot No 14, South: Plot No 14, East: Adj S. No. 130/2a, West: 9.14 Mtr Wide Colony Road./ Date of Possession- 11-01-2023	10-10-2022 Rs. 65,856/-	Nasik-B

The above-mentioned borrowers(s)/ guarantors(s) are hereby given a 30 day notice to repay the amount, else the mortgaged properties will be sold on the expiry of 30 days from the date of publication of this Notice, as per the provisions under the Rules 8 and 9 of Security Interest (Enforcement) Rules 2002

Date : January 13, 2023 **Authorized Officer** ICICI Home Finance Company Limited

SBI State Bank of India Branch - Stressed Assets Management Branch - II

Authorised Officer's Details:-

Branch - Stressed Assets Management Branch -II, Raheja Name-Mr. Bipin Kishore Bara
Mobile No: - 8458955111 / Kumud Rajput - 9819922202
Landline No. (Office):-022-41611403

Chambers, Ground Floor, Wing –B, Free Press Journal Marg, Nariman Point, Mumbai 400021 Tel No:022-41611403, Fax No:022-22811403, E-mail id: team10.15859@sbi.co.in

Appendix-IV-A (See Proviso to rule 8(6))

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets an Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) of Security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described in particular to the Borrower(s) and Guarantor(s) that the below described in the physical possession of which has been taken by the Authorised Officer of State Bank of India, the secured creditor will be sold on "AS IS WHERE IS BASIS, AS IS WHAT IS BASIS and "WHATEVER THERE IS".

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The e-auction of the charged property/ies (under SARFAESI Act, 2002) for realisation of Bank's dues will be held on and on the terms and conditions specified hereunder.

	Name of Borrower(s)	Name of Guarantor(s)	Outstanding Dues for Recovery of which Property/ies is/are Being Sold
ı	Firstwinner Textiles	Personnel Guarantors	Rs. 47.20.74.324.56 as on
ı	(India) Pvt. Ltd.	1. Shri.Rinku I Patodia, Director	11.06.2013 + interest thereon
ı	CORPORATE OFFICE :-	2. Smt. Anita R Patodia, Director	w.e.f. 10.06.2013 + expenses &
ı	605, Business Classic,	Corporate Guarantor:	costs
ı	Chincholi Bunder Road,	i) M/s Attractive Exports Pvt. Ltd.,201, Advent Atria,	Demand Notice Date:- 11.06.2013
ı	Malad (West), Mumbai-	Chincholi Bunder Road, Malad (West), Mumbai-	
ı	400064	400064	

Names of Title Deed Holders	Description of property/ies	Date & Time of e-Auction:	Reserve Price and EMD Details :	Date & Time of Inspection property
Firstwinner Textiles (India) Pvt. Ltd.	Lot No. 1 Office No. 2, Ground Floor, Sheetal Enclave, Village Chincholi, Chincholi Bunder Road, Behind Inorbit Mall, Malad (W), Mumbai 400064 in the name of First Winner Textiles (India) Pvt. Ltd. Area- 1266 sq. ft. built up	Time:- 5 hrs. from 11:00 a.m. to 4:00 p.m	Reserve Price Rs. 2.10 crore Below which the property will not be sold Earnest Money Deposit (EMD) 10% of the Reserve Price I. e. Rs. 21.00 lacs Bid Increment Amount Rs.1,00,000/-	20.01.2023 from 11.00 a.m. to 4.00 p.m.

*CARE : It may be noted that, this e-auction is being held on "AS IS WHERE IS BASIS, AS IS WHAT IS BASIS and "WHATEVER

Intending Bidders / purchasers has to transfer the EMD amount through registration in our service provider M/s MSTC Ltd. e-auction web portal https://www.mstcecommerce.com/auctionhome/lbapl/index.jsp through online mode in his Global EMD Wallet well in advance before the auction time. In case EMD amount is not available in Global EMD Wallet, system will not allowed to bid. The Registration, Verification of KYC documents and transfer of EMD in Wallet must be completed well in advance, before auction. Interested bidder may deposit Pre-Bid EMD with MSTC before the close of e-Auction. Credit of Pre-Bid EMD shall be given to the bidder only after receipt of payment in MSTC's Bank account and updation of such information in the e-auction website. This may take some time as per banking process and hence bidders, in their own interest, are advised to submit the pre-bid EMD amour

well in advance to avoid any last minute problem.

There is no encumbrance known to authorised officer. However, the intending bidder should make their own enquiry and due diligences regarding the encumbrance upon the property from respective offices / department. The payment of all statutory / non-statutory dues, taxes, rates, assessments, charges, fees etc., owing to any authority or to anybody shall be the sole responsibility of successful bidder

only.

For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India, the Secured Creditor's websi www.sbi.co.in and https://ibapi.in, https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp

STATUTORY 15 DAYS SALE NOTICE UNDER SARFAESI ACT RULE 8 (6)

This publication is also 15 days' notice to the Borrowers / Guarantors / mortgagors as required under proviso of rule 8 (6) of Security Interest (Enforcement) Rules, 2002. The property will be auctioned and balance if any will be recovered with interest and cost from you. Date: 13.01.2023 Authorized Officer

State Bank of India **ASREC** Bldg No. 2, Unit No. 201-202 & 200A-200B, Gr. Floor, Solitaire Corporate Park, Andheri Ghatkopar Link Road, Chakala, Andheri (East), Mumbai-400 093. (India) Limited

PUBLIC NOTICE FOR E-AUCTION - SALE OF IMMOVABLE PROPERTY (Under Rule 8(6) read with Rule 9 of the Security Interest (Enforcement) Rules, 2002

WHEREAS, ASREC (India) Ltd., a company incorporated under the Companies Act, 1956 is registered with Reserve Bank of India as a Securitisation and Reconstruction Company under section 3 of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act, 2002) having its Registered Office at Solitaire Corporate Park, Building No.2 – Unit No. 201-202 & 200A-200B, Ground Floor, Andheri Ghatkopar Link Road, Andheri (East), Mumbai-400 093 (hereinafter referred to as "ASREC") and secured creditors of M/s Poly Films (borrowers) by virtue of Deed of Assignment dated 25.03.2021, executed with original lender Bharat Cooperative Bank (Mumbai) Ltd, whereby ASREC (India) Ltd., in its capacity as trustee of ASREC PS-12/2020-21 Trust, has acquired the financial assets of aforesaid borrowers from Bharat Co-operative Bank (Mumbai) Ltd with all rights, title and interest together with underlying security interest under Section 5 of the SARFAESIAct, 2002.

The Authorized Officer of Rharat Co-operative Bank (Mumb Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI) and Security Interest (Enforcement) Rules, 2002, had issued a $demand notice dated 25.06.2019 u/s 13(2) of the said act calling upon the borrowers \textbf{M/s Poly Films and it's Partners/Joint/ Co-borrowers in the borrowers of the said act calling upon the said act calling upon the borrowers of the said a$ their capacity for repayment of total outstanding amount aggregating to Rs. 4,06,48,335/- (Rupees Four Crore Six Lakhs Forty Eight Thousand Three Hundred Thirty Five Only) with further interest thereon in respect of the advances granted by the Bharat Co-operative Bank (Mumbai) Ltd to M/s Poly Films within the stipulated period of 60 days. The said Demand Notice dated 25.06.2019 under Sec. 13 (2) of the said Act served upon you and in exercise of the powers conferred under Section 13(4) read with Enforcement of Securities (Interest) Rules, 2002, the Authorised Officer of **Bharat Co-operative Bank (Mumbai) Ltd.** took **symbolic possession** of the properties more particularly described in Schedule here under on 07.10.2019.

As the abovementioned Borrower/ Joint Co-Borrowers/ Partners having failed to repay the entire outstanding amount as per said demand notice, the Authorized Officer of ASREC (India) Ltd. took physical possession of the property more particularly described in Schedule here under on 21.12.2022 as per order CMM Court, Mumbai dated 11.10.2022 and the same was published on 23.12.2022 in Free Press Journal (English) and Navshakti (Marathi) Mumbai.

Since the entire dues have not been cleared, Notice is hereby given to the public in general and Borrower(s) and Joint/Co-Borrower(s) in particular that the Authorised Officer hereby intends to sell the below mentioned secured properties for recovery of dues, as per aforesaid demand u/s 13 (2) notice after giving due credit to the payment received subsequent to the said notice, under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and hence the tenders/bids are invited in sealed cover for the purchase of the secured properties. The properties shall be sold strictly on "ASIS WHERE IS", "ASIS WHAT IS" and "NO RECOURSE" basis.

L ₀	ot Io		Reserve Price (Rs. in Lakh)		Bid Increment (In Rs.)
1	1.	Flat No. 43, admeasuring at about 950 sq.ft (Carpet), 4th Floor, Crystal Co-operative Housing Society Limited, building No. 11, Gulmohar Cross Road No.11, Near Saurashtra Bus Stop, JVPD Scheme, Juhu, Vile Parle (West), Mumbai 400049		48.00	1,00,000/-

TERMS & CONDITIONS:

The F-auction Will Be Held On 21.02.2023 Between 10.00 A.m To 12.00 P.m With Unlimited Auto Time Extension Of 5 Minute

E-auction will be conducted under "online electronic bidding" through Asrec's approved service provider M/s. C1 INDIA PRIVATE LIMITED at website: https://www.bankeauctions.com (web portal of M/s C1 INDIA PRIVATE LIMITED.). E-auction tender document containing online e-auction bid form, declaration, General Terms and Conditions of online e-auction sale are available in websites www.asrecindia.co.in and https://www.bankeauctions.com. The intending bidder shall hold a valid e-mail address. M/s. C1 India Private Limited - Mr. Bhavik Pandya, Mobile : +91 8866682937, Help Line No. : (+91- 124-4302020/ 21/ 22, + 917291981124/1125/1126, Email:gujarat@c1india.com, support@bankeauctions.com.

Registration of the enlisted bidders will be carried out by the service provider and the user ID or Password will be communicated to the bidders through e-mail. The bidders will be provided necessary training on e-auction free of cost. Neither ASREC nor the service provider will be responsible for any lapses/failure on the part of bidder on account of network disruptions. To ward off such incidents, bidders are advised to make all necessary arrangements such as alternative power back-up etc.

The particulars given by Authorised Officer are stated to the best of his knowledge, belief and records. Authorised Officer shall not be responsible for any error, mis-statement or omission etc. The intending bidders should make their own independent enquiries regarding encumbrances, title of property put on auction and claims/rights/dues affecting the property prior to submitting their bids. The e-auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of ASREC. The property is being sold with all existing encumbrances whether known or unknown to ASREC. The Authorised Officer / Secured Creditor shall not be responsible in any way for any third party claims/ rights/views.

The property shall not be sold below reserve price and sale is subject to confirmation of Asrec India Ltd, the secured creditor. Bids in the prescribed format given in the tender document shall be submitted to Authorised Officer of ASREC (India) Ltd., Bldg. No. 2, Unit No. 201-202 & 200A-200B, Gr. Floor, Solitaire Corporate Park, Andheri Ghatkopar Link Road, Chakala, Andheri (East), Mumbai - 400093 or submit ugh email to Sunil korgoankar@asrecindia.co.in, Last date for Submission of Bid Form is 20.02,2023 upto 4.00 PM. The bid forn or EMD received late for any reason whatsoever will not be entertained. Bid without EMD shall be rejected summarily.

The intending purchasers / bidders are required to deposit EMD amount either through NEFT /RTGS in the Account No. 009020110001517, with Bank of India, SSI, Andheri Branch, Name of the Account / Name of the Beneficiary: of ASREC PS-12/2020-21 TRUST, IFSC Code: BKID 00000 90.

The Earnest Money Deposit (EMD) of the successful bidder shall be retained towards part of sale consideration and the EMD of unsuccessful bidders shall be refunded in the same way. The EMD shall not bear any interest. The bidders are requested to give particulars of their bank account to facilitate quick and proper refund.

