Consent

From: Consent
Sent: 09 July 2026 12:49
To: 'sromumbai2@mpcb.gov.in'
Subject: Submission of Half Yearly Post Monitoring Report for the period of October,2025– March,2026. for Proposed SR scheme of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063 for by M/s. Alchemi Developers Private Limited
Attachments: PMR-Alchemi- Gokuldham _Oct,25 - Mar, 26_.pdf

To,
The SRO Mumbai-II,
M.P.C.Board,
Kalapataru point, Sion (East),
Mumbai – 400 022.
Maharashtra

Subject:- **Submission of Half Yearly Post Monitoring Report for the period of October,2025–March,2026. for Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) (vii) Name of Project SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063 for by M/s. Alchemi Developers Private Limited**

Reference: **Clearance letter no. 21-42/2024-IA.III dtd. 21.08.2024.**

Dear Sir,

This is with reference to the above subject for our project. We are submitting herewith our half yearly monitoring report with following contents:

- Data Sheet.
- Compliance Report.
- Post monitoring report.
- Energy conservation report.
- Copy of Environmental Clearance.
- Copy of Consent to Establish.
- Copies of the advertisement published in the newspaper (Marathi & English).

This is for your kind information.

Thanking you,
Yours truly,
M/s. Alchemi Developers Private Limited

C.C. to: 1. The Director, MoEF&CC, Nagpur.
2. The Secretary, Environment Department, Mantralaya, Mumbai

Thanks & Regards,
DWIRUKTI PODDAR
Consent – Asisstant | **ENVIRO ANALYSTS AND ENGINEERS PRIVATE LIMITED.**
Landline: **91-22 2854 1647/48/49/67/68**, Mobile: +91 9322086202 / 9321619714 | **d.poddar@eaepl.com**

Corporate Office: B-1003, Enviro House, 10th Flr. Western Edge II,
W.E. Highway, Borivali (E), Mumbai - 400066.
Landline: 022-2854-1647/48/49/67/68 |info@eaepl.com
Branch Offices: Mumbai | Nagpur| Pune | Tarapur | Mira Road (Lab)| Nashik |Thane
https://www.eaepl.com
"File this email in an email folder and save a tree."

DISCLAIMER:

- The information contained in this e-mail is intended only for the person or entity to which it is addressed and may be confidential or privileged material. This message contains confidential information and is intended only for the individual named. If you are not the named addressee you should not disseminate, distribute or copy this e-mail.
- Please notify the sender immediately by e-mail if you have received this e-mail by mistake and delete this e-mail from your system.
- E-mails are not encrypted and cannot be guaranteed to be secure or Error-free as information could be intercepted, corrupted, lost, destroyed, arrive late or incomplete, or contain viruses. The sender therefore does not accept liability for any errors or omissions in the contents of this message which arise as a result of e-mail transmission. In case of any discrepancy, in the above said mail and its contents, the intended recipient should reply within 48 hours of the receipt of this mail, else it shall be approved as the case may be. If verification is required, please request a hard-copy version.

Consent

From: Consent
Sent: 09 July 2026 12:49
To: 'eccompliance-mh@gov.in'
Subject: Submission of Half Yearly Post Monitoring Report for the period of October,2025– March,2026. for Proposed SR scheme of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063 for by M/s. Alchemi Developers Private Limited
Attachments: PMR-Alchemi- Gokuldham _Oct,25 - Mar, 26_.pdf

To,
The Director
Ministry of Environment, Forests & Climate Change,
Regional Office, West Central Zone,
New Secretarial Building, East wing, Civil Lane,
Near Old VCA stadium,
Nagpur - 440001.
Maharashtra.

Subject:- **Submission of Half Yearly Post Monitoring Report for the period of October,2025– March,2026. for Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) (vii) Name of Project SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063 for by M/s. Alchemi Developers Private Limited**

Reference: **Clearance letter no. 21-42/2024-IA.III dtd. 21.08.2024.**

Dear Sir,

This is with reference to the above subject for our project. We are submitting herewith our half yearly monitoring report with following contents:

- Data Sheet.
- Compliance Report.
- Post monitoring report.
- Energy conservation report.
- Copy of Environmental Clearance.
- Copy of Consent to Establish.
- Copies of the advertisement published in the newspaper (Marathi & English).

This is for your kind information.

Thanking you,
Yours truly,
M/s. Alchemi Developers Private Limited

C.C TO: 1. M.S., MPCB, Mumbai.
2. Environment Department, Mantralaya, Mumbai.

Thanks & Regards,
DWIRUKTI PODDAR
Consent – Asisstant | **ENVIRO ANALYSTS AND ENGINEERS PRIVATE LIMITED.**
Landline: **91-22 2854 1647/48/49/67/68**, Mobile: +91 9322086202 / 9321619714 | **d.poddar@eaepl.com**

Corporate Office: B-1003, Enviro House, 10th Flr. Western Edge II,
W.E. Highway, Borivali (E), Mumbai - 400066.
Landline: 022-2854-1647/48/49/67/68 |info@eaepl.com
Branch Offices: Mumbai | Nagpur| Pune | Tarapur | Mira Road (Lab)| Nashik |Thane
https://www.eaepl.com
"File this email in an email folder and save a tree."

Scan to download brochure

DISCLAIMER:

- The information contained in this e-mail is intended only for the person or entity to which it is addressed and may be confidential or privileged material. This message contains confidential information and is intended only for the individual named. If you are not the named addressee you should not disseminate, distribute or copy this e-mail.
- Please notify the sender immediately by e-mail if you have received this e-mail by mistake and delete this e-mail from your system.
- E-mails are not encrypted and cannot be guaranteed to be secure or Error-free as information could be intercepted, corrupted, lost, destroyed, arrive late or incomplete, or contain viruses. The sender therefore does not accept liability for any errors or omissions in the contents of this message which arise as a result of e-mail transmission. In case of any discrepancy, in the above said mail and its contents, the intended recipient should reply within 48 hours of the receipt of this mail, else it shall be approved as the case may be. If verification is required, please request a hard-copy version.

SEJAL | Realty

Date: 02-07-2026

To,
The Director
Ministry of Environment, Forests & Climate Change,
Regional Office, West Central Zone,
New Secretarial Building, East wing, Civil Lane,
Near Old VCA stadium,
Nagpur - 440001.
Maharashtra.

Subject:- **Submission of Half Yearly Post Monitoring Report for the period of October,2025– March,2026. for Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) (vii) Name of Project SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063 for by M/s. Alchemi Developers Private Limited**

Reference: **Clearance letter no. 21-42/2024-IA.III dtd. 21.08.2024.**

Dear Sir,

This is with reference to the above subject for our project. We are submitting herewith our half yearly monitoring report with following contents:

- Data Sheet.
- Compliance Report.
- Post monitoring report.
- Energy conservation report.
- Copy of Environmental Clearance.
- Copy of Consent to Establish.
- Copies of the advertisement published in the newspaper (Marathi & English).

This is for your kind information.

Thanking you,

Yours truly,
M/s. Alchemi Developers Private Limited

ALCHEMI DEVELOPERS PRIVATE LIMITED MUMBAI

Director/Authorized Signatory

C.C TO
1. M.S., MPCB, Mumbai.
2. Environment Department, Mantralaya, Mumbai.

Alchemi Developers Private Limited

Registered Office Address:
7, Ground Floor, Krishna Kunj, S. V. Road,
Malad (West), Mumbai - 400064.

CIN: U45309MH2020PTC347521
Email Id: info@sejalrealty.co.in

Corporate Address:
Sejal Encasa, 173/174, S. V. Road, Kandivali (West),
Mumbai – 400 067.
91-22-2866 5100 | info@sejalrealty.co.in

SEJAL | Realty

Date: 02-07-2026

To,
The Director
Ministry of Environment, Forests & Climate Change,
Regional Office, West Central Zone,
New Secretarial Building, East wing, Civil Lane,
Near Old VCA stadium,
Nagpur - 440001.
Maharashtra.

Subject: **Present status of Project work for the period of October,2025–March,2026.**

Reference: **Clearance letter no. 21-42/2024-IA.III dtd. 21.08.2024.**

Dear Sir,

This is with reference to the above subject, our Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) (vii) Name of Project SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063 for by M/s. Alchemi Developers Private Limited

The present project status at site is as follows:

Wings	floors	Status
Rehab Pour 1	8th Floor	Slab reinforcement WIP
Rehab Pour 2	2nd Floor	Slab Decking WIP
Rehab Pour 3	7th Floor	Slab casting preparation
Tower C1	Basement 1 Floor	Slab decking WIP
Tower C2	Basement 1 Floor	Slab decking WIP
Tower R1	Basement 1 Floor	Slab decking WIP
Tower R2	Foundation	PCC work in progress

Thanking you,

Yours truly,
M/s. Alchemi Developers Private Limited

ALCHEMI DEVELOPERS PRIVATE LIMITED MUMBAI

Director/Authorized Signatory

DATA

SHEET

Developer

M/s. Alchemi Developers Private Limited

Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) (vii) Name of Project SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063

MONITORING THE IMPLEMENTATION OF ENVIRONMENTAL SAFEGUARDS

Ministry of Environmental and Forests

Regional Office, West Central Zone, Nagpur.

