

Valsad Area Development Authority

FORM NO. D.

DEVELOPMENT PERMISSION

Date :16/06/2020

Permission is hereby under Section 29(1) (i)/29(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 and 254 of Gujarat Provincial Municipal Corporation Act, 1949.

Case No:1400789

Rajachitthi No:VADA/05-06-2020/1400789/01/000955

For: Residential

District:Valsad

Taluka: Valsad

Village: Valsad (M+OG)

Final Plot No.:

Arch/Engg. No: VNP/EOR/04

Arch/ Engg. Name: PRAMOD THAKORBHAI
BHANDARI

Name of Applicant :SUBHASH MANHARLAL SHAH

Address :AT-MOGRAWADI,TA/DIST-VALSAD Valsad (M OG) Valsad Gujarat

Land Description: PROPOSED LAYOUT PLAN FOR THE PURPOSE OF RESIDENTIAL SUBDIVISION PLAN ON NEW R.S.NO-2616,OLD R.S.NO-186/P2/70,AT-MOGRAWADI,TA/DIST-VALSAD.FOR,SUBHASH MANHARLAL SHAH.

Sub Plot No.:

TP Scheme: NA

TP Scheme No.: 0

Proposed Final Plot No:

Proposed Layout Plan Area		Area For Proposed T.P Road & Reservation (No. of %)		Alloted Land Area, After Deduction of Reservation Area		Plot No.	Area		Total Plot Area (Total No. of Plot)		Common Plot Area		Internal Plot Area	
Sq mt.	Sq yd.	Sq mt.	Sq yd.	Sq mt.	Sq yd.		Sq mt.	Sq yd.	Sq mt.	Sq yd.	Sq mt.	Sq yd.	Sq mt.	Sq yd.
						14	91.110 000	108.87 6450						
						13	81.080 000	96.890 600						
						12	81.080 000	96.890 600						
						11	81.080 000	96.890 600						
						10	81.080 000	96.890 600						
						9	81.080 000	96.890 600						
						8	96.880 000	115.77 1600						
						7	75.560 000	90.294 200						
						6	77.530 000	92.648 350						
						5	77.530 000	92.648 350						

2983.0 00000	3564.6 85000	0.0000 00	0.0000 00	2983.0 00000	3564.6 85000	4	77.530 000	92.648 350	2345.6 60000	2803.0 63700	0.0000 00	0.0000 00	251.33 0000	251.33 0000
						3	77.530 000	92.648 350						
						2	77.530 000	92.648 350						
						22	76.390 000	91.286 050						
						23	83.400 000	99.663 000						
						24	83.430 000	99.698 850						
						25	83.450 000	99.722 750						
						26	83.480 000	99.758 600						
						27	83.500 000	99.782 500						
						20	84.000 000	100.38 0000						
						19	84.000 000	100.38 0000						
						18	84.000 000	100.38 0000						
						17	84.000 000	100.38 0000						
						16	84.000 000	100.38 0000						
						15	91.110 000	108.87 6450						
						21	90.460 000	108.09 9700						
						1	95.370 000	113.96 7150						
28	98.470 000	117.67 1650												

On the following conditions/grounds

Conditions:

Conditional Remarks:-

For The Chief Executive Authority / Municipal Commissioner /Chief Officer
Valsad Area Development Authority

GRANT OF THE PERMISSION IS SUBJECT TO THE FOLLOWING CONDITIONS

1. The remaining payments are to be made online within seven days and only thereafter this permission shall be considered to be valid and shall be valid for 12 months.
2. The permission granted does not absolve the owner from any the liabilities or the permissions required under any other act.
3. The permission does not constitute the acceptance of correctness, confirmation, approval or endorsement of:
 - a. Title, ownership, and easement rights of the Building 1/2 unit for which the building is proposed;
 - b. The area, dimensions and other properties of the plot which violate the plot validation certificate.
 - c. Correctness of demarcation of the plot on site.
 - d. Workmanship, soundness of material and structural safety of the proposed building;
 - e. Structural reports and structural drawings and shall not bind or render the Competent Authority liable in any way in regard to (a), (b), (c) (d), (e) and (f) above.
4. The applicant, as specified in CGDCR, shall submit:
 - a. Structural drawings and related reports, before the commencement of the construction,
 - b. Progress reports.
5. Follow the requirements for construction as per regulation no 5 of CGDCR.
6. The permission has been granted relying uploaded submissions, undertakings, attachments of true copies of the original documents made along with the online application. It is believed that the aforesaid data uploaded by the owner or the applicant is true and legally valid. Also the plans are as per the prevailing Comprehensive General Development Control Regulation-2017

In case of any discrepancy/lack of authenticity of the data found in the aforesaid declaration or in the attachments, or violation of any conditions, the application shall automatically stand cancelled/revoked and the construction/ development carried out shall be considered illegal and unauthorized and the competent authority may take legal action to pull down illegal construction, action to discontinue further construction and or the use of building, and or other legal actions including initiating criminal proceedings. Consequent damage or loss on account of aforesaid shall be at the cost of the owner or the applicant. Also, the owner or applicant shall have no right for any claim or damages on account of any action by the competent authority.

Order Number :VADA/05-06-2020/1400789/01/000955

Order Date :06/06/2020

Subject to the submission of detailed working drawings, and structural drawing(s) along with soil investigation report before the commencement of the work.