The successful bidder shall immediately i.e. on the same day or not later than next working day, as the case may be, deposit 25% of the sale price (inclusive of EMD amount deposited) to the Authorised Officer and in default of such deposit, EMD will be forfeited and the property shall be sold again. The balance amount of the sale price shall be paid on or before 15th day of confirmation of sale of the property or such extended period as

may be agreed upon in writing between the secured creditor and successful bidder. In default of payment within above stipulated time period, the deposit shall be forfeited and the property shall be resold and the defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may be subsequently sold. 10. The sale shall be subject to provisions of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Inter

2002 & Security Interest (Enforcement) Rule 2002. The interested bidders can inspect the property on 10.02.2023 from 11.00 AM to 3.00 PM. Contact Details: Mr. Sunil P Korgoankar

Cell No. 9820834318. 022 - 69314512. Mrs. Rashmi Irani - Cell No. 9223275105, 022 - 69314502, may be contacted for any query. 12. The Authorised officer reserves absolute right to accept or reject any or all offers and/or modify any terms/conditions without assigning an

13. The successful bidder would bear the charges/fees payable for GST, registration, stamp duty, registration fee, incidental expenses etc. as applicable as per law. 14. The highest bid will be subject to approval of the secured creditor. 15. This notice, under Rule 8 (6) of Security Interest (Enforcement) Rule 2002, will also serve as 30 days' notice to the borrowers / guarantors / mortgagors for sale of secured property under SARFAESI Act and Security Interest (Enforcement) Rules on the above mentioned date if

their outstanding dues are not paid in full. Date :13.01.2023 Authorised Officer, ASREC (India) Ltd.. Place : Mumbai

KIFS HOUSING FINANCE LIMITED

Registered Office: B-81, Pariseema Complex, C. G. Road, Ellisbridge, Ahmedabad 380006 Gujarat, India. Corporate Office: C-902, Lotus Park, Graham Firth Compound, Western Express Highway, Goregaon (East), Mumbai 400063, Maharashtra, India. Ph. No.: +91 22 61796400 E-mail: contact@kifshousing.com Website: www.kifshousing.con CIN: U65922GJ2015PLC085079 RBI COR: DOR-00145

PHYSICAL POSSESSION NOTICE

MR. AJAY KUMAR MISH MRS. VIBHA AJAY MISHRA

Place: Nallasopara

Address: Room No. D/404, Nirman Sai Samrudhi, Near Saraswati Mahesh Park Landmark Neal Saraswati Mahesh Park, Nallasopara (East), Thane, Vasai, Maharashtra-401209

The undersigned being the Authorized Officer of KIFS Housing Finance Limited under th Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and exercise of powers conferred under Section 13(12) read with Rule 3 of the Securit Interest (Enforcement) Rules, 2002 issued a Demand Notice dated July 15, 2021 calling upon you io repay the amount mentioned in the Notice being Rs. 6,29,791/- (Rupees Six Lakh Twenty Nine Thousand Seven Hundred and Ninety One Only) against your Loan Account No LNHEVIR001295 within 60 days from the date of receipt of the said notice.

You, having failed to repay the amount, notice is hereby given to you and the Public in genera

that the undersigned has taken the Physical possession of the property described herein below which is mortgaged to KIFS Housing Finance limited in exercise of the powers conferred on them under Section 13(4) of the said Act read with Rule 8 of the said Rules on this the 10th day of the You in particular and the Public in general is hereby cautioned not to deal with the property an

any dealings with the property will be subject to the charge of to KIFS Housing Finance limited for an amount of Rs. 7,90,719/- (Rupees Seven Lakhs Ninety Thousand Seven Hundred and Nineteen Only) due as on January 10, 2023 with further interest thereon from January 10, 2023 till payment thereof.

Description of the Property

All that part and parcel of the immovable property situated at Room No. D/404, Nirman Sa Samrudhi, Near Saraswati Mahesh Park Landmark Near Saraswati Mahesh Park, Nallasopara (East), Thane, Vasai, Maharashtra-401209, As per Site; East; KUSUM NIWAS, West; A WING DF SAI SAMRUDDHIAPT, **North:** TULINJ CROSS ROAD, **South:** CHAWL/SAI SNEHAAPT

KIFS HOUSING FINANCE LIMITED

Date: January 10, 2023 **AUTHORIZED OFFICER**



PUBLIC NOTICE

In accordance with the provision under section 8 (3) (C) of the Maharashtra (Urban Areas) Protection & Preservation of Trees Act 1975 (As modified upto January 2018) **03** proposals from 'L' Ward, **03** proposal from 'M/East' Ward & 02 proposal from 'M/West' Ward in Zone-V and **02** proposal from 'N' Ward. **01** proposal received for getting approval of Tree Authority/ Municipal Commissioner, Chairman, Tree Authority for

The information of the trees for Cutting/ Transplanting in above mentioned proposals is MCGM available on website https://portal.mcgm.gov.in/About us/ward/Department manuals/Gardens & Tree Authority 381-Adv-7 days-Z-

requested to send the objections/suggestions on Email sg.gardens@mcgm.gov.in on or before Dt. 23/01/2023 only instead of attending hearing personally. Objections/suggestions received after this date will not be entertained which may please may

Penguin Building, 2nd Floor, Veermata Jijabai

Tel. no. 23742162

Supdt. of Gardens

अनिधा Andhra कार्पोरेशन Corporation RO MUMBAI VASHI: Rupa Sapphire, 3rd Floor, Plot No. 12 Sector 18, Opp. Sanpada

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES Auction Sale Notice for Sale of Immovable Assets under the Securitisation an construction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002 Guarantor(s) that the below described immovable property mortgaged / charged to the Secure Creditor, the Constructive / Taken Possession of which has been taken by the Authorized

ies as mentioned hereunder to Union Bank of India from the below mentioned Borrower(s) & Guarantor(s). The Reserve Price & the Earnest Money Deposit are also mentioned hereunder. Date & Time of E-Auction: 25.01.2023 starting at 11.00 a.m. Branch Name: Ghatkopar East erstwhile Andhra Branch Amount Due: Rs. 14,48,524/-Mr. Lokeswara Rao Vinakoti (Borrower)

(iii) Mrs. Rajeshree Pravin Mokal (Guarantor) Property No. 1:- Land and Building Residential admeasuing approximately 43.43 Sq. Mtrs longing to Mr. Vinakoti Lokeswar Rao. & Mrs. Kalpana Vinakoti Rao., situated at Fla Bhagirath Jyot Building, Maharashtra Water Supply Board, Badlapur (West) Ambernai Taluka, Thane - 421503, and Bounded by:- (Property description as specified in the Sale Deed dated 20.02,2015) On the North: Bhagirathi Jvot Apartment. On the South: Ganesi

Possession Notice Dated :- 01.10.2022 Demand Notice Dated :- 02 07 2019 Branch Name & Address :- Kamothe Branch, Shop No. 17 to 20, Mayur Park CHS Ltd. Plot No.1, Sector 36, Kamothe 410 209. Navi Mumbai, Maharashtra Name of the Borrower & Guarantor/s :-

luander (Borrower) interest, cost and expenses. ii) Ratnavati Santha Seelan (Co-Borrower Property No. 3: All that piece and parcel of Residential admeasuring approximately 487 Sqf situated at the Flat No. 304, 3rd Floor, Silver Apartment, Plot No. 36, off old Mumbai Pun

Road, Village Deravali, Taluka Panvel, Dist. Raigad 410 206. and Bounded by: (Property scription as specified in the Agreement for sale dated 31.12.2015) On the North: Road, On the South: Residential Chawl, On the East: Open Plot

Possession Notice Dated :- 21.01.202 Demand Notice Dated :- 24.12.2019 Branch Name & Address:- Kamothe Branch, Shop No. 17 to 20, Mayur Park CHS Ltd Kamothe, Sector 36, Navi Mumbai, Amount Due : Rs. 14,95,586/- as on Name of the Borrower & Guarantor/s :-(i) Suiit S Halder (Borrower) 31.12.2022 with further

roperty No. 4:- All that piece and parcel of Residential admeasuring approximately 592 Sqf ituated at the Flat No. 103, First Floor, Building No. 4 Zinnia Building Enkay Garden Village Wavange, Taluka Panvel, Distraigad and Bounded by : (Property description as specifie in the Agreement for sale dated 31.07.2015.) On the North : By the Village Road

On the West: By Plot Survey No. 70/1, 70/2 • Reserve Price :- Rs. 9,36,036/- • Earnest money to be deposited :- Rs. 93,603/Demand Notice Dated : 10.01.2019 | Possession Notice Dated : 04. Possession Notice Dated: 04.12.2019 Branch Name & Address :- Panchsheel Commercial Complex, Plot No. 87, 1st Floor, Sector V. Airoli. Navi Mumbai - 400708.

ame Of The Borrower & Guarantor/S Amount Due: Rs. 8,58,965/- plus i) Mr. Vinay Durgesh Pandey (Borrower) legal expenses (iii) Mrs. Reeta Durgesh Pandey (Guarantor)

Soc. Ltd., Ishwar Nagar, Digha, Airoli,Thane - 400708. (Property description as specified in the valuation report dated 24.11.2021) On the North: By cluster No. 5 and Plot No.12 On the South: By cluster No. 4 and Plot No.12, On the East: By passage & Chawl Structure

Reserve Price :- Rs.29,00,000/- • Earnest money to be deposited :- Rs.2,90,000/-Demand Notice Dated: 06.04.2021 Possession Notice Dated: 30.10.202

Name of the Borrower & Guarantor/s :-. (Borrower)

Amount Due: Rs.11,25,072.96/as on 31.12.2021,, with further interest, cost and expense

ituated at the Flat No. 41, 3rd Floor, Om Sai Complex, Devad, Taluka Panvel, Dist. Raigad 41 206 and Bounded by (Property description as specified in the Agreement for sale dated 28.02.2015) On the North: Nimbeshwar Shrusthi Complex, On the South: Open Plot, On the East: By Road, On the West: Open Plot.

For detailed terms and condition of the sale, please refer to the link provided in ww.unionbankofindia.co.in OR https://www.ibapi.in OR www.mstceco

For Registration and Login & Bidding Rules visit https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp

Authorised Officer, Union Bank of India

TREE AUTHORITY

from 'T' Ward in Zone-VI i.e. Total 11 proposals are removal of trees.

On account of pandemic Covid-19, citizens are

Supdt.of Gardens & Tree officer of the Tree Authority

Bhosale Udyan, Dr. Ambedkar Road, Byculla (E), Mumbai-400 027.

Email - sg.gardens@mcgm.gov.in

PRO/2559/ADV/2022-23 & Tree Officer **Avoid Self Medication**

यूनियन बैंक Union Bank

Station Off Sion - Panyel Highway Sannada - 400 705 Navi Mumbai Maharashtra

NOTICE is hereby given to the public in general and in particular to the Borrower(s) and Officer of Union Bank of India (e-CB & e-AB) (Secured Creditor), will be sold on "As is where is", "As is what is" and "Whatever there is" on the date mentioned below, for recovery of

as on 02.07.2019 with further interest and expenses.

Deep CHSL, On the East : Megha Ninad CHSL, On the West : Internal Road & Mangal Villa.
• Reserve Price :- Rs. 19,05,120/- • Earnest Money to be deposited :- Rs. 1,90,512/-

Amount Due: Rs.18,52,269.74/- as or) Santha Seelan Gaunder & So. Arumugham 31.12.2022, with further

• Reserve Price :- Rs. 2,01,6,180/- • Earnest Money to be deposited :- Rs. 2,01,618/-

interest, cost and expenses (ii) Sangita Sujit Halder (Co Borrower) On the South: By Plot Survey No. 70,76, On the East: By Plot Survey No. 70/1, 70/2

Property No. 5: - All that piece and parcel of Plot No.11, Cluster No. 05, Jai Ambe Co-Op. Hsg On the West : By passage & Chawl Structure

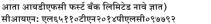
Branch Name & Address: - Kamothe Branch, Shop No. 17 to 20, Mayur Park CHS Ltd. Plot No.1, Sector 36, Kamothe - 410 209. Navi Mumbai, Maharashtra.

i) Yogesh Sambhaji Gunjal, ii) S/o. Sambhaji Yashwant Gunjal (Co-Borrower) ii) S/o. Sambhaji Yashwant Gunjal

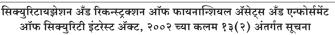
Property No. 7: - All that piece and parcel of Residential admeasuring approximately 304 Sqf

• Reserve Price :- Rs.11,38,050/- • Earnest money to be deposited :- Rs.1,13,805/-Demand Notice Dated: 05.12.2018 Possession Notice Dated: 04.12.2019

Date: 12.01.2023 Place : Navi Mumba



नोंदणीकृत कार्यालय: केआरएम टॉवर्स, ८वा मजला, हॅरिंग्टन रोड, चेतपेत, चेन्नई-६०००३१. द्.: +९१ ४४ ४५६४ ४०००, फॅक्सः +९१ ४४ ४५६४ ४०२२