Monitoring Report

PART I

DATA SHEET

1.	Project type: river-valley/ mining/ Industry/thermal/ nuclear/ Other (specify)	Townships/ Area Development Projects / Rehabilitation Centers project
2.	Name of the project	Proposed SR scheme no. 1 , SR scheme no. 2, SR scheme no. 3, SR scheme no. 4 of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400063 for by M/s. Alchemi Developers Private Limited
3.	Clearance letter (s) / OM/ no and date:	• 21-42/2024-IA.III Dated 21.08.2024
4.	Location	Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618,620A/1A/1(pt),620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400063 for by M/s. Alchemi Developers Private Limited
a.	District (s)	Mumbai
b.	State (s)	Maharashtra
c.	Latitude / Longitude	-

5.	Address for correspondence	
	Address of concerned project Chief Engineer (with pin code & telephone / telex / fax numbers)	----
	Address of Executive Project Engineer /Manager (with pin code / fax number)	----
6.	Salient features	
a.	of the project	Plot Area: 22,689.49 Sq.m. Total Built Up area: 2,99,894.5 Sq.m
b.	of the environmental management plans	1. <u>Sewage Treatment Plant:</u> Sewage Treatment Plant with total capacity of 1610 KLD will be provided for treating the wastewater with MBR technology. Recycled wastewater will be used for Flushing, gardening etc. 2. <u>Water Management:</u> Rain Water Harvesting shall be provided to raise the ground water table. 3. <u>Solid Waste Management:</u> Biodegradable waste will be treated in OWC, manure obtained will be used for landscaping Non-biodegradable waste will be recycled/ reused/ sold/ handed over to local authorized vendors 4. Solar energy will be used as back-up to main source including streets and buildings.
7.	Break Up Of the project Area	
a.	Submerge area: forest & non-forest	Plot Area: 22,689.49 Sq.m. Total Built Up area: 2,99,894.5 Sq.m
b.	Others	---
8.	Breakup of the project affected: population with enumeration of those losing houses / dwelling units, only agriculture land only, both dwelling units and agriculture land and landless labourers / artisan	---
a.	SC, ST / Adivasis	---

<table>
<tr><td>b.</td><td>Others</td><td>---</td></tr>
<tr><td></td><td>(Please indicate whether these figures are based on any scientific and systematic survey carried out or only provisional figures, if a survey is carried out give details and years of survey)</td><td></td></tr>
<tr><td>9.</td><td colspan="2">Financial details</td></tr>
<tr><td>a.</td><td>Project cost as originally planned and subsequent revised estimates and the year of price reference</td><td>Rs. 1000 cr.</td></tr>
<tr><td>b.</td><td>Allocation made for environmental management plans with item wise and year wise break-up</td><td>a) Construction Phase:
Capital Cost- Rs. 78.16 Lakhs,
O and M cost- Rs. 105.6 Lakhs
b) Operation Phase:
Capital Cost- Rs. 1654 Lakhs,
O and M cost-Rs. 210 Lakhs</td></tr>
<tr><td>c.</td><td>Benefit cost ratio/ Internal rate of return and the year of assessment</td><td>---</td></tr>
<tr><td>d.</td><td>Whether (c) includes the cost of environmental management as shown in the above</td><td>---</td></tr>
<tr><td>e.</td><td>Actual expenditure incurred on the project so far</td><td>Rs167.71</td></tr>
<tr><td>f.</td><td>Actual expenditure incurred on the environmental management plans so far</td><td>
<table>
<tr><td>Particulars</td><td>Till March, 2026</td></tr>
<tr><td>STP</td><td>8,50,000</td></tr>
<tr><td>AQMS</td><td>4,72,000</td></tr>
<tr><td>Rainwater Harvesting</td><td>0.00</td></tr>
<tr><td>Solar Panel</td><td>0.00</td></tr>
<tr><td>OWC</td><td>0.00</td></tr>
<tr><td>Landscaping</td><td>14,33,700</td></tr>
<tr><td>Energy conservation system</td><td>9,49,899</td></tr>
</table>
</td></tr>
</table>

10.	Forest land required	
a.	The status of approval for diversion of forest land for non-forestry use	The land is of non-forest type hence not applicable.
b.	The status of clearing and felling	R.G. Area Provided: 1901.33 Sq.m. A combination of native evergreen trees and ornamental flowering trees, shrubs and palms are planned in the complex. Total 90 no. of trees existing on site out of which 77 no. of trees to be cut & 14 no. of trees to be retained on site. Total 85 no. of trees will be planted on site. Total 1147 nos of trees are proposed to plant on site. Different species will be selected as per CPCB green belt guidelines and common species available in the proposed area.
c.	The status of compensatory afforestation, if any	---
d.	Comments on the viability & sustainability of compensatory afforestation program in the light of actual field experience so far	N.A.
11.	The status of clear felling in non-forest areas (such as submergence area of reservoir, approach roads), if any with quantitative information	N.A.
12.	Status of construction	
a.	Date of commencement (Actual and/or planned)	31.12.2024
b.	Date of completion (Actual and/ of planned)	31.12.2030
13.	Reasons for the delay if the project is yet to start	---
14.	Dates of site visits	---
a.	The date on which the project was monitored by the regional office on previous occasions, if any	---
b.	Date of site visit for this monitoring report	13.01.2026

15.	Details of correspondence with project authorities for obtaining action plans/ information on status on compliance to safeguards other than the routine letters for logistic support for site visits (The first monitoring report may contain the details of all the letters issued so far, but the later reports may cover only the letters issued (subsequently)	• 21-42/2024-IA.III Dated 21.08.2024 M/s. Alchemi Developers Private Limited 7, Ground floor, Krishna Kunj, S.V. Road Malad(West),Mumbai-400064

COMPLIANCE

REPORT

Developer

M/s. Alchemi Developers Private Limited

Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) (vii) Name of Project SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063

COMPLIANCE REPORT

TERMS & CONDITIONS:

1. Specific Condition

1.1	The project proponent shall undertake a social and economic impact study of the project through a reputed institution like Indira Gandhi Institute of Development Research, Mumbai, Tata Institute of Social Sciences, or any other reputed institution. The objective is to understand public perception and gather suggestions for social and economic safeguards. The study report shall be submitted to the Ministry's Regional Office, Nagpur. The findings of the study shall be implemented to improve the social and economic aspirations of the people. The proponent shall earmark funds for implementing the outcomes of this study as part of the project.	We have carried out the social and economic impact study in house by an socioeconomic expert.
1.2	The State Government shall constitute a Committee to ensure the effective implementation of the outcomes of the social and economic study.	We agree that The State Government will constitute a Committee to ensure the effective implementation of the outcomes of the social and economic study.
1.3	The drainage system shall be studied thoroughly, considering the recent rainfall patterns, climatic behavior, topography, and natural drainage. This is to ensure that waterlogging issues are addressed during the construction phase. The proponent shall develop an inbuilt system and Standard Operating Procedures (SoP) to ensure the desilting of drains every year before the monsoon season.	We ensure that The drainage system will be studied thoroughly, considering the recent rainfall patterns, climatic behavior, topography, and natural drainage. We will develop an inbuilt system and Standard Operating Procedures (So) to ensure the desilting of drains every year before the monsoon season.
1.4	Detailed study on social issues related to relocation of affected families and proposed mitigation measures under the Rehabilitation and Resettlement Act, 2013.	We have carried out the social and economic impact study for social related to relocation of affected families and proposed mitigation measures under the Rehabilitation and Resettlement Act, 2013.
1.5	If any changes to the demographic structure of the local population and existing social infrastructure around the proposed projects, the project proponent is to inform the local Slum Authority and permission shall be obtained from the local Slum Authority.	We ensure to obtain permission from the local Slum Authority. If there is any changes to the demographic structure of the local population and existing social infrastructure around the proposed projects.

