

**MUNICIPAL CORPORATION OF GREATER MUMBAI**

No. CHE/43508/DPWS/PFR

22 MAR 2013

Sub: Redevelopment of property known as "Shri Gohil Mansion CHSL" and Vaishali plot bearing U.S. No. 260, 260/1 to 10 of village Malau (iv) Jemulalari Road No.2, Kandivali (W).

Ref: Letter from M.L.A. Shri Gopal Shetty at pg. C/1.

Shri Gopal Shetty, M.L.A. has forwarded a representation received from L.S. Shri Sanjay B. Shah.

The building on the plot under reference is in dilapidated condition and needs redevelopment. They have approached B.P. Dept. for submission of the redevelopment proposal. In absence of the P.R. Card showing plot area in words, the proposal was not accepted.

It is to be mentioned that as per circular under No. CHE/23453/DP/Gen dt. 23.1.2012 mandatory requirement of documents required to be submitted along with proposal is mentioned in Annexure III. As per Sr.No.3 of same, P.R. Card (stating therein area in words) issued not earlier than one year from date of submission along with C.T.S./True extract triangulation calculation for plot area.

In this particular case, there is a correction in plot area. As such, P.R. Card showing area in words was not issued by S.L.R. It is to be mentioned that in the meeting held on 7.9.2012, in the chamber of Hon. M.C. when SLR was also present, he has agreed to issue P.R. Card mentioning plot area in words. It is reported that whenever there is no correction in the plot area, they are issuing P.R. Card showing area in words. However, whenever there is a correction, it takes considerable time to issue P.R. Card showing area in words.

In this particular case, L.S. has requested that the proposal shall be accepted without insisting submission of P.R. Card showing area in words. The concession for the plot area mentioned in 7/12 extract and P.R. Card in figures including T.D.R. & fungible FSI will be obtained. However, plans will be approved for 0.75 F.S.I. and T.D.R. to the same extent i.e. 0.75 including eligible fungible FSI.

The above methodology will be adopted in general for the plots wherever there are corrections in P.R. Card and letter from S.L.R. regarding area correction shall be insisted at the time of submission of proposal. However, in this particular <sup>case</sup> area of redevelopment, proposal will be accepted on submission of P.R. Card not mentioning plot area in words, as building is in dilapidated condition.

Hon. M.C.'s approval is requested to sidelined portion "A".

On receipt of approval, MLA Shri Gopal Shetty will be informed accordingly.

Submitted please.

Hon. M.C.  
Sir,

A' approved as proposed  
30/3/13

Ch.Eng.(D.P.)  
22/3/13

Municipal Commissioner

Ch.Eng. (D.P.)

श्रीमंत महानगर पालिका  
आयुक्तको कार्यालय

22 MAR 2013

संख्या: ११, १२, १३, १४,  
१५, १६, १७, १८.

संश्लेषक: N/A/8122

11/4/2013

000047/DP/PS/P&I/CS

04 APR 2013

Dy.CE(BP)WS-II

for n/a

31/4/13

श्रीमंत महानगर पालिका  
प्रमुख अभियंता (विकास नियोजन)  
यांचे कार्यालय

११	४	१
१२	४	२
१	४	३
२	४	४

1 APR 2013

000047 DP

संख्या	शहर	पूर्व रूप	न. रूप
ना. अदि.	टिडीआर	सेखा	आस्था

श्रीमंत महानगर पालिका  
विकास प्रशासन पत्र-२  
पी व आर खाते कार्यालय  
कंदिवली (पु.), मुंबई-४००१०२.

5 APR 2013

MLA/4

उप.अ.अ.प. / व.अ.-२/पी/अ.अ.

प्रमुख अभियंता  
विकास नियोजन

✓ E.E. (B.P.) WS.  
A.G. (B.P.) WS.  
S.C. (B.P.) WS.

✓ C.E. (B.P.) WS. (Civil) See Copy to all office  
For Future Necessary action & Report PL

Dy.Ch.E.(BP)WS/IE.E.(BP)WS/IE.E.(BP)WS