खालील कर्जदार आणि सह-कर्जदार यांनी **आयडीएफसी फर्स्ट बँक लिमिटेड (पूर्वी कॅपिटल फर्स्ट लिमिटेड, आयडीएफसी बँक लिमिटेड सह एकत्रित** आणि आता आयडीएफसी फर्स्ट बँक लिमिटेड अशी ज्ञात) कडून खालील नमूद तारण कर्जे प्राप्त केती. खालील नमूद कर्जदार आणि सह–कर्जदार यांची कर्जे ही त्यांच्या संबंधित मिळकर्तींच्या गहाणाद्वारे तारण केली आहेत. ते संबंधित कर्ज करार यांच्या अटी आणि शर्ती यांचे पालन करण्यात कसूखार ठरले आणि अनियमित बनले, त्यांची कर्जे ही आरबीआयच्या मार्गदर्शक तत्वांनुसार एनपीए म्हणून वर्गीकृत करण्यात आली. **आयडीएफसी फर्स्ट बँक**े**लिमिटेड (पूर्वी** कॅपिटल फर्स्ट लिमिटेड, आयडीएफसी बँक लिमिटेड सह एकत्रित आणि आता आयडीएफसी फर्स्ट बँक लिमिटेड अशी ज्ञात) ला त्यांच्याद्वारे देव थकबाकी रक्कम ही खालील कोष्टकात अधिक विशेषत: जारी केलेल्या संबंधित सूचनेत नमूद केलेली आहे आणि सदर रकमेवरील पुढील व्याज सुद्धा लागू आहे

आाण	आणि ते त्याच्या सर्बाधित तारखेपासून परिणामासह सापाश्विक दराने प्रभारित असेल.							
अ. क्र.	कर्ज खाते क्र.	कर्जाचा प्रकार	कर्जदार आणि सह–कर्जदाराचे नाव	कलम १३(२) सूचनेची तारीख	कलम १३ (२) सूचनेनुसार थकीत रक्कम	मिळकतीचा पत्ता		
٧.	२५८४८८३४	गृह कर्ज	भाष १. महेश चंद्र २. अमृता सूर्जपाल कुडिया	३०.११.२०२२	भा.ह. ३,९८,०५९.२२/-	रिजस्ट्रार आणि उप-रिजस्ट्रार भिवंडी च्या ज्युरिडिक्शन मधील आणि पुर्णा ग्रामपंचायत च्या हद्दीमधील गाव पुर्णा, तालुका भिवंडी, जिल्हा ठाणे येथे वसलेल्या, असलेल्या आणि स्थित सल्हें क्र. ९९, हिस्सा क्र. २(भा.) धारक जिम्मीवरील सी विंग च्या बिल्डिंग क्र. ४, ए फेज च्या श्री बिल्डिंग अशा ज्ञात बिल्डिंग भिंग सात प्रत्यायरील फ्लॅट धारक क्र. ३०३, मोजमापित क्षेत्र ४१५ चौ.फूट बिल्टअप चे सर्व ते भाग आणि विभाग आणि सिमाबद्धः उत्तरः ए१ बिल्डिंग, दक्षिणः ए८ बिल्डिंग, पूर्वः अंतर्गत रोड, पश्चिमः मोकळा फ्लॉट.		
٦.	३६७७३३३९	गृह कर्ज	१. मंजू राकेश मिश्रा २. अभिनय राकेशकुमार मिश्रा ३. अनुराग राकेश मिश्रा	२९-डिसें २०२२	भा.रु. ७३०५०२९.९३/-	फ्लॅट क्र. ११०३, ११वा मजला, डी विंग, कासा टियारा, अप्पर ठाणे, मुंबई नाशिक हायवे, मानकोली, भिवंडी, ठाणे–४२१३०२.		
m·	३३७०३१८७ व २५४६६४२०	मिळकतीच्या विरूद्ध कर्ज आणि वर्किंग कॅपिटल	१. सुनील सावलदास वाधवानी २. भारती व्हेंचर्स ३. गुलशन सांवलदास वाधवानी	२६-नोव्हें २०२२	भा.रु. ४६२४२२१.९१/-	नोंदणीकृत जिल्हा, उप-जिल्हा ठाणे उल्हासनगर महानगरपालिकेच्या हद्दीमधील रूम क्र. १३ए, बराक क्र. १०३५, शीट क्र. १९, सीटीएस क्र. १४९५७, स.क्र. ३६/१०२, राधाबाई चौक, उल्हासनगर ४२१००३, क्षेत्र मोज. ५८५ चौ.फूट, वॉर्ड क्र. ३६.		

तुम्हाला याद्वारे सदर प्रकाशनाच्या तारखेपासून ६० दिवसात इतर दर, आकार इ. आणि त्यांच्या संबंधित तारखेपासूनचे त्यावरील व्याजाच्या सांपार्श्विक दरासह ु वरील कोष्टकात तपशिलवार दर्शविल्यानुसार **आयडीएफसी फर्स्ट बँक लिमिटेड (पूर्वी कॅपिटल फर्स्ट लिमिटेड, आयडीएफसी बँक लिमिटेड सह एकत्रित आणि आता आयडीएफसी फर्स्ट बँक लिमिटेड अशी ज्ञात)** ला थकीत रक्कम देय करण्यासाठी बोलाविले आहे, कसूर केल्यास निम्नस्वाक्षरीकार आयडीएफसी फर्स्ट बँक लिमिटेड (पूर्वी कॅपिटल फर्स्ट लिमिटेड, आयडीएफसी बँक लिमिटेड सह एकत्रित आणि आता आयडीएफसी फर्स्ट बँक लिमिटेड अशी ज्ञात) च्या थकीत रकमेच्या वसुलीसाठी वरील नमूद गहाण मिळकर्तीच्या विरोधात सरफैसी ॲक्टच्या कलम १३(४) आणि कलम १४ अन्वये कारवाई करण्यासाठी प्रतिबंधित असेल. पुढे तुम्हांला सदर तारण मत्तेची विक्री/भाडेपट्टा किंवा अन्यद्वारे हस्तांतरणासाठी सदर ॲक्टच्या कलम १३(१३) अन्वये मज्जाव असेल.

प्राधिकृत अधिकारी आयडीएफसी फर्स्ट बँक लिमिटेड (पूर्वी कॅपिटल फर्स्ट लिमिटेड, आयडीएफसी बँक लिमिटेड दिनांक: १३.०१.२०२३ सह एकत्रित आणि आता आयडीएफसी फर्स्ट बँक लिमिटेड अशी ज्ञात)

वसई पश्चिम शाखा, शॉप क्र. ७,८,९, हिरा निकेतन, अंबाडी रोड कॉर्नर वसई रोड पश्चिम, जिल्हा पालघर - ४०१२०२

कानर वसइ राड पाश्चम, जिल्हा पालघर – ४०१२०२ मोबा क्र – ८८७९९७०५६३ **ई**-मेल: vaswes@bankofbaroda.com संद. क्र.:BOB/VASWES/SARFAESI/2023 दिनांक: ११.०१.२०२३

कब्जा सूचना (स्थावर मिळकतीकरीता) (नियम ८(१)) न्याअर्थी, निम्नस्वाक्षरीकार, बँक ऑफ बडोदा, वसई पश्चिम शाखेचे प्राधिकृत अधिकारी या नात्याने सिक्य्रिटायझेशन अँड रिकन्स्ट्रक्शन ऑफ फायनान्शिअल ॲसेट्स अँड एन्फोसेमेंट ऑफ सिक्चुरिटी इंटरेस्ट ॲक्ट, २००२ आणि कतम १३(२) सहवाचता सिक्युरिटी इंटरेस्ट (एन्फोसेमेंट) रूल्स, २००२ च्या नियम ३ अन्वये प्राप्त अधिकारांचा वापर कुरून दिनांक ३०.०७.२०२२ रोजी एक मागणी सुचना जारी करून <mark>कर्जदार श्री. शंधु सिंग राजपूत आणि सौ. मंजु शंधु सिंग,</mark> फ्लॉट क्र. ४०१, ४था मजला, अँक्रोपोलीस, जे बिंग, एमएमआरडीए लेआऊट, सेक्टर-३, चिकल डोंगरी रोडलगत, बोळींज विरार पश्चिम, जि पालघर (महा)- ४०१३०३, महाराष्ट्र, भारत यांना सुचनेत नमूद केलेली एकूण रक्कम क् २,४४,८७४/ - (रुपये नऊ लाख चव्वेचाळीस हजार आठशे चौऱ्याहत्तर मात्र) अधिक २९.०७.२०२२ पासूनचे ऱ्यावरील व्याज या रकमेची परतफेड सदर सूचना प्राप्तीच्या तारखेपासून ६० दिवसांत करण्यास सांगितले होते. रकमेर्च परतफेड करण्यात कर्जदार असमर्थ ठरल्याने, याद्वारे कर्जदार आणि सर्वसामान्य जनतेला सूचना देण्यात येते की. निम्नस्वाक्षरीकारांनी सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) रूल्स, २००२ च्या कलम १३ च्या कलम (४) सहवाचता नियम ८ अन्वये प्रदान करण्यात आलेल्या शक्तींचा वापर करून खाली वर्णन केलेल्या मिळकतीचा कब्जा ह्या ११.०१.२०२३ रोजं

विशेषत: कर्जदार आणि सर्वसामान्य जनतेला याद्वारे इशारा देण्यात येतो की, सदर मिळकतीशी व्यवहार करू नये व सद मिळकतीशी केलेला कोणताही व्यवहार हा बँक ऑफ बडोदा, वसई पश्चिम शाखेच्या एकूण रक्कम रू. ९,४४,८७४/-(रुपये नऊ लाख चव्येचाळीस हजार आठशे चीन्याहत्तर मात्र) अधिक २९.०७.२०२२ पासूनचे त्यावरील व्याजाच्य

ारण मत्तेच्या भरण्याकरीता उपलब्ध वेळेच्या संदर्भात ॲक्टच्या कलम १३(८) च्या तरतुर्दीकडे कर्जदारांचे लक्ष वेधू

स्थावर मिळकतीचे वर्णन

प्पर्तेट क्र. ४०१, ४था मजला, ॲक्रोपोलीस, जे विंग, एमएमआरडीए लेआऊट, सेक्टर – ३, चिकल डोंगरी रोडलगत बोर्ळीज, विरार पश्चिम, जि – पालघर (महा)–४०१३०३ धारक ते सर्व परिसर.

दिनांक : ११.०१.२०२३ ठेकाण : वसई पश्चिम

ठिकाण : मुंबई.

जाहीर सूचना

सर्व तमाम जनतेस या सूचनेद्वारे असे कळविण्यात येते की, प्रस्तावित 'बी' इमारतीचे (दुकानांसह निवासी पनर्विकास). बांधकाम प्रकल्प सीटीएस क्र. ११, १९ / १ / १ / ब, ४० अ, ४० ब, गाव : मुलुंड (पूर्व), तालुका : कुर्ला, जिल्हा : मुंबई, महाराष्ट्र विकासक में. साईनाथ विहाना रियल्टी एलएलपी, यांना पर्यावरण आणि हवामान बदल विभाग, मंत्रालय, महाराष्ट्र शासनकडून मंजुरी पत्र क्र. एसआयए / एमएच एमआयएस / २९०७७७ / २०२२, दिनांक : ०९/०१/२०२३, रोजी देण्यात आली आहे. पर्यावरण मंजुरी पत्रांच्या प्रती 'महाराष्ट्र प्रदूषण नियंत्रण मंडळ, महाराष्ट्र शासनी यांच्याकडे उपलब्ध आहेत आणि

http://parivesh.nic.in या संकेतस्थळावर देखील पाहता येतील.

सही/-

मे. साईनाथ विहाना रियल्टी एलएलपी १०१ आणि १०२, साईनाथ हाऊस, बी. पी. क्रॉस रोड क्र. १, मुलुंड (पश्चिम), मुलुंड, मुंबई - ४०००८०, महाराष्ट्र.

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PUBLIC NOTICE

Notice is hereby given on behalf of my client Mr. Prashant Rao having address at 3806 Partridgeberry Ct, Houston, TX 77059, USA and 9/2, Twinkle Star Society, Ghatla Road, Chembur, Mumbai - 400 071 states that the SPECIAL POWER OF ATTORNEY dated 15th NOVEMBER 2018 duly attested through Indian Consulate in USA given in favour of MS. RADHIKA MOHAN RAO stands terminated by my client and in any event my client hereby withdraws, revokes, cancels and terminates the aforesaid Power of Attorney with immediate effect.

The aforesaid SPECIAL POWER OF ATTORNEY dated 15th NOVEMBER 2018 having been terminated, all the authority and powers granted in favour of the Attorney MS. RADHIKA MOHAN RAO thereunder have come to an end.

All persons are hereby required to take notice of the aforesaid Revocation Cancellation and are required and warned not to deal with the said MS. RADHIKA MOHAN RAO in respect of any of the affairs of my client **Mr. Prashant Rao**, who is one of the inherited owners of Property mentioned in the said Power of Attorney i.e Survey No. 13-5P16 (part) 7.75 cents of agricultural land (converted to residential plot) Nanja Land Revenue 0.70 marked as Plot No. 32 in the annexed plan.