1.6	Need-based assessment of local people residing in slums shall be carried out and report submitted to the Regional Office, Nagpur. The project proponent shall comply with the issues of Rehabilitation and Resettlement and be confirmed by the local representative of the area.	We had carried out Rehabilitation and Resettlement study report of local people residing in slums. CCR is currently obtained for the project from RO Nagpur.
1.7	The project proponent shall only use tertiary treated sewage water for the construction activity.	We will only use tertiary treated sewage water for the construction activity.
1.8	The project proponent shall conduct the Air pollution study with the Indian Institute Of Technology (IITs) during construction & after construction of the proposed project and recommendations of the study shall be complied with.	We have carried out the air pollution study during the construction of the project inhouse. Details of impact and mitigation are mentioned in the study report.
1.9	The Environment Management Cell consisting of Manager (Env.), Environment Engineer, Scientist having specific knowledge related to environmental safeguards/air/water pollution shall be created and made functional before commissioning of the proposed development.	We will create Environment Management Cell and made functional before commissioning of the proposed development.
1.10	The project proponent shall obtain the Fire Safety certification from Fire Department and also height clearance from the Airports Authority of India and submit the same to the concerned Regional Office of the Ministry within six months of the issue of the EC letter.	We have received CFO NOC Dated: 14/05/2026 & Civil Aviation NOC dated: 06/06/2026
1.11	Abstraction of groundwater shall be subject to the permission of the Central Ground Water Authority (CGWA). Freshwater requirements shall not exceed 1039 KLD during the operational phase.	We are not drawing any water from ground.
1.12	As proposed, wastewater shall be treated onsite in STP 1610 KLD & ETP 150 KLD capacity.	We will treat onsite wastewater .
1.13	The project proponents would commission a third-party study on the implementation of conditions related to the quality and quantity of recycling and reuse of treated water, the efficiency of treatment systems, the quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied	Condition is noted & agreeable to comply same

	through spray faucets attached to toilet seats.	
1.14	Area for greenery shall be provided as per the details provided in the project document i.e., the area under plantation/greenery will be 1,901.33 sq. m out of the total net site area of 22,689.49 sq. m, i.e. equivalent to 8% of the total site area. The landscape planning should include the plantation of 1,357 numbers of native tree species as proposed. A minimum of 01 tree for every 80 sq. m of the total land area of the project should be maintained taking the existing trees into account. Species with heavy foliage, broad leaves, and wide canopy cover may be preferred. Invasive species should not be used for landscaping.	The green area proposed is 1,901.33 m2. A combination of native evergreen trees and ornamental flowering trees, shrubs and palms are planned in the complex. Plantation Details: Species will be selected as per CPCB greenbelt guidelines and common species available in the proposed area. As per proposed expansion proposed RG area is 1810.41 sqm
1.15	Project Proponent shall strive to enhance the Green Belt beyond 8% and that the trees planted in this regard would be planted under the campaign "**एक_पेड़_माँ_के_नाम"** and the details of the trees planted would be uploaded on the portal https://merilife.nic.in.	Green belt development: 1901.33 sq. m provided. and that the trees planted in this regard would be planted under the campaign "**एक_पेड़_माँ_के_नाम"** and the details of the trees planted would be uploaded on the portal https://merilife.nic.in.
1.16	The local bye-law provisions on rainwater harvesting should be followed. If local bylaws provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Housing and Urban Affairs (erstwhile Ministry of Urban Development), Model Building Byelaws, 2016. As proposed, one rainwater storage tank (517 KL capacity) shall be provided by PP for rainwater harvesting after filtration	Provision of Rain water harvesting is provided. RWH Tanks of total 157 CuM capacity is provided.
1.17	The solid waste shall be duly segregated into biodegradable and non-biodegradable components and handled in separate areas earmarked for segregation of solid waste, as per SWM Rules, 2016.	The solid waste generated shall be properly collected and segregated and also being stored separately in two bin system. Biodegradable Waste of operation phase shall be processed in OWC and manure so obtained will be used for landscaping. Non-biodegradable Waste shall be managed through recyclers.
1.18	As committed, biodegradable waste shall be utilized through the OWC to be installed within the site. Inert waste shall be disposed of as per norms at the authorized site.	Biodegradable waste will be utilized through the OWC with capacity of 2 X 800 kg/day; and 1X 2200 kg/day will be installed within the site. Inert waste shall be disposed of as per norms at the authorized site.
1.19	The recyclable waste shall be sold to	The recyclable waste will be sold to

	authorized vendors/recyclers.	authorized vendors/recyclers
1.20	Construction & Demolition (C&D) waste shall be segregated and managed as per C&D Waste Management Rules, 2016.	We will segregate and manage Construction & Demolition (C&D) waste as per C&D Waste Management Rules, 2016.
1.21	As committed 1665 nos car parking areas are to be provided and 25% of electronic vehicle charging points are to be provided.	Noted
1.22	Proponent shall ensure the installation of 963 numbers of solar panels and 33 nos of hot water panels /545 each watt capacity and 150 each LPD , and LEDs to meet 5% of the total power requirement.	We ensure to install 963 numbers of solar panels and 33 nos of hot water panels /545 each watt capacity and 150 each LPD , and LEDs to meet 5% of the total power requirement.
1.23	The Environmental Clearance to the project is primarily under provisions of EIA Notification, 2006. The Project Proponent is under obligation to obtain approvals/clearances under any other Acts/Regulations or Statutes as applicable to the project.	We have received Environmental Clearance File No: 21-42/2024-IA.III dtd 21.08.2024
1.24	The proponent shall be responsible for undertaking the operation and maintenance of common facilities like STP, OWC, Green belt development, Solar, Rainwater Harvesting, and other such amenities provided within the project site for a period of 5 years after handed over to the bona fide Residential Welfare Association or any other such association and also for completing the formalities related to the transfer of environmental clearance to the bona fide Residential Welfare Association and when required.	We will be responsible for operation and maintenance of common facilities like STP, OWC, Green belt development, Solar, Rainwater Harvesting, and other such amenities provided within the project site for a period of 5 years after handed over to the bona fide Residential Welfare Association or any other such association and also for completing the formalities related to the transfer of environmental clearance to the bona fide Residential Welfare Association and when required.
1.25	The project proponent shall essentially comply with all parking norms and standards as applicable	We will comply with all parking norms and standards as applicable.
1.26	Proponent shall ensure that requirements of accessibility particularly universal accessibility and more particularly pedestrian requirements are provided. Street and road sections should have a mandatory provision of cross-section elements and footpaths so as to minimise the shift from walk mode to vehicular mode to have the least impact on energy and the environment	Yes, we agreed the condition.
1.27	The project proponent shall ensure that there is more than one entry /exit from different directions however it should be checked that it does not create road safety hazards.	We are providing more than one entry /exit from different directions

1.Statutory Compliance

1.1	The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.	The development is carried out as per local planning authority. All the necessary permission has been taken from the relevant agencies.
1.2	The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc. as per National Building Code including protection measures from lightening etc.	The NBC and other norms for the safety of the building will be followed.
1.3	The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1980, in case of the diversion of forest land for non-forest purpose involved in the project.	The project is 0.4 km away from the notified ESZ of SGNP and 9.10 km away from notified ESZ of TCFS. Hence, Forest Clearance is not required for the project.
1.4	The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.	The clearance is not required as it is not applicable for the project.
1.5	The project proponent shall obtain Consent to Establish / Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board/ Committee.	Consent to Establish is received from MPCB. • Consent No. Format1.0/CAC-CELL/UAN No.0000205410/CE/2409001794 dtd. 27.09.2024. Copy is enclosed.
1.6	The project proponent shall obtain the necessary permission for drawl of ground water / surface water required for the project from the competent authority.	We are not drawing any water from ground. We are using only Tanker water for construction.
1.7	A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.	We agreed that a Certificate of Adequacy of Available Power will be obtained from the agency supplying power to the project. The certificate will specify the electrical load sanctioned and available for the project and will form part of the project approval documentation.
1.8	All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the	We agree to obtain all clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department will be obtained, as applicable, from the

	respective competent authorities.	respective competent authorities.
1.9	The provisions of the Solid Waste Management Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste Management Rules, 2016, shall be followed.	This is a residential project so there will no be E-Waste generation. There will be generation of domestic hazardous waste it will be handled as per the SWM rules, 2016.
1.10	The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.	We will follow ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.

2. Air Quality Monitoring And Preservation

S. No	EC Conditions	
2.1	Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.	We agreed that the mandatory implementation of dust mitigation measures for construction and demolition activities shall be complied with for all projects requiring Environmental Clearance. Compliance with the prescribed dust mitigation measures shall be ensured throughout the construction and demolition phases of the project.
2.2	A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.	We will draw up and implement a management plan to contain the current exceedance in ambient air quality at the site.
2.3	The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM2.5) covering upwind and downwind directions during the construction period.	We will install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released covering upwind and downwind directions during the construction period.
2.4	Diesel power generating sets proposed as source of backup power 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 of low sulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board.	D.G. sets will provide as back up for Residential buildings. DG set with capacities of 750 KVA X 2 Nos, 350 KVA X 1 Nos; 500 KVA X 1 No will be provided for Residential buildings. DG will be provided with silencer & acoustic enclosures. The stacks shall be provided as per MPCB norms.
2.5	Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under	We will adequately barricade the Construction site before beginning with the construction. Dust, smoke & other air pollution prevention measures will be provided for the building as well as the site Plastic/tarpaulin sheet covers will be

	construction, continuous dust/ wind breaking walls all around the site (at least 3-meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.	provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as while taking out debris from the site.
2.6	Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.	We are adequately covering Sand, murram, loose soil, cement, stored on site to prevent dust pollution.
2.7	Wet jet shall be provided for grinding and stone cutting.	Wet jet will be provided for grinding and stone cutting.
2.8	Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.	We are adequately sprinkling water on Unpaved surfaces and loose soil to suppress dust.
2.9	All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Management Rules 2016.	All construction and demolition debris will be stored at the site before they are properly disposed. All demolition and construction waste will be managed.
2.10	The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.	DG sets which will be used for backup during construction phase. These are environment friendly make and provided with acoustic enclosure to avoid noise emission.
2.11	The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.	DG set specifications will be as per CPCB norms.
2.12	For indoor air quality the ventilation provisions as per National Building Code of India.	For indoor air quality the ventilation provision will be as per National Building Code of India.