Boundaries: East: Shivalli Village Land; South: S.No. 13-6 (part); West: S.No. 13-5(part); North: 18 feet wide path

Received the title and ownership rights without any encumbrances vide: Record Of Rights-Form No. 16-No. 1254401381 village account form No. 2, Taluka Udupi gram 76 Badagabettu, page No. 8694 dated 30/4/2014, area 7.75 cents. This property was owned by my cliient's mother vide partition deed dated 12th

September, 2002 (Document No. 1978 of 2002-03 listed in Book 1, 13th sheet of 21 The above land with all appurtenances including easement rights.

Any person/s dealing with Ms. RADHIKA RAO will do so at their own risk and consequences and such acts/transactions shall not be binding upon my client. Dated this 13th day of January, 2023 at

Mumbai Advocate for Mr. Prashant Rao Aniket Nerurkar Advocate High Court Sai Estate, 24 Ceasar Road, Amboli. Andheri (W), Mumbai - 400 058.

जाहीर नोटीस सर्व लोकांस कळविण्यात येते की गाव मौजे गास

हेस्सा नं. ५ क्षेत्रफळ ०.२९.२० हे. आर. चौ. मी पोट-खराब १.८० हे. आर. चौ. मी., एकुण क्षेत्र ०.३१.०० हे. आर. चौ. मी., आकार १.६२ पैसे २) सर्वे नं. १८०, हिस्सा नं. १० क्षेत्रफळ ०.०२.३० हे. आर चौ. मी., आकार ०.१२ पैसे ३) सर्वे नं. १८०, हिस्सा नं ११ क्षेत्रफळ ०.११.०० हे. आर. चौ. मी., आकार) ६० पैसे या जमीन मिळकतीमधील १) जॉन आलेस परेरा २) वेरोनिका फ्रान्सीस फिर्गेर ३) गयकल आलेस परेरा ४) क्रीस्तिना पिटर परेरा ५ भायझॅक पिटर परेरा ६) एलनेजर पिटर परेरा । मारीया पिटर परेरा ८) नाताल जोसेफ परेरा ९ अनिल जोसेफ परेरा १०) आशा अविनाश वोन्सालविस ११) नेल्सन जोसेफ परेरा यांचा सामाईक व अविभाज्य हिस्सा त्यांच्याकडुन माझ्य आशिलांनी विकत घेण्याचे ठरवलेले आहे. तरी सदर मिळकतीसंदर्भात १) जॉन आलेस परेर ?) वेरोनिका फ्रान्सीस फिगेऱ ३) मायकल आलेर परेरा ४) क्रीस्तिना पिटर परेरा ५) आयझॅक पिट परेरा ६) एलनेजर पिटर परेरा (०) मारीया पिट परेरा ८) नाताल जोसेफ परेरा ९) अनिल जोसेफ गरेरा १०) आशा अविनाश घोन्सालविस ११) नेल्स जोसेफ परेरा ह्यांच्या हिस्स्याविषयी ज्या कोणा वारस हक्क, हितसंबंध, अधिकार, विक्री, दावा दान, गहाण, बक्षीस, भाडेपट्टा ई. असेल तर त्यांर्न सदर नोटीस प्रसिद्ध झाल्यापासुन २१ दिवसांमध नकाली ११ ने सायंकाली ६ या कामान्या वेलेमध नेखी स्वरुपात सर्व कागदोपत्री पुराव्यानिर्श नेमस्वाक्षरीकारांकडे, पहिला मजला, त्रिपार्ठ बेल्डिंग, गुरुद्वाराच्या मागे, निदानच्या समोर

ता. वसई. जि. पालघर. येथील १) सर्वे नं. १८०

श्री. विजय पि. परेरा (खरेदीदाराचे वकील देनांक-: १३/०१/२०२३ मो. ८३४७११८८८८ Email -: vijay_pereira2000@yahoo.cor

अंबाडी रोड. नवघर. वसई वेस्ट. ता. वसई. जि

पानंतर आलेली हरकत मान्य केली जाणार नाही

कोणाचा कोणताही हक्क, हितसंबंध नाही अर

गलघर, पिन कोड ४०१२०२ येथे कळवावी.

हीत धरून व्यवहार पुर्ण करण्यात येईल.

PUBLIC NOTICE

Mr. Janmohamed Nurdin Dhamani a member of Al-Aziz Palace Co-op. Housing Society Ltd having address at Al-Aziz Palace, 4, 6, 8/10 Dongri Cross Lane, Jail Road (South), Dongri, Mumbai: 400 009 and holding Flat No. 104, 1st Floor in the building of the societ died on 04th day of June 2021 without making

The society hereby invites claims or objections from the heir or heirs or other claimant or claimants/objector or objectors to he transfer of the said shares and interest of of the society within a period of 30 days from the publication of this notice, with copies of such documents and other proofs in suppo of his/her/their claims/objections for transfer of share and interest of the deceased member in the capital/property of the society. If no claims/objections are received within the prescribed above, the society, shall be free to deal with the shares and interest of th becaused member in the capital/property of the society in such manner as is provided under the bye-laws of the society. The claims objections if any, received by the society for ransfer of shares and interest of the deceased member in the capital/property of the society shall be dealt with in the manner provided under the bye-laws of the society a copy of the registered bye-law of the society s available for inspection by the claimants bjectors in the office of the society, with the of the notice till the date of expiry of its period

For and on behalf o Al-Aziz Palace Co-op. Housing Society Ltd Sd/ Hon. Secretary

जाहीर नोटीस वकील: पुनम वर्मा वसई येथील मा. श्री. गि. ग. कांबळे, २ रे सह दिवाणी न्यायाधिश व. स्तर, वसई यांच्या न्यायालयात ने. ता. १५/०२/२०२३ चौ.अ. क्र.०३/२०२३

नि.क्र. ० Usha Bharatbhai Jagani

B-205, Ram Rahim Paradise CHSL, Sai Nagar, near K T Banglow, Navghar, Vasa oad west, Dist. Palghar

ज्याअर्थी वरील अर्जदार यांनी दिनांक ०६/०१/२०२३ रोजी Late. Bharat Kumar Kanayalal Jagani expired on 17/11/2012 रोजी मयत झाले असुन त्यांच्या मालमत्तेसंबंधी वारस दाखला (सक्सेशः

Schedule of Property

ामाणपत्र) मिळणेसाठी या न्यायालयात **चौकशी अर्ज कमांक ०३/२०२३** दाखल केला आहे.

Scrip name Account Description Balance Value (Rs) RELIANCE CAPITAL NE013A01015 2.000 20.20 Beneficiary LIMITED-EQ RELIANCE 68.000 136.20 Beneficiary NE330H01018 COMMUNICATIONS LIMITED-EQ RELIANCE HOME 7.40 Beneficiary FINANCE LIMITED-EQ INE002A01018 272.000 711,416.00 Beneficiary LIMITED-EQ RELIANCI 3.000 Beneficiary 469.95 INE036A01016 INFRASTRUCTURE

RELIANCE POWER INE614G01033 LIMITED-EQ NEW RS. 10 17.000 279.65 Beneficiary ज्याअर्थी सक्सेशन प्रमाणपत्र मिळण्याकरिता या न्यायालयात चौ. अर्ज क्रमांक ०३ /२०२३ दाखल केलेल आहे ज्या कोणी इसमास त्यांचे कायदेशीर वारस हक्क हितसंबंध किंवा हरकत असेल त्यांनी हय न्यायालयांत दिनांके १५/०२/२०२३ रोजी सकाळी ११.०० वाजता किंवा ही जोहीर नोटीस प्रसिध्द झाले पासून एक महिन्याचे आत लेखी हरकत दाखल करावी. सदरहू सक्सेशन प्रमाणपत्र देण्याबाबत जर कोणत्याही इसमाची हरकत न आल्यास योग्य ते पुरावे व कागदपत्रे घेऊन अर्जदार हयांना वारस दाखला

देण्यात येईल हयाची कृपया नोंद घेण्यात यावी. आज दि. १०/०१/२०२३ रोजी माझ्या साहिनिशी व न्यायालयाच्या शिक्क्यानिशी दिली.

LIMITED-



हुकुमावरुन दिवाणी न्यायालय व स्तर वसई

मुंबई येथील मुंबई नगर

दिवाणी न्यायालयात

दिंडोशी (बोरिवली विभाग)

संक्षिप्त वाद क. २५८ सन २०१९

द्वारा तिचे प्राधिकृत प्रतिनिधी श्री. प्रदीप, श्री.

इंद्रमणी तिवारी यांचा मुलगा, वय-३१ वर्ष,

बँकिंग कंपनी आणि रिझर्व्ह बँक ऑफ इंडिया

ॲक्ट. १९४३ च्या व्याख्येतील शेड्यल्ड बॅंक आणि कार्यालय आहे ''लॅण्डमार्क'', रेसकोर्स

आयसीआयसीआय बँक टॉवर्स, वांद्रे-कुर्ला

ए- ३०३, वीर-१, ३रा मजला, पारसनाथ नगर. उमरोली पूर्व, पॉप्युलर हायस्कूल, पालघर

सचना घ्यावी की. सदर सन्माननीय न्यायालय

खालील अनुतोषांकरिता वरील नावाच्या

प्रतिवादींद्वारे १७.०१.२०२३ रोजी स. ११ वा.

मध्यान्ह वेळी न्यायालय खोली क्र. २ मधील

पीठासिन सन्माननीय न्यायाधिश श्रीम. व्ही. डी.

(ए) घोषित करावे की, द.सा. ५.९९% दराने

व्याजासह १५ डिसेंबर, २०१८ रोजीसची रु

२,९६,६६३/- (रुपये दोन लाख शहाण्णव

हजार सहाशे त्रेसष्ट मात्र) ची एकूण रक्कम वसुली

आणि/किंवा प्रदानापर्यंत वाद दाखल झाल्याच्य

तारखेपासून वैधानिक दराने व्याजासह एकत्रित

वरील नमुद खात्याच्या विवरण पत्रानुसार १५

डिसेंबर, २०१८ रोजीस वादींना प्रतिवादींद्वारे

दिंडोशी येथील

इंगळे यांच्यासमोर प्रचलित होणार आहे.

... वादी

सर्कल आणि कॉर्पोरेट कार्यालय आहे

कॉम्प्लेक्स, मुंबई-४०० ०५१ येथे.

अमित कुमार प्रभात

कंपनी अधिनियम, १९५६ अन्वये स्थपित

आयसीआयसीआय बँक लि.

. प्रदान केलेल्या अधिकाराचा वापर करून सदर सूचना प्राप्त झाल्याच्या तारखेपासून ६० दिवसांत सूचनेत नमूद केलेली रक्कम चुकती करण्यासाठी खालील नमूद कर्जदारांना (दीवाण हाऊसिंग फायनान्स लि. द्वारे आयसीआयसीआय बँकेला देण्यात आलेल्या अभिस्तांकना अंतर्गत) डीएचएफएल आणि कर्जदार यांच्या दरम्यान झालेल्या कर्ज कराराला अनुसरुन गृहकर्ज सुविधा मंजूर करण्याच्या संदर्भात तारणाच्या अंमलबजावणीच्या संबधातील मागणी सूचना जारी केली आहेत. . कर्जदारांनी सदरहू रक्कम चुकती करण्यास कर्सूर केलेली आहे म्हणून कर्जदार आणि सर्वसामान्य जनतेला सूचना याद्वारे देण्यात येते की, निम्नस्वाक्षरीकारांनी खालील नमूर तारखेरोजीस सदरह अधिनियमाच्या कराम १३(४) सहवाचता सदरह नियमावलीच्या नियम ८ अन्वये त्याला/तिला प्रदान केलेल्या अधिकाराचा वापर करून खालील वर्णिलेल्या मिळकतीचा सांकेतिक कब्जा घेतलेला आहे. विशेषतः कर्जदार अणि सर्वसामान्य जनतेला याद्वारे सावधान करण्यात येते की, त्यांनी सदरह मिळकतीच्या देवघेवीचा व्यवहार कर नये आणि सदरह मिळकतीच्या देवघेवीचा कोणताही व्यवहार हा आयसीआयसीआय बँक लिमिटेडच्या प्रभाराच्या अधीन

सांकेतिक कब्जा सूचना

प्राधिकृत अधिकारी

बँक ऑफ बडोदा

शाखा कार्यालय: आयसीआयसीआय बँक लि., कार्यालय क्रमांक २०१-बी, २रा मजला, रोड क्र.

१, प्लॉट क्र - बी३, वायफाय आयटी पार्क, वागळे इंडस्ट्रीयल इस्टेट, ठाणे, महाराष्ट्र- ४००६०४

1	अ.	कर्जदाराचे नाव/कर्ज खाते क्रमांक	मिळकतीचे वर्णन/	मागणी सूचनेची	शाखेचे
1	क्र.	(डीएचएफएल ओल्ड लॅन आणि	सांकेतिक कब्जाची तारीख	तारीख/मागणी	नाव
١		आयसीआयसीआय न्यु लॅन)		सूचनेतील रक्कम (रु.)	
١	٤.	दिनेश रामचंद्र जावळे आणि नयना दिनेश जावळे-	फ्लॅट क्र. टी-२, ३ रा मजला, सोनू कमल	सप्टेंबर ३०, २०२२	जळगाव
1		क्युझेडजेएलएन००००५०२३८५२ (डीएचएफएल जुना	अपार्टमेंट, प्लॉट क्र. ४१, सर्व्हे क्र. २२२/२,	₹.	
1		लॅन-४४००००५५०३ आणि आयसीआयसीआय	मौजे साकेगाव, तालूका भुसावळ, जळगाव	१२,९०,७८२.८२/-	
١		नवीन लॅन- क्युझेडजेएलएन००००५०२३८५२)	४२४२०४/ जानेवारी ०९, २०२३		
١	٦.	अल्व्यान विलफ्राईड स्वामी आणि सोफिया एफ	ब्लॉक क्र. १७, प्लॉट क्र. ५२+५३+६०+६१, २	सप्टेंबर ०३, २०२२	जळगाव
1		फ्रान्सिस- क्युझेडजेएलएन०००५०३९०२२	रा मजला, स क्र. ६७, विवेकानंद प्लाझा देना	₹.	
1		(डीएचएफएल जुना लॅन-०४४००००४२१७ आणि	नगर, विवेकानंद स्कूल जवळ, महाराष्ट्र, जळगाव	२५,४७,६९७.००/-	
1		आयसीआयसीआय नवीन लॅन-	४२५२०१/ जानेवारी ०९, २०२३		
١		क्युझेडजेएलएन००००५०३९०२२)			
١	₹.	युसुफखान मेहमूद खान आणि सलिमाबी युसुफ खान-	साऊथ साईड पार्ट, प्लॉट क्र. ४, स क्र.	जुलै ०७, २०२२	जळगाव
1		क्युझेडजेएलएन०००५०१५२०३ (डीएचएफएल जुना	११/३/१, मुस्लिम कॉलनी, आसामा फॅक्टरी	₹.	
1		लॅन-०४४००००५३६० आणि आयसीआयसीआय	जवळ, खडके रोड, येथे खडके भुसावळ, जळगाव	७,८३,६८७.००/-	
1		नवीन लॅन- क्युझेडजेएलएन०००५०१५२०३)	४२५२०१, महाराष्ट्र/ जानेवारी ०९, २०२३		

वरील नमद कर्जदार /हमीदार यांना रक्कम चकती करण्यासाठी यादारे ३० दिवसांची सचना देण्यात येत आहे. अन्यथा सिक्यरिटी इंटरेस्ट (एन्फोर्समेंट) रुल्स, २००३ च्या नियम ८ आणि ९ अंतर्गत तरतुर्दीनुसार सदर सूचना प्रसिध्दी तारखेपासून ३० दिवसांच्या समाप्तीनंतर गहाण मिळकतीची विक्री करण्यात येईल.

प्राधिकृत अधिकारी दिनांक : जानेवारी १३, २०२३ आयसीआयसीआय बँक लिमिटेड ठेकाण: जळगाव

वैयक्तिक मालकीचे/घरगुती सामान हलविण्यासाठी सूचना

हाऊसिंग डेव्हलपमेंट फायनान्स कॉर्पोरेशन लि.

नोंद. कार्यालय: हाऊसिंग डेव्हलपमेंट फायनान्स कॉर्पोरेशन लि., रेमन हाऊस, एच. टी. पारेख मार्ग, १६९, बॅकबे रेक्लेमेशन, चर्चगेट, मुंबई-४०० ०२०. शाखाः एचडीएफसी स्पेन्टा-सीआरएम डिपार्ट., २रा मजला, एचडीएफसी बँक हाऊस बाजुला, मथुरादास मिल्स कंपाऊंड, सेनापती बापट मार्ग, लोअर परेल पश्चिम, मुंबई-४०० ०१३, दूर. क्र. : ०२२-६६११३०२०

सीआयएन: एल७०१००एमएच१९७७पीएलसी०१९९१६. वेबसाईट: www.hdfc.com

अ. क्र.	कर्जदारांचे नाव	मागणी सूचने(नां)ची तारीख	कब्जाची तारीख/प्रकार	तारण मत्ता/स्थावर मिळकतींचे वर्णन
?.	श्री. साळगावकर यतिश चंद्रकांत	३०.०७.२०२२	09.82.2022	फ्लॅट क्र. ००७, २रा मजला, मोतीराम प्रिव्हलेज-सी विंग, स.क्र. १३७/१, न्यु
	आणि सौ. साळगावकर सुषमा		(प्रत्यक्ष कब्जा)	डीपी रोड, आगर अली जवळ, कुळगाव, बदलापुर (प.)-४२१५०३.
	चंद्रकांत			
٦.	श्री. शिंदे अजय रघुनाथ आणि	१९.१०.२०२१	२३.१२.२०२२	दामोदर एनक्लेव्ह बिल्डिंग २ए, फ्लॅट क्र. १०२, १ला मजला, स.क्र. ९१ए,
	सौ. शिंदे पुजा अजय		(प्रत्यक्ष कब्जा)	हि. क्र. १/३, स.क्र. ९७ए, हि.क्र. १०/२, गांधी चौक जवळ, फुलपाडा रोड, 📗
				विरार (पश्चिम), जि. पालघर-४०१३०५.
₹.	श्री. कामत श्रीकांत सदानंद	२५.०८.२०२२	२६.१२.२०२२	फ्लॅट क्र. ३०३, ३रा मजला, मिरंडा अपार्टमेंट्स, विंग ए, टीपीएस IV
	आणि सौ. कामत सुनंदा सदानंद		(प्रत्यक्ष कब्जा)	(माहिम), वीर सावरकर मार्ग, किर्ती कॉलेज जवळ, दादर, मुंबई-४०००२८.

सदर जाहीर सूचना याकरिता निर्गमित करण्यात येते की, हाऊसिंग डेव्हलपमेंट फायनान्स कॉर्पोरेशन लि. (एचडीएफसी) ला वरील सदर कर्जदार यांच्या एचडीएफसीकडील नोंदीनुसार त्यांच्या अंतिम ज्ञात पत्त्यावर पत्रव्यवहार/संपर्क साधणे शक्य होत नाही.

ज्याअर्थी एचडीएफसीच्या प्राधिकृत अधिकाऱ्यांनी सिक्युरिटायझेशन ॲण्ड रिकन्स्ट्रक्शन ऑफ फायनान्शियल ॲसेटस् ॲण्ड एन्फोर्समेंट ऑफ सिक्युरिटी इंटरेस्ट ॲक्ट, २००२ (सरफैसी ॲक्ट) च्या कलम १३(२) अन्वये प्रदान अधिकाराचा वापर करून वरील नमूद तारखेरोजी कर्जदार/कायदेशीर वारस/कायदेशीर प्रतिनिधी यांना मागणी सूचना निर्गमित केली आहे. कर्जदार यांना दिलेल्या कालावधीत सदर मागणी सूचनेचे अनुपालन करण्यास कसूरवार ठरल्याने, कर्जदारांनी एचडीएफसी च्या प्राधिकृत अधिकाऱ्यांना तारण मत्तेचा कब्जा सुपुर्द केला आणि त्यानुसार एचडीएफसीच्या प्राधिकृत अधिकाऱ्यांनी वरील नमूद तारखेरोजी सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) रुल्स २००२ च्या नियम ८ सहवाचता सरफैसी ॲक्टच्या कलम १३(४) अन्वये सदर मागणी सूचनेत सविस्तर वर्णिलेली स्थावर मिळकत/तारण मत्तांचा कब्जा घेतला आहे.

सदर स्थावर मिळकत/तारण मत्तांचा कब्जा घेतेवेळी एचडीएफसीच्या प्राधिकृत अधिकाऱ्यांनी त्यातील असलेल्या त्यांच्या वैयक्तिक मालकीच्या आणि घरगुती वस्तूंची वस्तूसूची

तयार केली आहे. ज्याची प्रत कोणत्याही कामकाजाचे दिवशी कामकाजाचे वेळेत निम्नस्वाक्षरीकारांकडून प्राप्त करता येईल.

अशा परिस्थितीत सदर कर्जदार/कायदेशीर वारस/कायदेशीर प्रतिनिधी यांना सदर तारखेपासून १०(दहा) दिवसात वरील सदर स्थावर मिळकत/तारण मत्तांमधील असलेल्या त्यांच्या वैयक्तिक मालकीच्या/घरगृती वस्तू काढून घेण्यासाठी याद्वारे सूचना देण्यात येत आहे, कसूरवार ठरल्याने प्राधिकृत अधिकाऱ्यांकडे सर्वस्वी कर्जदार/कायदेशीर वारस/कायदेशीर प्रतिनिधींच्या खर्च अणि परिणाम अशा जोखमीवर त्यांच्या वैयक्तिक मालकीच्या/घरगुती वस्तू काढणे आणि निकाली काढणे/त्यासह व्यवहार करण्याशिवाय पर्याय राहणार नाही आणि त्यानंतर भविष्यात त्यासंदर्भात कोणताही दावा विचारात घेतला जाणार नाही.

> हाऊसिंग डेव्हलपमेंट फायनान्स कॉर्पोरेशन लि.करिता सही/

दिनांक : १२-जाने.-२०२३

(बी) सदर वादाचा खर्च पुरविण्यासाठी; सदर दिनांक ५ डिसेंबर, २०२२ नगर दिवाणी न्यायालय

प्रति.

प्राधिकृत अधिकारी

अमित कुमार प्रभात

थकीत आणि देय आहे.

श्री./मेसर्स वादींकरिता वकील पत्ता :- विधी पार्टनर्स, वकील, तळमजला, कन्स्ट्रक्शन हाऊस, ५. वालचंद हिराचंद मार्ग. बॅलार्ड इस्टेट, मुंबई ४००००१.

ECO RECYCLING LIMITED

CIN: L74120MH1994PLC079971 422, The Summit, near WEH Metro Station, Andheri-Kurla Road, Andheri (East), Mumbai 400093

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Extracts Of Standalone Unaudited Financial Results For The Quarter And Nine Mont ths Ended 31st December, 2022 (Rs. In Lacs Audited **Particulars** Year to Date 31-Dec-22 30-Sep-22 31-Dec-21 31-Dec-22 31-Dec-21 31-Mar-22 Total Income 596 742 1.663 2.078 2.694 575 Net Profit /(Loss) for the period/year before Tax 371 343 344 988 1.150 1.401 Net Profit/(Loss) for the period/year after Tax 343 344 988 1,150 1,249 371 Total Comprehensive Income for the period/year 353 228 1.731 480 2,421 1,727 Paid-up Equity Share Capital 1,930 1,930 19,030 1,930 1,930 1,930 Reserves (excluding Revaluation Reserves) 3,163 Earning Per Share: (a) Basic (Rs.) 1.92 1.78 1.78 5.12 5.96 6.47

	ract Of Consolidated Unaudited Financial R			Un-Audited			(Rs. In Lacs
Sr.	Particulars	Q	uarter Ended		Year to	Date	Audited Year ended
no.		31-Dec-22	30-Sep-22	31-Dec-21	31-Dec-22	31-Dec-21	31-Mar-22
1	Total Income	606	575	743	1,675	2,082	2,716
2	Net Profit /(Loss) for the period/year before Tax	381	343	344	1,000	1,153	1,422
3	Net Profit/(Loss) for the period/year after Tax	381	343	344	1,000	1,153	1,269
4	Total Comprehensive Income for the period/year	363	288	1,732	492	2,423	1,747
5	Paid-up Equity Share Capital	1,930	1,930	1,930	1,930	1,930	1,930
6	Reserves (excluding Revaluation Reserves)	-	-	-	-	-	3,030
7	Earning Per Share:						
	(a) Basic (Rs.)	1.98	1.78	1.78	5.18	5.96	6.58
	(b) Diluted (Rs.)	1.98	1.78	1.78	5.18	5.96	6.58

Note: The above is an extract of the detailed format of the quarter and nine months results filed with the Stock Exchanges under Regulation 33 of the SEBI (Listing and Other Disclosure Requirements) Regulation, 2015. The full format of the quarter and nine months results are available on the Stock Exchange website (www.bseindia.com) and company's wesite (www.ecoreco.com)

> For Eco Recycling Limited B K Son **Managing Directo**

साकेतिक कब्जा सूचना

FICICI Bank

Mumbai

शाखा कार्यालय : आयसीआयसीआय बँक लि., कार्यालय क्रमांक २०१-बी, २रा मजला, रोड क्र. १, प्लॉट क्र. बी-३, वायफाय आयटी पार्क, वागळे इंडस्टियल इस्टेट, ठाणे, महाराष्ट्र-४००६०४.