3. Water Quality Monitoring And Preservation

S. No	EC Conditions	
3.1	The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the	We agreed that the natural drainage system will be maintained to ensure the unrestricted flow of water. No construction will be permitted that obstructs or alters the

	site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.	natural drainage through the site, including wetlands and water bodies. Check dams, bio-swales, landscaped drainage features, and other Sustainable Urban Drainage Systems (SUDS) will be permitted to preserve the natural drainage pattern while facilitating rainwater harvesting, groundwater recharge, and effective stormwater management.
3.2	Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.	We will minimize cutting and filling and Buildings will be designed to follow the natural topography.
3.3	Total fresh water use shall not exceed the proposed requirement as provided in the project details.	Total fresh water use will not exceed the proposed requirement as provided in the project details.
3.4	The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.	The quantity of fresh water usage, water recycling and rainwater harvesting are being measured. The record are submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports
3.5	A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.	Yes, we noted the condition and agreeable to the same
3.6	At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.	Condition is noted.
3.7	Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.	Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. will be done at plumbing stage.
3.8	Use of water saving devices/fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.	Fixtures for showers, toilet flushing and drinking will be of low flow either by use of aerators or pressure reducing devices or sensor based control.
3.9	Separation of grey and black water should be	Separation of grey and black water should

	done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.	be done by the use of dual plumbing line for separation of grey and black water.
3.10	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.	Ready mix concrete is being used to reduce water demand during construction.
3.11	The local bye-law provisions on rain water harvesting should be followed. If local bye-law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain water harvesting recharge pits/storage tanks shall be provided for ground water recharging as per the CGWB norms.	Rainwater from terraces and other open area is diverted to recharge pits for ground water recharge.
3.12	A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.	Rooftop rainwater of buildings will be collected in RWH tank of total capacity 517 cum. (2 days holding capacity) for harvesting after filtration.
3.13	All recharge should be limited to shallow aquifer.	All recharge will be limited to shallow aquifer.
3.14	No ground water shall be used during construction phase of the project.	There is no extraction of ground water in this project.
3.15	Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.	There is no extraction of ground water in this project. The ground water levels and its quality are checked before commencement of the project.
3.16	The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.	The quantity of fresh water usage, water recycling and rainwater harvesting are being measured. The record are submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
3.17	Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to	Treated water will be used for the flushing and Gardening, Landscaping and Green belt area development

	municipal drain.	
3.18	No sewage or untreated effluent water would be discharged through storm water drains.	We ensure that No sewage or untreated effluent water will be discharged through storm water drains.
3.19	Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.	STP with 1610 KLD capacity will be provided. Construction and installation of STP will be carried out by expert consultant. Treated water shall be used for the flushing and Gardening, Landscaping and Green belt area development. After the satisfactory completion of the work, the installation got certified from independent expert agency and report in this regard will be submitted to the Ministry of Environment, Forest and Climate Change before the project is commissioned for operation.
3.20	Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.	Periodical monitoring of water quality of treated sewage will be conducted. Necessary measures will be made to mitigate the odour problem from STP.
3.21	Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.	Sludge from the onsite sewage treatment, including septic tanks, will be collected, conveyed and disposed as per the Ministry of Urban Development,

4. Noise Monitoring And Prevention

S. No	EC Conditions	
4.1	Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.	Following care are taken regarding noise levels with conformation to the residential area. 1. Earth moving equipment's creating less Noise pollution will be used. 2. Noise shields near the heavy construction operations are provided. 3. Construction activities are limited to daytime hours only. 4. Site is barricaded from all sides. Also use of Personal Protective Equipment (PPE) like ear muffs and ear plug during construction activities.

		The ambient air and noise report is enclosed herewith. The report indicates that the same are within the prescribed norms defined by the concern authority.
4.2	Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.	Noise level survey are carried out and report will be regularly submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.
4.3	Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.	DG will be provided with silencer & acoustic enclosures. The stacks will be provided as per MPCB norms.

5. Energy Conservation Measures

S. No	EC Conditions	
5.1	Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.	Condition is noted.
5.2	Outdoor and common area lighting shall be LED.	We will use LED for Outdoor and common area.
5.3	Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof u-values shall be as per ECBC specifications.	Condition is noted.
5.4	Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.	A separate energy conservation report attached with this report.
5.5	Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.	Condition is noted.
5.6	Solar power shall be used for lighting in the apartment to reduce the power load on grid.	We will use Solar power for lighting in the apartment to reduce the power load on grid.

	Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.	Separate electric meter will be installed for solar power. Solar water heating will be also provided to meet 20% of the hot water demand of the commercial and institutional building.

6. Waste Management

6.1	A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project shall be obtained.	We will obtain certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project
6.2	Disposal of muck during construction phase shall not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.	All construction waste will get collected and segregated properly. Most of that is reused for the construction activity. Muck will be dried before its final disposal.
6.3	Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.	Separate wet and dry bins will be provided in each unit and at the ground level for facilitating segregation of waste.
6.4	Organic waste compost/Vermiculture pit/Organic Waste Converter within the premises with a minimum capacity of 0.3 kg /person/day must be installed.	OWC with capacity of 2 X 800 kg/day; and 1X 2200 kg/day will be installed.
6.5	All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.	All Non-biodegradable Waste will be managed through recyclers.
6.6	Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.	Used oil would be generated from the site, will be disposed through Authorized vendor of MPCB.
6.7	Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed	Yes, we noted the condition and agreeable to the same

	earth blocks, and other environment friendly materials.	
6.8	Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.	Yes, Ready mixed concrete added with fly ash is used in the construction.
6.9	Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Waste Management Rules, 2016.	Any wastes from construction and demolition activities related thereto will be managed.
6.10	Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.	A separate energy conservation report attached with this report.

7. Green Cover

7.1	No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).	14 no. of trees to be retained on site based on girth and age regulations as prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
7.2	A minimum of 1 tree for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.	There will be tree plantation of about 133 nos. Landscape planning includes plantation of native species. 2
7.3	Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.	We will maintain compensatory plantation in the ratio of 1:10. Area for green belt development 1901.33 is provided as per the details provided in the project document
7.4	Topsoil should be stripped to a depth of 20	Excavated topsoil is used for landscaping.

	cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.	

8. Transport

8.1	A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria. a. Hierarchy of roads with proper segregation of vehicular and pedestrian traffic. b. Traffic calming measures. c. Proper design of entry and exit points. d. Parking norms as per local regulation.	Condition is noted
8.2	Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.	The PUC checked/authorized vehicles are allowed on the site for transfer of material.

9.

9.1	A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components	Yes, we noted the condition and agreeable to the same.

	of the plan which involve the participation of these departments.	

10. Human Health Issues

10.1	All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.	All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution will be provided with dust mask.
10.2	For indoor air quality the ventilation provisions as per National Building Code of India.	For indoor air quality the ventilation provisions will be as per National Building Code of India.
10.3	Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.	Yes, we noted the condition & agree to comply.
10.4	Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.	The provision for the construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care etc. will be made.
10.5	Occupational health surveillance of the workers shall be done on a regular basis.	Occupational health surveillance of the workers are done on a regular basis.
10.6	A First Aid Room shall be provided in the project both during construction and operations of the project.	A First Aid Room is provided in the project during construction of the project.

11. Miscellaneous

11.1	The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.	The advertisement is published in two local newspapers. One of which is 'Business Standard', Navi Mumbai dated 06.03.2025 & the other one is given in 'Navshakti' Dated 06.03.2025 respectively.
11.2	Environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.	Yes, we noted the condition & agreeable to the same.
11.3	The project proponent shall upload the status	Yes, we noted the condition & agree to

	of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.	comply.
11.4	The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.	We are regularly submitting six monthly reports to Nagpur, & MPCB
11.5	The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violation of the environmental/forest/wildlife norms/conditions. The company shall have defined system of reporting infringements/deviation/violation of the environmental/forest/wildlife norms/conditions and/or shareholders/stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.	Yes, we noted the condition & agree to comply.
11.6	A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly report to the head of the organization.	Separate environment management cell with qualified staff is formed and implementing the same
11.7	Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report	Yes, we noted the condition and agreeable to comply the same.
11.8	The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the	Condition is noted.

	website of the company.	
11.9	The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.	Condition is noted.
11.10	The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.	Condition is noted.
11.11	The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report and also that during their presentation to the Expert Appraisal Committee.	Condition is noted.
11.12	No further expansion or modifications in the plant shall be carried out without prior approval of the Ministry of Environment, Forest and Climate Change (MoEF&CC).	Yes, we noted the condition and agreeable to the same.
11.13	Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.	Yes, we noted the condition and agreeable to the same.
11.14	The Ministry may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.	Yes, we noted the condition and agreeable to the same.
11.15	The Ministry reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.	Yes, we noted the condition and agreeable to the same.
11.16	The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.	Yes, we noted the condition and agreeable to the same.
11.17	The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016, and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India	Yes, we noted the condition and agreeable to the same.