निम्नस्वाक्षरीकार हे आयसीआयसीआय बँक लिमिटेडचे प्राधिकृत अधिकारी या नात्याने सिक्युरिटायझेशन ॲन्ड रिकन्स्ट्रक्शन ऑफ फायनान्शिअल ॲसेटस् ॲन्ड एन्फोर्समेंट ऑफ सिक्यरिटी इंटरेस्ट ॲक्ट. २००२ आणि कलम १३(१२) सिक्यरिटी इंटरेस्ट (एन्फोर्समेंट) रूल्स. २००२ सहवाचता नियम ३ अन्वये प्राप्त अधिकारांचा वापर करून मागणी सूचना जारी करून खालील नमूद कर्जदारांस सूचनेतील नमूद रकमेची परतफेड सदर सूचना प्राप्तीच्या ६० दिवसांत करण्यात

रकमेची परतफेड करण्यास कर्जदार असमर्थ ठरल्याने, कर्जदार आणि सर्वसामान्य जनतेस याद्वारे सूचना देण्यात येते की, निम्नस्वाक्षरीकारांनी खाली वर्णन करण्यात आलेल्या मिळकतीचा सांकेतिक कब्जा त्याला/तिला प्रदान करण्यात आलेल्या अधिकारांचा वापर करून सदर ॲक्टच्या कलम १३(४) अंतर्गत सहवाचता सदर रूल्सच्या नियम ८ अन्वये खालील नमूद तारखेस घेतला आहे. विशेषत: कर्जदार आणि सर्वसामान्य जनतेस याद्वारे इशारा देण्यात येतो की, सदर मिळकतीर्श कोणताही व्यवहार करू नये आणि सदर मिळकतीशी करण्यात आलेला कोणताही व्यवहार हा आयसीआयसीआय बँक लिमिटेडच्या भाराअधीन राहील.

अ.	कर्जदाराचे नाव/	मिळकतीचे वर्णन/	मागणी सूचनेची तारीख/	शाखेचे
क्र.	कर्ज खाते क्रमांक	सांकेतिक कब्जाची तारीख	मागणी सूचनेतील रक्कम (रू.)	नाव
٤.	प्रणीत अग्रवाल आणि निकिता अग्रवाल- एलबीएमयुएम००००५३२८८२३	पलॅट क्र. ११०६, ए विंग, ८वा मजला, हिलक्रीस्ट, सारिपट नगर, जे. व्ही. लिंक रोड, सीप्झ गेट क्र. ३ समोर, अंधेरी पूर्व, मुंबई, महाराष्ट्र-४०००९३/ जानेवारी १०, २०२३.	सप्टेंबर ०३, २०२२ रु. १,३९,२०,०३४.००/-	मुंबई
٦.	रशिदा अल्लाउद्दीन लखवा, फिरोज अल्लाउद्दीन लखवा आणि अल्लाउद्दीन लखवा– एलबीएमयुएम००००४९०१३३२ आणि एलबीएमयुएम००००४९०१३३३	प्लॅट क्र. ६०२, ६वा मजला, बिल्डिंग क्र. बी३, एकता लोक मिलन को-ऑपरेटिव्ह हौसिंग सोसायटी लि., चांदिवली अंधेरी पूर्व, मुंबई-४०००७२/ जानेवारी १०, २०२३.	सप्टेंबर २६, २०२२ रु. १,५४,०४,६७७.००/ –	मुंबई
₩.	निकेत गुणवान धुरी, सोनल सुहास शिंदे, सुरेखा धुरी आणि निर्मित धुरी- एलबीएमयुएम००००५१८५०८१	पलॅट क्र. १०१, १ला मजला, बी विंग, अमोघ अडजुर को- ऑपरेटिव्ह हौसिंग सोसायटी लि., ॲक्सिस बँक जवळ, तेजपाल स्किम रोड क्र. ५ येथे स्थित, नेताजी सुभाष नगर, विलेपालें पूर्व, १०१, शहर सर्व्हे क्र. १८८, १८८/१ ते १८८/६, मुंबई-४०००५७/ जानेवारी १०, २०२३.	सप्टेंबर ०७, २०२२ रु. ७३,७९,०१३.६/-	मुंबई
٧.	दिशा अतिरेक शर्मा आणि अतिरेक राजकुमार शर्मा– एलबीएमयुएम००००५८१०३३३ आणि एलबीएमयुएम००००५८०८०८५	फ्लॅट क्र. २९०६, २९वा मजला, टॉवर सी, इम्पेरियल हाईट्स बेस्ट नगर, गोरेगाव पश्चिम, महाराष्ट्र, मुंबई-४०००६२/ जानेवारी १०, २०२३.	सप्टेंबर २१, २०२२ रु. ८७,५९,७०७.००/-	मुंबई
ч.	पवन बगाडी आणि सुशीला ओमप्रकाश बगाडी- एलबीएमयुएम००००५२१६९९३ आणि एलबीएमयुएम००००४०८३४७०	फ्लॅट क्र. ६०१, ६वा मजला, ग्लोरिस रेसिडेन्सी, आनंद नगर, एन.एल. कॉम्प्लेक्स, दहिसर पूर्व, धारक शहर सब्हें क्र. १४९६/३बी२, स्थित, वसलेला, असलेला येथे गाव दहिसर, तालुका बोरिवली, मुंबई-४०००६८/ जानेवारी १०, २०२३.	सप्टेंबर १६, २०२२ इ. ५५,४४,३८०.००/-	मुंबई

गरील नमूद कर्जदार/हमीदारांस याद्वारे ३० दिवसांत रकमेचा भरणा करण्यास सूचना देण्यात येत आहे, अन्यथा गहाण मिळकती सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) रूल्स, २००२ च्या नियम ८ आणि ९ च्या तरतुर्दी अंतर्गत सदर सूचना प्रकाशनाच्या ३० दिवसांच्या समाप्तीनंतर विकण्यात येतील.

दिनांक: जानेवारी १३, २०२३ प्राधिकृत अधिकारी आयसीआयसीआय बँक लिमिटेड ठिकाण: मुंबई

कॅटालिस्ट ट्रस्टीशिप लिमिटेड (पूर्वीचे नाव जीडीए ट्रस्टीशिप लिमिटेड)

मुंबई कार्यालय : विंडसर, ६ वा मजला, ऑफिस नं. ६०४, सी.एस.टी. रोड, किलना, सांताक्रुझ (पूर्व), मुंबई-४०००९८. द्र : +९१(०२२) ४९२२०५५५ फॅक्स : +९१ (०२२) ४९२२०५०५ नों. कार्यालय: जीडीए हाऊस, प्लॉट क्र. ८५, भुसारी कॉलनी (राईट), पौड रोड, पुणे-४१९०३८,

दूर.: ०२०-६६८०७२०० दिल्ली कार्यालय : ऑफिस नं. ८१०, ८ वा मजला, कैलाश बिल्डिंग, २६, कस्तुरबा गांधी मार्ग, नवी दिल्ली-११०००१. दूर. : ०११ ४३०२९१०१. सीआयएन नं. : यु७४९९९पीएन१९९७पीएलसी१९०२६२

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स्माश एंटरटेन्मेंट प्रायव्हेट लिमिटेड (''कर्जदार'') यांच्या तारण मत्तांच्या विक्रीसाठी विक्री सूचना

सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) रूल्स, २००२ च्या नियम ८(६) च्या परंतुकासह वाचत सिक्युरिटाब्रेशन अँड रिकन्स्टुक्शन ऑफ फायनान्शीअर ॲसेट्स अँड एन्फोर्समेंट ऑफ सिक्युरिटी इंटरेस्ट ॲक्ट, २००२ (''सरफैसी ॲक्ट, २००२'') अंतर्गत स्थावर मत्तांच्या विक्रीसाठी ई-लिलाव विक्री की, ईसीएल फायनान्स लिमिटेड (ह्यानंतर उल्लेख **''ईसीएल'**') (ह्यानंतर एकत्रीत उल्लेख **''अभिहस्तांकनकार'**') यांनी दिनांक २८ जून, २०१९ च्या

अभिहस्तांकन कराराद्वारे ईएआरसी ट्रस्ट एससी-३८४ चे ट्रस्टी म्हणून त्यांच्या क्षमतेत कार्यरत एडेलवैस ॲसेट रिकन्स्ट्रक्शन कंपनी लिमिटेड (ह्यानंतर उक्लेख **''ईएआरसी''**) च्या नावांत त्या अंतर्गतच्या तारणांसह एकत्रितपणे **स्माश एंटरटेन्मेंट प्रायव्हेट लिमिटेड** (ह्यानंतर उक्लेख ''कर्जदार'') यांची कर्ज अभिहस्तांकित केली. सदर अभिहस्तांकनानुसार, ईएआरसी अभिहस्तांकनकार च्या जागी आली. एडेलवैस असेट रिकन्स्ट्रक्शन कंपनी लिमिटेड (इएआरसी ट्रस्ट एससी ३८४) च्या लाभासाठी व विश्वासातील एक ट्रस्टी म्हणून कार्यरत अभिहस्तांकनकार कडून डिबेंचर ट्रस्टी म्हणून कॅटालिस्ट ट्रस्टीशिप लिमिटेड (ह्यानंतर उल्लेख ''सीटीएल/ट्रस्टी'') यांना नियुक्त केले. की, ट्रस्टी म्हणून त्यांच्या क्षमतेत, सीटीएल चे प्राधिकृत अधिकारी यांनी दिनांक ०३ जुलै, २०२० रोजीची कलम १३(२) अन्वयेची मागणी सूचना जारी

करुन कर्जदार, गहाणकार आणि जामीनदार <mark>श्री. श्रीपाल मोराखिया, श्रीम कल्पना मोराखिया, श्री. सुशील करलकर, श्री. परेश पटेल, एसएएम</mark> फॅमिली टुस्ट, एएचए होल्डिंग्ज प्रा. लि., इलेमेंटस लर्निंग सेंटर प्रा. लि., स्माश एंटरटेन्मेंट यूएसए लि. (ह्यानंतर उल्लेख ''तारण पुरवणारे'' यांना सदर सूचनेच्या तारखेपासून ६० दिवसांत, अशा प्रदानाच्या तारखेपर्यंत त्यावरील संविदातमक दराने व्याज, अनुषंगिक परिव्यय, खर्च आणि आकार यासह एकत्रितपणे ईएआरसी ला देय ३० जून, २०२० रोजीस थकीत असलेल्या १५ जानेवारी, २०१८ दिनांकित पहील्या पुरवणी विलेखाने सुधारित आणि/किंवा पुरवणी दिलेल्या आणि वेळोवेळी त्यापुढे केलेल्या दुरुस्त्यांनुसार १७ ऑगस्ट, २०१७ दिनांकित डिबेंचर ट्रस्ट डीड आणि १७ ऑगस्ट दिनांकित डिबेंचर ट्रस्टी ॲग्रिमेंट (ह्यानंतर उल्लेख **''डिबेंचर डॉक्युमेंटस''**) च्या संबंधातील **रु. २६८,९८,७७,९१७/ – (रुपये दोनशे अडुसष्ट कोटी** अठ्याण्णव लाख सत्त्याहत्तर हजार नऊशे सतरा मात्र) असलेल्या सरफैसी सूचनेतील एकूण रकमेची परतफेड करण्याकरिता सांगितले होते. तारण पुरवणारे संस्थेने विहित कालावधीत एकुण रकमेची परतफेड करण्यास कसूर केल्याने, सीटीएल ने ट्रस्टी म्हणून त्यांच्या क्षमतेत सरफैसी ॲक्ट. २००२ च्या नियम ८(१) सह वाचत कलम १३(४) आणि त्याअंतर्गतचे नियमांन्वये २२ डिसेंबर, २०२२ रोजी खालील गहाण मिळकतीचा प्रत्यक्ष कब्जा घेतला. याद्वारे सर्वसामान्य जनता आणि विशेष करून कर्जदार आणि गहाणकार/जामीनदार यांना सूचना देण्यांत येते की, २२ डिसेंबर, २०२२ रोजी सीटीएल च्या प्राधिकृत अधिकाऱ्यांनी ('**'प्रा. अ'**') ज्यांचा कब्जा घेतला ती खाली वर्णन केलेली स्थावर मिळकत तारणी धनकोंकडे गहाण आहे. आता, एडेलवैस ॲसेट[ा]रिकन्स्ट्रक्शन कंपनी लिमिटेड चे ट्रस्टी म्हणून त्यांच्या क्षमतेत कृती करणारे सीटीएल (ईएआरसी ट्रस्ट एससी ३८४ चे ट्रस्टी) त्यांचे अधिकार वापरुन, अशा तारखेपर्यंत, त्यावरील भविष्यातील व्याज, आकार आणि खर्चासह एकत्रितपणे कर्जदार, जामीनदार आणि गहाणकार म्हणजेच श्री. श्रीपाल मोराखिया, श्रीम कल्पना मोराखिया, श्री. सुशील करलकर, श्री. परेश पटेल, एसएएम फॅमिली ट्रस्ट, एएचए होल्डिंग प्रा. लि., **इलेमेंटस लर्निंग सेंटर प्रा. लि., स्माश एंटरटेन्मेंट युएसए लि.** यांच्याकडून तारणी धनकोंना येणे थकबाकी असलेल्या **३० जून, २०२० रोजीस च्या** रु. २६८,९८,७७,९१७/ – (रुपये दोनशे अडुसष्ट करोड अठ्याण्णव लाख सत्याहत्तर हजार नऊशे सतरा मात्र) च्या वसुलीसाठी २० फेब्रुवारी, २०२३ रोजी ''जसे आहे जेथे आहे'', ''जसे आहे जे आहे'' आणि ''जे काही आहे तेथे आहे'' तत्त्वावर खालील स्थावर मिळकत विकणार आहेत. स्थावर मिळकतीच्या वर्णनासहीत **राखीव किंमत आणि इसारा अनामत रकम** (''**इअर**'') पुढीलप्रमाणेः **(रु. कोटीत)**

राखीव किंमत (रु. कोटीत)	इअर (रु. कोटीत)	बोलीमधी ल वाढ	निरीक्षणाची तारीख	बोली सादर करण्यासाठी अंतिम तारीख	ई-लिलावाची तारीख आणि वेळ
ξ ?. 00	६.२०	0.07	१४.०१.२०२३ ते १९.०२.२०२३ स. ११ ते सं. ५ आगाऊ वेळ ठरवून	१९.०२.२०२३ रोजी सं. ५:०० पूर्वी	२०.०२.२०२३ रोजी स. ११ ते दु. १३:०० प्रत्येकी ५ मिनिटांच्या अमर्याद एकस्टेन्शनसह

लिलाव/विक्री साठी ठेवलेल्या तारण स्थावर मत्तांचे वर्णन

पुणे जिल्हा परिषद, पंचायत समिती वडगाव, मावळ, ग्रुप ग्राम पंचायत वारसोली च्या हद्दी मध्ये पुणे नोंदणी जिल्हा, उपजिल्हा वडगाव मावळ किंवा लोणावळा, तालुका मावळ, जिल्हा पुणे च्या हद्दीमध्ये गाव कुणेनामा, तालुका मावळ, जिल्हा पुणे च्या सर्व्हे क्र. १०८ आणि १०९ च्या संयुक्त लेआऊट पैकी सर्व्हें क्र. १०८ धारक मिळकत मधील समाविष्टीत प्लॉट क्र. १, मोजमापित ९९७६.७६ चौ.मी. धारक जिमनीचे ते सर्व भाग आणि विभाग

सह एकत्रित इतर सर्व वास्तू, उभारणी आणि बांधकामे इत्यादींसह आता उभारल्या जाणाऱ्या किंवा त्यानंतर उभारल्या जाणाऱ्या त्यावर किंवा त्यांचा कोणताही भाग एकत्रितपणे सर्व संरचना, उभारणी, घरे, घराबाहेरील घरे, इमारती, प्रांगण, आंगण, आवार, विहिरी, पाणी, जलकुंभ, गटारे, नाले, मार्ग, पॅसेज, दिवे, स्वातंत्र्य, हक, विशेषाधिकार, सोयी, फायदे आणि उपभोग जे काही असेल ते - उक्त जमीन, वंशपरंपरागत आणि परिसर किंवा तिचा कोणताही भाग आता किंवा याआधी आयोजित केलेला, वापरला किंवा उपभोगला किंवा म्हणून प्रतिष्ठित त्याचा भाग किंवा सदस्य किंवा त्याच्या अनुषंगाने सर्व इस्टेट, हक्क, नामधिकार, हितसंबंध, मिळकत, दावा आणि गहाणवटदारांच्या या जागेवर आणि त्याच्या प्रत्येक भागाचा समावेश आहे.

पुणे जिल्हा परिषद, पंचायत समिती वडगाव, मावळ, ग्रुप ग्राम पंचायत वारसोली च्या हद्दी मध्ये पुणे नोंदणी जिल्हा, उपजिल्हा वडगाव मावळ र्किवा लोणावळा, तालुका मावळ, जिल्हा पुणे च्या हद्दीमध्ये गाव कुणेनामा, तालुका मावळ, जिल्हा पुणे च्या सर्व्हे क्र. १०८ आणि १०९ च्या संयुक्त लेआऊट पैकी सर्व्हें क्र. १०८ धारक मिळकत मधील समाविष्टीत प्लॉट क्र. १०, मोजमापित १०००.०५ चौ.मी. धारक जिमनीचे ते सर्व भाग आणि विभाग.

सह एकत्रित इतर सर्व वास्तू, उभारणी आणि बांधकामे इत्यादींसह आता उभारल्या जाणाऱ्या किंवा त्यानंतर उभारल्या जाणाऱ्या त्यावर किंवा त्यांचा कोणताही भाग एकत्रितपणे सर्व संरचना, उभारणी, घरे, घराबाहेरील घरे, इमारती, प्रांगण, आंगण, आवार, विहिरी, पाणी, जलकुंभ, गटारे, नाले, मार्ग, पॅसेज, दिवे, स्वातंत्र्य, हक, विशेषाधिकार, सोयी, फायदे आणि उपभोग जे काही असेल ते - उक्त जमीन, वंशपरंपरागत आणि परिसर किंवा तिचा कोणताही भाग आता किंवा याआधी आयोजित केलेला, वापरला किंवा उपभोगला किंवा म्हणून प्रतिष्ठित त्याचा भाग किंवा सदस्य किंवा त्याच्या अनुषंगाने सर्व इस्टेट, हक्क, नामधिकार, हितसंबंध, मिळकत, दावा आणि गहाणवटदारांच्या या जागेवर आणि त्याच्या प्रत्येक भागाचा समावेश आहे.

विक्रीच्या तपशिलवार अटी आणि शर्तींसाठी कृपया सीटीएल वेबसाईट आणि ईआरसी वेबसाईट पुरवलेल्या लिंक अनुक्रमे https://catalyst trustee.com आणि https://www.edelweissarc.in बघावी.

प्राधिकृत अधिकारी

दिनांक : १३.०१.२०२३ कॅटालिस्ट ट्रस्टीशिप लिमिटेड ठिकाण : मुंबई

MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437

Fax: 24023516

Website: http://mpcb.gov.in Email: cac-cell@mpcb.gov.in



Kalpataru Point, 2nd and 4th floor, Opp. Cine Planet Cinema, Near Sion Circle, Sion (E), Mumbai-400022

Date: 14/02/2023

Infrastructure/RED/L.S.I

No:- Format1.0/CC/UAN No.0000150741/CE/2302000967

To.

M/s. Sainath Vihaana Realty LLP ,(Residential development with shops) on plot bearing C.T.S. Nos. 11, 19/1/1/B, 40A & 40B at village Mulund (East), Mumbai.



Sub: Consent to Establish for Residential Cum Commercial Building (Redevelopment) Project.

Ref:

- 1. Application Submitted by SRO-Mumbai-IV
- 2. Minutes of 31st CC meeting dtd-25.01.2023.

Your application NO. MPCB-CONSENT-0000150741

For: grant of Consent to Establish under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal ofAuthorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundry Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I.II.III & IV annexed to this order:

- 1. The Consent to Establish is granted for a period upto commissioning of project or up to 5 year whichever is earlier.
- 2. The capital investment of the project is Rs.132.11 Cr. (As per C.A Certificate submitted by industry).
- 3. The Consent to Establish is valid for Residential Cum Commercial Building (Redevelopment) Project named as M/s. Sainath Vihaana Realty LLP ,(Residential development with shops) on plot bearing C.T.S. Nos. 11, 19/1/1/B, 40A & 40B at village Mulund (East), Mumbai. on Total Plot Area of 4352.99 Sq.Mtrs for construction BUA of 21539.55 Sq.Mtrs including utilities and services.
- 4. Conditions under Water (P&CP), 1974 Act for discharge of effluent:

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	NA	NA
	Domestic effluent	116	Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

5. Conditions under Air (P& CP) Act, 1981 for air emissions:

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG Set- 400 KVA	1	As per Schedule -II

6. Conditions under Solid Waste Rules, 2016:

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	DRY GARBAGE	271 Kg/Day	Segregation	sent to authorized vendor
2	WET GARBAGE	180 Kg/Day	OWC	use as manure
3	STP SLUDGE	10 Kg/Day	drying	use as manure

Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for treatment and disposal of hazardous waste:

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
1	5.1 Used or spent oil	50	Ltr/A	Collection	sent to authorized vendor

- 8. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
- 9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
- 10. The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening.
- 11. PP shall extend/submit BG to from total sum of Rs. 10 Lakhs towards compliance of EC and consent to establish condition.
- 12. Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
- 13. Project Proponent shall provide Organic waste digester with composting facility or biodigestor with composting facility.
- 14. Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
- 15. The project proponent shall make provision of charging of electric vehicles in atleast 30 % of total available parking area.
- 16. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
- 17. PP shall obtain Environmental Clearance from competent authority for the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.

- 18. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.
- . This consent is issued as per communication letter dated 03/11/2022 which is approved by competent authority of the board.







Signed by: Dr. Y.B.Sontakke
Joint Director (WPC)
For and on behalf of
Maharashtra Pollution Control Board
jdwater super govan
2023-02-14/16:24/04 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	264220.00	TXN2211003962	28/11/2022	Online Payment

Copy to:

- 1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai IV
- They are directed to ensure the compliance of the consent conditions.

 They are directed to obtained B.G. of Rs.10.0 Lakhs towards compliance of consent
- condition & obtaining E.C.
- 2. Chief Accounts Officer, MPCB, Sion, Mumbai



SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- A] As per your application, you have proposed to provide MBBR Technology based Sewage Treatment Plants (STPs) of combined capacity 130 CMD for treatment of domestic effluent of 116 CMD.
 - B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

Sr.No	Parameters	Limiting concentration not to exceed in mg/l, except for pH
1	рН	5.5-9.0
2	BOD	10
3	COD	50
4	TSS	20
5	NH4 N	5
6	N-total	10
7	Fecal Coliform	less than 100

- C] The treated domestic effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening and connected to the sewerage system provided by local body.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act,1974 and as amended, and other provisions as contained in the said act.

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	134.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

5) The Applicant shall provide Specific Water Pollution control system as per the conditions of EP Act, 1986 and rule made there under from time to time.

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

 As per your application, you have proposed to provide the Air pollution control (APC)system and also proposed to erect following stack (s) and to observe the following fuel pattern-

Stack No.	Source	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG Set-400 KVA	Acoustic Enclosure		DIESEL/ HSD 75 Kg/Hr		SO2	36 Kg/Day

2) The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards.

Total Particular matter	Not to exceed	150 mg/Nm3
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacemenalteration well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) Conditions for utilities like Kitchen, Eating Places, Canteens:
 - a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
 - b) The toilet shall be provided with exhaust system connected to chimney through ducting.
 - c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
 - d) The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III Details of Bank Guarantees:

Sr. No	Consent(C2E/C2 O/C2R)	Amt of BG Imposed	Submission	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10 Lakhs	within 15 days	Towards compliance of consent condition	upto commissioning of unit or five years	upto commissioning of unit or five years

^{**} The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent. # Existing BG obtained for above purpose if any may be extended for period of validity as above.

BG Forfeiture History

Srno.	Consent (C2E/C2O/C2R)	Amount of BG imposed	Submission Period	Amount of BG Forfeiture	
			NA		

BG Return details

Srno.	Consent (C2E/C2O/C2R)	BG imposed	Purpose of BG	Amount of BG Returned
		NA		

SCHEDULE-IV

Conditions during construction phase

A	During construction phase, applicant shall provide temporary sewage and MSW treatment and disposal facility for the staff and worker quarters.
В	During construction phase, the ambient air and noise quality shall be maintained and should be closely monitored through MoEF approved laboratory.
С	Noise should be controlled to ensure that it does not exceed the prescribed standards. During night time the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.