	/ High Courts and any other Court of Law relating to the subject matter.	
11.18	Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.	Yes, we noted the condition and agreeable to the same.

ENERGY
CONSERVATION
MEASURES

Developer

M/s. Alchemi Developers Private Limited

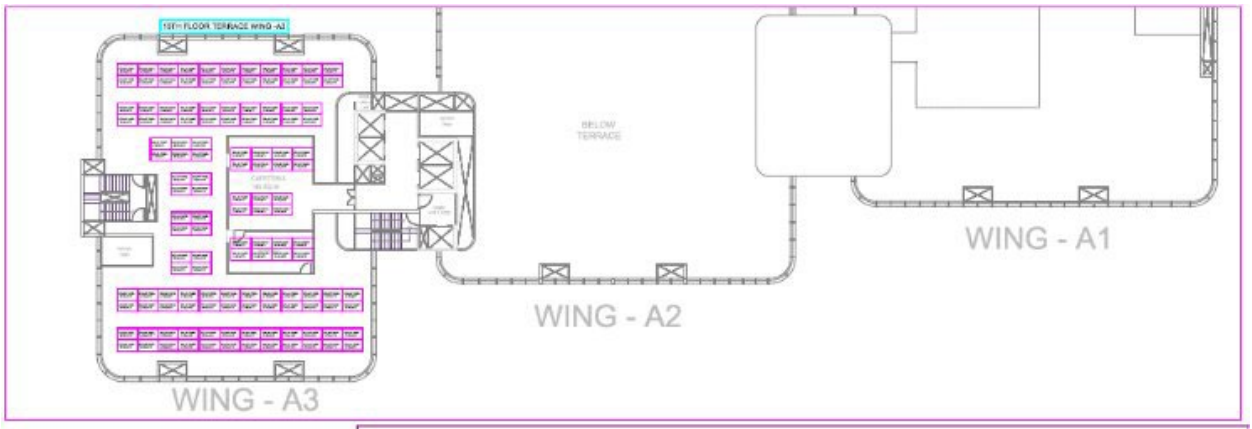
Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) (vii) Name of Project SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063

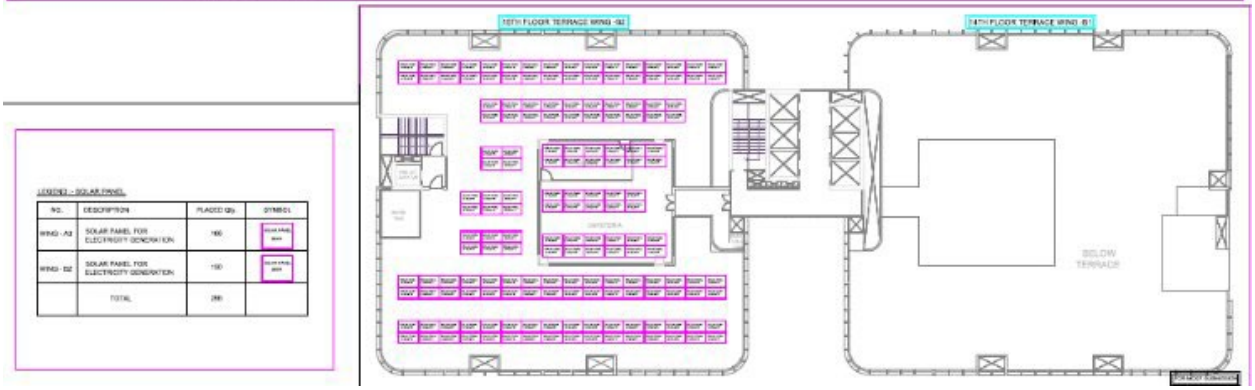
ENERGY SAVING SUMMARY

POWER SAVING SUMMARY FOR ALL BUILDINGS					
Sr.No	Description	Maximum Demand in (Kw)	Power consumption / year without Energy saving measures Kwh	Total Consumption / year by using Energy saving measures	Difference in power consumption in Kwh
1	Shops / Offices Lighting	467	20,46,042	10,23,021	10,23,021
2	Common Lighting	27	1,18,057	74,823	43,235
3	Water Pumps	36	78,840	31,536	47,304
4	Lifts	200	2,18,453	1,31,072	87,381
5	STP	20	1,46,000	1,16,800	29,200
6	External Lighting	15	65,700	1,728	63,972
8	VFD & CO sensors for Basement Ventilation fans	48	70,080	35,040	35,040
	TOTAL	**813**	**27,43,172**	**14,14,019**	**13,29,153**

	Total Demand Load (kw)	**6,061**
	Power Consumption in kW / day	**4,243**
	Total Counted load (where enregy saving tried)	**813**
	Total Un Counted load (where enregy saving not tried)	**3,430**
	Consumption in kWH / year (Without Energy saving measures	**1,02,55,120**
	Consumption in kWH / year (With Energy saving measures	**89,25,967**
	Total Power Generated from Non Conventional energy	**149**
	Difference	**13,29,153**
	Percentage Saving (%)	**13**
	Perentage of Power generated by non conventional source of energy	**4**

ENERGY SAVING USING SOLAR PV PANELS		
Sr. No	Description	Generated Load (kW)
1	Solar PV Panels	149





LEGEND :- SOLAR PANEL

NO.	DESCRIPTION	PLACED Qty.	SYMBOL
WING - A3	SOLAR PANEL FOR ELECTRICITY GENERATION	166	SOLAR PANEL 504W
WING - B2	SOLAR PANEL FOR ELECTRICITY GENERATION	130	SOLAR PANEL 504W
	TOTAL	296	

POST MONITORING ENVIRONMENTAL STATUS REPORT

OF

Townships/ Area Development Projects / Rehabilitation Centres

For

October, 2025 – March, 2026

Developer

M/s. Alchemi Developers Private Limited

Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) (vii) Name of Project SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063

Prepared by

ENVIRO ANALYSTS &ENGINEERS P. LTD.,

ENVIRO ANALYSTS & ENGINEERS PVT. LTD.
(NABET, NABL Accredited and MoEFCC Approved)
CIN No-U28900MH1995PTC093129 | GST No-27AAACE6597R1ZP
B-1003,Enviro House,10th Flr, Western Edge II, W.E. Highway, Borivali (E), Mumbai-400066

TEST REPORT

Report No. - EAEPL/W/01/26/00007C			**Report Date – 20.01.2026**
Name of Customer	**M/s ALCHEMI DEVELOPERS PRIVATE LIMITED**		
Site Address	SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A (Pt.) & 699(Pt.) SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai		**Reference** – ADPL/GRG/E1/032 DTD. 24.10.2024
Nature and Description of Sample	Tanker Water	**Sample Collected by**	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/01/26/00007C (Near Back Side of Site)	**Sample quantity and packing**	2 L X 1 No. PVC Can.
		Preservation	Cool -Transported and stored at 5 °C (± 1°C)
Date of Sampling	13.01.2026	**Date of Receipt**	13.01.2026
Sampling Procedure	EAEPL/LAB/SOP/02		
Period of Analysis	13.01.2026 to 20.01.2026		
Report for the month	JANUARY, 2026		

Discipline: Chemical **Group: Water**

Parameters	Unit	Results	Method
pH	-	7.55	IS 3025 (Part 11) 2022
Turbidity	NTU	< 1.0	IS 3025 (Part 10) 2023
TDS	mg/L	230	IS 3025 (Part 16) 2023
Alkalinity	mg/L	72.8	IS 3025 (Part 23) 2023
Chlorides as Cl	mg/L	42.28	IS 3025 (Part 32) 1988 Reaffirmed 2019
Total Hardness	mg/L	127.57	IS 3025 (Part 21) 2009 Reaffirmed 2023
Calcium	mg/L	23.25	IS 3025 (Part 40) 2024
Residual chlorine	mg/L	ND	IS 3025 (Part 26) 2021
Sulphate	mg/L	10.44	IS 3025 (Part 24) Sec 1: 2022
Nitrate	mg/L	BLQ (<LOQ 0.20)	APHA 4500-NO3 B (24th Edition)
Fluoride	mg/L	BLQ (< LOQ 0.25)	APHA 4500 F-D (24th Edition)
Heavy Metals:			
Iron (Fe)	mg/L		IS 3025 (Part 2) 2019 Reaffirmed:2023
Copper (Cu)	mg/L	BLQ (< LOQ 0.02)	IS 3025 (Part 2) 2019 Reaffirmed:2023
Zinc (Zn)	mg/L	BLQ (< LOQ 0.02)	IS 3025 (Part 2) 2019 Reaffirmed:2023
Lead (Pb)	mg/L	BLQ (< LOQ 0.02)	IS 3025 (Part 2) 2019 Reaffirmed:2023
Chromium (Cr)	mg/L	BLQ (< LOQ 0.02)	IS 3025 (Part 2) 2019 Reaffirmed:2023

Note: ND – Not Detected / BLQ – Below Limit Of Quantification / LOQ – Limit Of Quantification

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by

(QM/DM)
(Shweta Sonawane)

Approved by

ENVIRO ANALYSTS & ENGINEERS PVT. LTD. MUMBAI 400 066

Authorized Signatory
(Shilpa Dhamankar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without written approval of the laboratory.

----------End of Report----------

ENVIRO ANALYSTS & ENGINEERS PVT. LTD.
(NABET, NABL Accredited and MoEFCC Approved)
CIN No-U28900MH1995PTC093129 | GST No-27AAACE6597R1ZP
B-1003,Enviro House,10th Flr, Western Edge II, W.E. Highway, Borivali (E), Mumbai-400066

TEST REPORT

Report No. - EAEPL/W/01/26/00007C			**Report Date – 20.01.2026**
Name of Customer	**M/s ALCHEMI DEVELOPERS PRIVATE LIMITED**		
Site Address	SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A (Pt.) & 699(Pt.) SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai		**Reference** – ADPL/GRG/E1/032 DTD. 24.10.2024
Nature and Description of Sample	Tanker Water	**Sample Collected by**	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/01/26/00007C (Near Back Side of Site)	**Sample quantity and packing**	500ml X 1 No. St. PP. Bottle
		Preservation	Cool -Transported and stored at 5°C (± 1°C).
Date of Sampling	13.01.2026	**Date of Receipt**	13.01.2026
Sampling Procedure	EAEPL/LAB/MB/SOP/17		
Period of Analysis	13.01.2026 to 15.01.2026		
Report for the month	JANUARY, 2026		

Discipline: Biological **Group: Water**

Parameters	Unit	Results	Method
Microbiological Analysis:			
Coliforms	MPN/100ml	< 2	IS 1622:1981 (Reaffirmed 2019)
E. coli	MPN/100ml	< 2	IS 1622:1981 (Reaffirmed 2019)

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT. LTD.,

ENVIRO ANALYSTS & ENGINEERS PVT. LTD. MUMBAI 400 093

Authorized Signatory
(Shweta Sonawane)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without written approval of the laboratory.

----------End of Report----------

ENVIRO ANALYSTS & ENGINEERS PVT. LTD.
(NABET, NABL Accredited and MoEFCC Approved)
CIN No-U28900MH1995PTC093129 | GST No-27AAACE6597R1ZP
B-1003,Enviro House,10th Flr, Western Edge II, W.E. Highway, Borivali (E), Mumbai-400066

TEST REPORT

Report No. - EAEPL/A/01/26/00007A			**Report Date - 20.01.2026**
Name of Customer	**M/s ALCHEMI DEVELOPERS PRIVATE LIMITED**		
Site Address	SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A (Pt.) & 699(Pt.) SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai		**Reference** – ADPL/GRG/E1/032 DTD. 24.10.2024
Nature and Description of Sample	Ambient Air	**Sample Collected by**	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/A/01/26/00007A (Near Main Gate of Site)	**Sample quantity and packing**	PM_{10} = 1 * 1 No. Filter paper. $PM_{2.5}$ = 1 * 1 No. Filter paper. SO_2 = 30ml * 2 No. PVC bottle. NO_2 = 30ml * 2 No. PVC bottle.
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	12.01.2026	**Date of Receipt**	13.01.2026
Sampling Procedure	EAEPL/LAB/SOP/01		
Period of Analysis	13.01.2026 to 15.01.2026		
Report for the month	JANUARY, 2026		

Discipline: Chemical **Group: Atmospheric Pollution**

Environmental Conditions		
Ambient Air Temperature (°C)	**Relative Humidity (%)**	**Duration of Monitoring**
30°C	61%	8 Hours

RESULTS

Tests Parameter	UNIT	Results	NAAQS LIMITS	METHOD
Particulate Matter (PM_{10})	µg/m³	85.21	100	IS 5182 (Part 23) 2006 Reaffirmed 2022
Particulate Matter ($PM_{2.5}$)	µg/m³	49.12	60	IS 5182 (Part 24) 2019 Reaffirmed 2024
Sulphur Dioxide (SO_2)	µg/m³	12.33	80	IS 5182 Part 2 (2001) Sec 1:2023
Nitrogen Dioxide (NO_2)	µg/m³	16.85	80	IS 5182 Part 6 (2006) Reaffirmed 2022

Remark: All the measured values are within limits for above the tested parameters only.

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by

(QM/DM)
(Shweta Sonawane)

Approved by

ENVIRO ANALYSTS & ENGINEERS PVT. LTD. MUMBAI 400 066

Authorized Signatory
(Shilpa Dhamankar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without written approval of the laboratory.

----------End of Report----------

ENVIRO ANALYSTS & ENGINEERS PVT. LTD.
(NABET, NABL Accredited and MoEFCC Approved)
CIN No-U28900MH1995PTC093129 | GST No-27AAACE6597R1ZP
B-1003,Enviro House,10th Flr, Western Edge II, W.E. Highway, Borivali (E), Mumbai-400066

TEST REPORT

Report No. - EAEPL/N/01/26/00007B			**Report Date - 20.01.2026**
Name of Customer	**M/s ALCHEMI DEVELOPERS PRIVATE LIMITED**		
Site Address	SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A (Pt.) & 699(Pt.) SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai		**Reference** – ADPL/GRG/E1/032 DTD. 24.10.2024
Nature and Description of Sample	Ambient Noise	**Sample Collected by**	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/N/01/26/00007B	**Sample quantity and packing**	Not Applicable
Date of Sampling	12.01.2026	**Date of Receipt**	Not Applicable
Sampling Procedure	EAEPL/LAB/SOP/04		
Period of Analysis	Not Applicable		
Report for the month	JANUARY, 2026		

Discipline: Chemical **Group: Atmospheric Pollution**

Monitoring Locations	Units	Results		CPCB Norms	
		Day Time	Night Time	Day	Night
Near Main Gate of Site	dB(A) Leq.	54.2	44.6	55	45
Near Steel Yard Area	dB(A) Leq.	54.1	44.2	55	45
Near RMC Plant Area	dB(A) Leq.	53.3	42.5	55	45
Near Center Side of Site	dB(A) Leq.	51.6	41.7	55	45

Remark: The noise level was observed to be within CPCB limit at all of the locations.

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by

(QM/DM)
(Shweta Sonawane)

Approved by

ENVIRO ANALYSTS & ENGINEERS PVT. LTD. MUMBAI 400 066

Authorized Signatory
(Shilpa Dhamankar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without written approval of the laboratory.

----------End of Report----------

ENVIRO ANALYSTS & ENGINEERS PVT. LTD.
(NABET, NABL Accredited and MoEFCC Approved)
CIN No-U28900MH1995PTC093129 | GST No-27AAACE6597R1ZP
B-1003,Enviro House,10th Flr, Western Edge II, W.E. Highway, Borivali (E), Mumbai-400066

TEST REPORT

Report No. - EAEPL/S/01/26/00007D			**Report Date - 20.01.2026**
Name of Customer	**M/s ALCHEMI DEVELOPERS PRIVATE LIMITED**		
Site Address	SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A (Pt.) & 699(Pt.) SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai		**Reference** – ADPL/GRG/E1/032 DTD. 24.10.2024
Nature and Description of Sample	Soil	**Sample Collected by**	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/S/01/26/00007D (Near Centre Side of Site)	**Sample quantity and packing**	1000 gm X 1 zip lock bag
		Preservation	Transported and stored in dry area
Date of Sampling	13.01.2026	**Date of Receipt**	13.01.2026
Sampling Procedure	EAEPL/LAB/SOP/03		
Period of Analysis	13.01.2026 to 20.01.2026		
Report for the month	JANUARY, 2026		

Discipline: Chemical **Group: Soil & Rock**

Parameters	Unit	Results	Method
pH	--	8.01	IS 2720 (Part 26):1987, Reaffirmed:2021
Electrical Conductivity	µS/cm	812.0	IS 14767:2000, Reaffirmed:2021
Soil Moisture	%	18.14	IS 2720 (Part 02):1973 (Reaffirmed 2020) Oven drying method
Water Holding Capacity	%	32.55	EAEPL/LAB/SOP/SOIL/10
Organic Matter	%	2.57	IS 2720 (Part 22) – 1972 (Reaffirmed 2020)
Chlorides as Cl	mg/kg	116.66	EAEPL/LAB/SOP/SOIL/03
Total Kjeldhal Nitrogen	mg/kg	598.14	IS 14684:1999 (Reaffirmed 2019)
Calcium	mg/kg	2315.11	EAEPL/LAB/SOP/SOIL/18
Magnesium	mg/kg	212.69	EAEPL/LAB/SOP/SOIL/14
Sulphate	mg/kg	32.19	IS 2720 (Part 27):1977 (Reaffirmed 2020)
Available Phosphorus	mg/kg	1.84	EAEPL/LAB/SOP/SOIL/11
Sodium (Na)	mg/kg	1024.26	EPA 3050B
Potassium (K)	mg/kg	689.84	EPA 3050B
Copper (Cu)	mg/kg	168.27	EPA 3050B
Iron (Fe)	mg/kg	60112.84	EPA 3050B
Lead (Pb)	mg/kg	12.51	EPA 3050B
Zinc (Zn)	mg/kg	98.26	EPA 3050B

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by

(QM/DM)
(Shweta Sonawane)

Approved by

Authorized Signatory
(Shilpa Dhamankar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without written approval of the laboratory.