General Conditions:

- 1 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act,1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011.
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
 - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
 - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.

- c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper sitting and control measures.
- d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
- e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
- f) D.G. Set shall be operated only in case of power failure.
- g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
- h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.
- Solid Waste The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.
- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11 The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

This certificate is digitally & electronically signed.

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and Virtuous Environmental





Government of India Ministry of Environment, Forest and Climate Change (Issued by the State Environment Impact Assessment Authority(SEIAA), Maharashtra)

To,

The V.P.Liaison SAINATH VIHAANA REALTY LLP 101 & 102, Sainath House, B.P. Cross Road No.1, Mulund west, Mumbai -400080

Subject: Grant of Environmental Clearance (EC) to the proposed Project Activity under the provision of EIA Notification 2006-regarding

Sir/Madam.

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/MIS/290777/2022 dated 29 Aug 2022. The particulars of the environmental clearance granted to the project are as below.

EC23B038MH146443 1. EC Identification No. SIA/MH/MIS/290777/2022 2. File No.

3. New **Project Type** 4. Category B2

5. Project/Activity including 8(a) Building and Construction projects Schedule No.

6. Name of Project Proposed Building B (Residential development with shops) by M/s Sainath

development with Vihaana Realty LLP Name of Company/Organization SAINATH VIHAANA REALTY LLP 7.

8. **Location of Project** Maharashtra

9. **TOR Date** N/A

The project details along with terms and conditions are appended herewith from page no 2 onwards.

(e-signed) Pravin C. Daradé . I.A.S. Date: 09/01/2023 **Member Secretary** SEIAA - (Maharashtra)

Note: A valid environmental clearance shall be one that has EC identification number & E-Sign generated from PARIVESH.Please quote identification number in all future correspondence.

This is a computer generated cover page.

STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/MIS/290777/2022 Environment & Climate Change Department Room No. 217, 2nd Floor, Mantralaya, Mumbar- 400032.

Tο

M/s. Sainath Vihaana Realty LLP. C.T.S. Nos. 11, 19/1/1/B, 40A & 40B, Village: Mulund (East), Tahika- Kurla.

Mumbai.

Subject : Environmental Clearance for proposed Building B (Residential

redevelopment with shops) on plot bearing C.T.S. Nos. 11, 19/1/1/B. 40A & 40B at Village: Mulund (East), Taluka- Kurla, Munihai by M/s.

Sainath Vihaana Realty I.I.P.

Reference : Application no. SIA/MII/MIS/290777/2022

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-2 in its 186th meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 254th meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 28th November, 2022.

Brief Information of the project submitted by you is as below:-

Sr.	Description	Details				
No						
1	Proposal Number	SIA/MH/MIS/290777/2022				
2	Name of Project	Proposed Building B (Residential development with			
		shops) on plot bearing C	T.S. Nos. 11, 19/1/L/B, 40A &			
		40B at Village- Molo	40B at Village- Mulund (East), Taluka Kurla,			
		Mumbai- 400081	Mumbai- 400081			
3	Project category	8 (a)				
4	Type of Institution	Private				
5	Project Proponent	Name Mr. Sujit D. Jha (V.P Liaison)				
			M/s Sainath Vihaana			
		1	Realty LLP			
		Regd. Office address	101 & 102, Sainath House,			
			B.P. Cross Road No.L.			
			Mulund West, Mumbai 400			
		L	080			
		Contact number	9892013233			
		e-mail	sdj:@sajnathdevelopers.com			
6	Consultant	ULTRA TECH				

				Certificate No: NABET/EIA/2023/RA 0194					
				Validity: 9th March 2023					
7	Applied	for		New	<u> </u>				
8		n of the project		101 & 102, Sainath House, B.P. Cross Road No.1,					
"		i or the profess		Mulund West, Mumbai 400 080					
9	Latitude	and Longitude	•		19°10'33,30" N;				
				ı	Longitude: 72°57' 50.87" E				
111	Plot Are	a (sq.m.)	-	Total Plot	Total Plot Area as per PR card: 6461.80 Sq.mt.				
				Plot area considered for proposed redevelopmen					
				Building B: 4352.99 Sq.mt.					
11	Deducti	ons (sq.m.)		440.76 Sc	ζ. mt.				
12	Net Plot	arca (sq.m.)		Total net;	plot area: 6021,04 Sq. m1				
				Net plot a	rea considered for propos	ed redev	elopment of		
				Building 1	Building B: 4056.53 Sq.mt.				
13	Ground	coverage (m²)	&%	1573.57.5	q. mt. (39%)				
14	PSI Area	a (sq.m.)		12036.73	Sq. mt.				
1.5	Nnn-FSI (sq.m.)			9502.82 8	iq.mt				
16		d built-up acea	(FSI ÷	21539.55	Sq. mt.				
L		l) (sq.m.)							
17	l	(m²) approv	-	Received Concession Approval from MCGM dt.					
	Plaoning	g Authority till	date	11.02.2022 for total construction Built-up Area					
	<u> </u>			.21539.55 Sq. mt.					
18		P.C. details wit		Not Applicable					
		ction area, if an	<u> </u>						
19	I	-		: Not Арри	Not Applicable				
	per earlier EC (FSI + Non								
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21)	Buildin		xisiing	Proposed Configuration Reason for					
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			Residential floo	οτ · 6 th		
			(pt) res	idential		
		1	fluor/(pt)podiu	m fluor		
			$\pm~7^{th}$ to 18^{th} flo	or		
		•	+ 19th (pt) Res	idential		
			Floor			
21	No. of Tenements & Shops	Flats: 202	Nos.			
		Shops				
		Fitness Ca	ntre: 1 No.			
22	Total Population	1096 num	bers of person			
23	Total Water Requirements	137 CMD				
	CMD					
24	Under Ground Tank (UGT)	Undergrou	ınd			
	location					
25	Source of water	мссм		· · - · — —		
26	STP Capacity & Technology	•STP Capa	city: 134 KL			
		• Technolog	Technology: MBBR (Moving Bed Bio Reactor)			
27	STP Location	Ground Ploor-Below ramp				
28	Sewage Generation CMD &	*Sewage Generation: 116 CMD				
	% of sowage discharge in	•% of treated sewage discharge in sewer line: 35 %				
	sewer line					
29	Solid Waste Management	type	Quantity	Treatment / disposal		
	during Construction Phase		(Kg/d)			
		Dry waste	9	Segregation of solid		
		Wet waste	- 6	waste into		
			:	biodegradable and		
				nnn-hiodegradable		
				and handed over to		
				authorized recyclers.		
		Constructi	on –	Reuse/recycle on site		
		waste		and disposal of		
				remaining waste to		
				the authorized landfill		
				site with permission		
.				of authorized recycler		
30 j	Total Solid Waste Quantities	Туре	Quantity	Treatment / disposal		
1	with type during Operation		(Kg/d)			
	91					
	Phase & Capacity of OWC to	Dry waste	271	To Authorized		
		Dry waste	271	To Authorized recyclers		

				hiodegradable waste		
				in Organic Waste		
				Converter of capacity		
				200 Kg/day		
		E-Waste				
		STP Sludge		Use as manure		
		(dry)				
31	R.G. Area in sq.m.	RG required: 13	204.21 Sq. mt.			
		RG provided on Mother Earth: 633.76 Squint.				
		Balance permissible Paved RG on ground: 634.96				
		Sq.mt				
		Total RG provided on ground: 1268.72 Sq.mt.				
		Existing trees on plot: 105				
		Number of trees to be planted:				
		a) In RG area: 12 nos. (periphery plantation)				
		b) In Miyawaki Plantation (with area): Not proposed				
		Number of trees to be cut: 06				
		Number of trees to be transplanted: 07				
33	Power requirement	During Operation Phase:				
	· · · - · · - · · · · · · · · · ·	Connected load (KW): 2555 KW				
		Maximum demand (KW): 879 KW				
34	Energy Efficiency	a) Total Energy saving (%): 23.04 %				
	I	b) Solar energy (%): 5.56 %				
35	D.G. set capacity	1 DG set of 400 kVA capacity				
36	No. of 4-W & 2-W Parking	4 - Wheeler: 211 Nos.				
	with 25% EV	2 -Wheeler: 54	Nus.			
		Provision of E-	charging facilitie	s.		
37	No. & capacity of Rain water		·	ing tank of capacity 52		
	harvesting tanks (Pits	KL				
38	Project Cost in (Ct.)	132.11 Cr				
39	EMP Cost	Construction Phase: Rs. 79.13 Lacs				
		Operation Pha	tse:			
		Capital cost: Rs. 93.67 Lacs				
		Operational and Maintenance cost: Rs. 9.71				
į		Lacs/annum				
40	CER Details with					
	justification if anyas per					
	MoEF & CC circular dated			'		
	01/05/2018					
4]	Details of Court	Litigation detail	ls are as fellows	:		
	Cases/litigations w.r.t the					
	. •					

	project and project location, if	Party Name	Name of the	Case No.
	any.	<u>. </u>	Court	
		Sainath Vihaana	Bombay	Commercial
	1	Realty J.J.P V/s.	High Court	Arbitration
		Vrindavandham (B)		Petition No.
		Building Co-		(ST) 16476
		operative Housing		of 2022
•		Society Ltd. & Ors.	<u> </u>	,

3. Proposal is a new construction project. Proposal has been considered by SEIAA in its 254th meeting held on 28th November, 2022 and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

A. SEAC Conditions-

- PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
- PP to obtain following NOCs & remarks: a)SWD remarks; b) Tree NOC.
- PP to submit an indemnity bond indemnifying Environment Department, Government
 of Maharashtra from any legal consequences arises on account of disputes in respect
 of ownership of the land.
- PP to obtain consent from Vrindavandham 'A' Building for development of RG & amenity area.
- PP to reduce discharge of treated water up to 35%. PP to submit undertaking from concerned authority/agency/third party regarding use of excess treated water.
- PP to provide portable STP for workers during construction phase. PP to adopt water conservation measures in operation phase by providing Low Flow Devices (LFD) as plumbing fixtures. Accordingly, revise EMP of Construction & Operation phase.

B. SEIAA Conditions-

- PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tendor movement.
- 2. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
- PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-1A.JH dt.04.01.2019.
- SEIAA after deliberation decided to grant EC for FSI =12,036.73 m2, Non FSI 9502.82 m2, Total BUA-21539.55 m2. (Plan approval No. P-9522/2021/(11 and others) T Ward/ Molund-I-/337/1/New, dated-11 02.2022)

General Conditions:

a) Construction Phase :-

- The solid waste generated should be properly collected and segregated. Dry/inert solid
 waste should be disposed of to the approved sites for land filling after recovering
 recyclable material.
- II. Disposal of muck. Construction speils, including hituminous material during construction phase should not create any adverse effect on the neighbouring communities and he disposed taking the necessary procautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- 1V. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
 - IX. Fixtures for showers, tailet flushing and drinking should be of low flow either by use of acrators or pressure reducing devices or sensor based control.
 - X. The Energy Conservation Building code shall be strictly adhered to.
 - XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas). Protection and Prescription of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. Vehicles bired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVII. Amhient noise levels should conform to residential standards hoth during day and night, incremental pollution loads on the amhient air and noise quality should be

- closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
 - XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. h) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- 10. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP, h) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting. PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
 - IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.

- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Buard and may also be seen at Website at partivesh.nic.in
- XII. Project management should submit half yearly comptiance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
- XIII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIV. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely: SPM, RSPM, SO2, NOx (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

C) General EC Conditions:-

- PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.
- If applicable Consent for Establishment' shall be obtained from Maharashtra Pollution. Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- 111. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
- IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
- V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
- VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to

- assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
- VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.
- 4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Honible court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
- 5. This Environment Clearance is issued purely from an environment point of view without projudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.
- 6. In case of submission of false document and non-compliance of stipulated conditions. Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
- 7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.
- 8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.
- 9. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zane Bench, Pune), New Administrative Building, 1st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 36 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Pravin Darade (Member Secretary, SEIAA)

Copy to:

- 1. Chairman, SEIAA. Mumbai.
- 2. Secretary, MnEF & CC, IA- Division MOFF & CC
- Member Secretary, Maharashtra Pollution Control Board, Mumbai.
- 4. Regional Office MoEF & CC, Nagpur
- District Collector, Mumbai Suburban.
- Commissioner, Municipal Corporation of Greater Mumbal.
- Regional Officer, Maharashtra Pollution Control Board, Mumbai.