----------End of Report----------

सत्यमेव जयते

File No: 21-42/2024-IA.III
Government of India
Ministry of Environment, Forest and Climate Change
IA Division
****

Date **21/08/2024**

To,

Harsh S Gada
M/s ALCHEMI DEVELOPERS PRIVATE LIMITED
Ground floor, 7, Krishna Kunj, S.V. Road, Malad west, Mumbai 400064, MUMBAI SUBURBAN, MAHARASHTRA, 400064
dsg@sejalgroup.co.in

Subject: **Construction under the Slum Rehabilitation scheme (SR scheme) no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai by M/s Alchemi Developers Private Limited – For Grant of Environmental Clearance - reg.**

Sir/Madam,

This is in reference to your application submitted to MoEF&CC vide proposal number IA/MH/INFRA2/462309/2024 dated 12/02/2024 for grant of prior Environmental Clearance (EC) to the proposed project under the provision of the EIA Notification 2006 and as amended thereof.

2. The particulars of the proposal are as below :

(i) EC Identification No.	EC24B3812MH5830558N
(ii) File No.	21-42/2024-IA.III
(iii) Clearance Type	Fresh EC
(iv) Category	B1
(v) Project/Activity Included Schedule No.	8(b) Townships/ Area Development Projects / Rehabilitation Centres
(vi) Sector	INFRA-2
(vii) Name of Project	Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.)

	SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai-400 063 for by M/s. Alchemi Developers Private Limited
(viii) Name of Company/Organization	ALCHEMI DEVELOPERS PRIVATE LIMITED
(ix) Location of Project (District, State)	MUMBAI SUBURBAN, MAHARASHTRA
(x) Issuing Authority	MoEF&CC
(xi) Applicability of General Conditions as per EIA Notification, 2006	No

3. The project/activity is covered under category 'B' item 8(b) 'Building/ Construction Projects' of the Schedule to the EIA Notification, 2006 as amended and requires appraisal at the State level. However, due to the temporary absence of SEIAA in Maharashtra, the proposal has been appraised at the Central level by sectoral EAC as per the provisions of the OM No. IA3-22/10/2022-IA.III [E 177258] dated 02.08.2023.

4. Accordingly, the above-mentioned proposal for Environmental Clearance has been examined by the Expert Appraisal Committee (Infra-2) in its 121st meeting held during 6-7 March 2024 and 128th meeting held during 26-28 June 2024.

5. The details of the project, as per the application form, documents submitted by the project proponent, and also as informed during the aforesaid meeting of EAC, are provided below for reference:

i. The project is new project.
ii. Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) of Village Malad east, General Arun Kumar Vaidya Marg, Gokuldham , Goregoan (east), Mumbai for New Shivaji Nagar chs (prop) with SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) of Village Malad east, General Arun Kumar Vaidya Marg, Gokuldham , Goregoan (east), Mumbai for Shree Jade Baslingeshwar Swami chs (prop) SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) of village -Malad (E), Tal-Borivali Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063 for Vijay Bhagyalaxmi SRA CHS (Prop.) with SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of village Malad east, Mumbai for Haji Mohammed sharif chs(prop). By M/s. Alchemi Developers Private Limited at Latitude- 19°10'29.28"N, Longitude - 72°52'9.01"E
iii. Land use is residential as per Municipal Corporation Greater Mumbai (MCGM) DP remarks of 2034.
iv. The total/net plot area is 26,633.70 sq. m, FSI area is 1,61,604.83 sq. m and total built-up area is 2,99,894.50 sq. m. The project will comprise of 10 nos. of building i.e. Rehab Building & Sale building with maximum height of 120 m and residential tenements are proposed 1524 nos of Rehab & Sale building. The details of building are as follows:

Building	**Configuration**	**Height**
Sale Wing A	Common 4B + Gr+ 3rd floor	15.60m
Sale Wing B	Common 4B + Gr+ 3rd floor	15.60m
Sale Wing C	Common 4B + Gr+ 3rd floor	15.60m
Sale Wing D	Common 4B + Gr+ 2nd floor + 3P level	22.80m
Sale Wing E	Sale Wing D + 6th to 32nd floor.	120m
Sale wing F	Sale Wing D + 6th to 32nd floor.	120m
Sale wing G	Sale Wing C + 4th to 25th floor.	94.80m
Sale wing H	Sale Wing C + 4th to 28th floor.	97.20m
Sale building (Hospital)	3 B +Gr. + 16th floor.	65.70m
Rehab wing A	4 B +Gr. + 40th (PT) floor.	119.05m

v. During construction phase, total water requirement is expected to be 100 KLD which will be met by Tanker water. During the construction phase, soak pits and septic tanks will be provided for disposal of waste water. Temporary Sanitary toilets will be provided during peak labor force.
vi. During operational phase, total water requirement of the project is expected to be 1649 KLD and the same will be met by 1039 KLD fresh water from MCGM and 1479 KLD of Wastewater generated will be treated in STP of 1610 KLD

capacity. 610 KLD of treated waste water will be recycled and reused (596 KLD for flushing, 14 KLD for gardening, etc) Balance treated waste water will be disposed in to municipal drain.
vii. About 7029.17 TPA solid wastes will be generated in the project. The biodegradable waste 1254.5 TPA will be processed in OWC and the non-biodegradable waste generated 1090.99 TPA will be handed over to authorized local vendor.
viii. The total power requirement during construction phase is 250 KVA and will be met from Adani Electricity Mumbai Limited /TATA Power and total power requirement during operation phase is 34125 KW and will be met from Adani Electricity Mumbai Limited /TATA Power.
ix. Rooftop rainwater of buildings will be collected in RWH tank of total capacity 517 cum. (2 days holding capacity) for harvesting after filtration
x. Parking facility Required: 1665 no's Proposed: 1665 no's & 1 no's Ambulance (according to local norms).
xi. Proposed energy saving measures would save about 19 % of power and 525 KW of solar installation of 5 % of maximum demand.
xii. The project is not located in Critically Polluted area.
xiii. The project is 0.4 km away from the notified ESZ of SGNP and 9.10 km away from notified ESZ of TCFS.
xiv. NBWL Clearance is not required for the project.
xv. Forest Clearance is not required for the project.
xvi. No court cases are pending against the project.
xvii. Green belt development: 1851.76 sq. m RG required 8% and 1901.33 sq. m (LOS on Mother Earth) provided and Details of felling/transplantation: total 90 no. of trees existing on site out of which 77 no. of trees to be cut & 14 no. of trees to be retained on site. Total 85 no. of trees will be planted on site. Total 1147 nos of trees are proposed to plant on site
xviii. Total project is Rs 1000 Crore.
xix. Employment potential: 100 no. shall be provided with temporary housing facilities Around 300 no. labors will come to site during peak construction phase. This is a residential project which will create 50 no. direct employment and 80 no. indirect employment during the operation phase.
xx. Benefits of the project: Proposed development will provide new and bigger flats to the existing members of the housing society. Simultaneously, additional flats/apartments will be created, which will be sold to new members in order to finance the redevelopment. Existing members of the society will be provided with better living conditions and amenities after the project is developed. The project will improve the infrastructure of the surrounding area, will generate direct and indirect employment during construction and operation phase. The project has all infrastructure like STP, OWC, RWH system, Solar PV panels etc. to mitigate the impact on the surrounding environmental.

6. Earlier, this proposal was considered by EAC in its 121st meeting held during 6-7 March, 2024 wherein the committee observed that 500-meter radius drainage map of the proposed project site and plan for re-habitation during the construction phase of the project were not available, thus the committee deferred the proposal for want of above mention documents. Thereafter, the project proponent uploaded the 500-meter radius drainage map and plan for re-habitation during the construction phase of the project through the PARIVASH portal. Accordingly, this proposal has been reconsidered by the committee.

7. The committee has noted that project proponent has submitted the requisite information. The EAC has further noted that the proposed project is a Fresh application of mixed-use redevelopment of existing buildings under the Slum Rehabilitation scheme. The total/net plot area is 22,689.49 sq. m and the total built-up area is 2,99,894.5 sq. m. The project proponent has obtained ToR from the Ministry vide letter 21-42/2024-IA.III dated 08.02.2024 and baseline data collected from March 2023 to May 2023.

8. The committee has noted that the total plot area and net plot area is 22,689.49 sq. m and no deduction was involved in this project area. The proposed green belt area is 1,901.33 sq. m, which is equal to the mandatory requirement of 8% of net plot area as per local norms of Development Control and Promotion Regulation-2034 (or DCPR) of Maharashtra, plots for residential and commercial layouts admeasuring area from 1,001 sq. m to 2,500 sq. m., 2,501 sq. m to 10,000 sq. m and area above 10,000 sq. m should maintain 15%, 20% and 25% of recreational ground/open spaces, respectively. In case of building under Slum Redevelopment Authority (SRA) scheme, at least 8% of amenity open space shall be maintained at ground level. In case re-development project minimum 10% of recreational ground/open spaces are required. Further, the proposed project does not involve any forest land diversion or wildlife clearance and also the committee has observed no litigation pending with any courts.

9. The EAC, based on the information submitted and clarifications provided by the project proponent and detailed discussions held on all the issues, recommended granting Environmental clearance to the project with specific conditions and other Standard EC Conditions as specified by the Ministry vide OM dated 04.01.2019 for the said project/activity, while considering for grant of Environmental clearance.

10. Based on recommendations of EAC and detailed examination, the Ministry of Environment, Forest and Climate Change hereby accords Environmental Clearance for Construction under SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) , SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) , SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai by M/s. Alchemi Developers Private Limited, under the provisions of the EIA Notification, 2006 and amendments/circulars issued thereon, and subject to the specific, standard and additional conditions are enclosed as **Annexure 1**.

11. This issues with the approval of the Competent Authority.

Copy To

1. The Principal Secretary, Department of Environment and Climate Change, Government of Maharashtra, New Administrative Bhavan, 15th Floor, Madame Kama Road, Mantralaya, Mumbai - 400 032, Maharashtra.
2. The DDG, Ministry of Environment, Forests and Climate Change, Regional Office, Ground Floor, East Wing, New Secretariat Building, Civil Lines, Nagpur – 440 001.
3. The Member Secretary, Central Pollution Control Board Parivesh Bhavan, CBD-cum-Office Complex, East Arjun Nagar, New Delhi - 110032.
4. The Member Secretary, Maharashtra State Pollution Control Board, Kalpataru Point, 3rd and 4th floor, Road No. 8, Sion Cir, opp. PVR Theater, Mumbai-400022, Maharashtra.
5. Monitoring Cell, MoEF&CC, Indira Paryavaran Bhavan, New Delhi.
6. Guard File/ Record File/ Notice Board/MoEF&CC website.

Annexure 1

Specific EC Conditions for (Townships/ Area Development Projects / Rehabilitation Centres)

1. Specific Condition

S. No	EC Conditions
1.1	The project proponent shall undertake a social and economic impact study of the project through a reputed institution like Indira Gandhi Institute of Development Research, Mumbai, Tata Institute of Social Sciences, or any other reputed institution. The objective is to understand public perception and gather suggestions for social and economic safeguards. The study report shall be submitted to the Ministry's Regional Office, Nagpur. The findings of the study shall be implemented to improve the social and economic aspirations of the people. The proponent shall earmark funds for implementing the outcomes of this study as part of the project.
1.2	The State Government shall constitute a Committee to ensure the effective implementation of the outcomes of the social and economic study.
1.3	The drainage system shall be studied thoroughly, considering the recent rainfall patterns, climatic behavior, topography, and natural drainage. This is to ensure that waterlogging issues are addressed

S. No	EC Conditions
	during the construction phase. The proponent shall develop an inbuilt system and Standard Operating Procedures (SoP) to ensure the desilting of drains every year before the monsoon season.
1.4	Detailed study on social issues related to relocation of affected families and proposed mitigation measures under the Rehabilitation and Resettlement Act, 2013.
1.5	If any changes to the demographic structure of the local population and existing social infrastructure around the proposed projects, the project proponent is to inform the local Slum Authority and permission shall be obtained from the local Slum Authority.
1.6	Need-based assessment of local people residing in slums shall be carried out and report submitted to the Regional Office, Nagpur. The project proponent shall comply with the issues of Rehabilitation and Resettlement and be confirmed by the local representative of the area.
1.7	The project proponent shall only use tertiary treated sewage water for the construction activity.
1.8	The project proponent shall conduct the Air pollution study with the Indian Institute Of Technology (IITs) during construction & after construction of the proposed project and recommendations of the study shall be complied with.
1.9	The Environment Management Cell consisting of Manager (Env.), Environment Engineer, Scientist having specific knowledge related to environmental safeguards/air/water pollution shall be created and made functional before commissioning of the proposed development.
1.10	The project proponent shall obtain the Fire Safety certification from Fire Department and also height clearance from the Airports Authority of India and submit the same to the concerned Regional Office of the Ministry within six months of the issue of the EC letter.
1.11	Abstraction of groundwater shall be subject to the permission of the Central Ground Water Authority (CGWA). Freshwater requirements shall not exceed 1039 KLD during the operational phase.
1.12	As proposed, wastewater shall be treated onsite in STP 1610 KLD & ETP 150 KLD capacity.
1.13	The project proponents would commission a third-party study on the implementation of conditions related to the quality and quantity of recycling and reuse of treated water, the efficiency of treatment systems, the quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.

S. No	EC Conditions
1.14	. Area for greenery shall be provided as per the details provided in the project document i.e., the area under plantation/greenery will be 1,901.33 sq. m out of the total net site area of 22,689.49 sq. m, i.e. equivalent to 8% of the total site area. The landscape planning should include the plantation of 1,357 numbers of native tree species as proposed. A minimum of 01 tree for every 80 sq. m of the total land area of the project should be maintained taking the existing trees into account. Species with heavy foliage, broad leaves, and wide canopy cover may be preferred. Invasive species should not be used for landscaping.
1.15	Project Proponent shall strive to enhance the Green Belt beyond 8% and that the trees planted in this regard would be planted under the campaign "एक_पेड़_माँ_के_नाम" and the details of the trees planted would be uploaded on the portal https://merilife.nic.in.
1.16	The local bye-law provisions on rainwater harvesting should be followed. If local bylaws provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Housing and Urban Affairs (erstwhile Ministry of Urban Development), Model Building Byelaws, 2016. As proposed, one rainwater storage tank (517 KL capacity) shall be provided by PP for rainwater harvesting after filtration
1.17	The solid waste shall be duly segregated into biodegradable and non-biodegradable components and handled in separate areas earmarked for segregation of solid waste, as per SWM Rules, 2016.
1.18	As committed, biodegradable waste shall be utilized through the OWC to be installed within the site. Inert waste shall be disposed of as per norms at the authorized site.
1.19	The recyclable waste shall be sold to authorized vendors/recyclers.
1.20	Construction & Demolition (C&D) waste shall be segregated and managed as per C&D Waste Management Rules, 2016.
1.21	As committed 1665 nos car parking areas are to be provided and 25% of electronic vehicle charging points are to be provided.
1.22	Proponent shall ensure the installation of 963 numbers of solar panels and 33 nos of hot water panels /545 each watt capacity and 150 each LPD , and LEDs to meet 5% of the total power requirement.
1.23	The Environmental Clearance to the project is primarily under provisions of EIA Notification, 2006. The Project Proponent is under obligation to obtain approvals/clearances under any other Acts/Regulations or Statutes as applicable to the project.
1.24	

S. No	EC Conditions
	The proponent shall be responsible for undertaking the operation and maintenance of common facilities like STP, OWC, Green belt development, Solar, Rainwater Harvesting, and other such amenities provided within the project site for a period of 5 years after handed over to the *bona fide* Residential Welfare Association or any other such association and also for completing the formalities related to the transfer of environmental clearance to the *bona fide* Residential Welfare Association and when required.
1.25	The project proponent shall essentially comply with all parking norms and standards as applicable.
1.26	Proponent shall ensure that requirements of accessibility particularly universal accessibility and more particularly pedestrian requirements are provided. Street and road sections should have a mandatory provision of cross-section elements and footpaths so as to minimise the shift from walk mode to vehicular mode to have the least impact on energy and the environment.
1.27	The project proponent shall ensure that there is more than one entry /exit from different directions however it should be checked that it does not create road safety hazards.

Standard EC Conditions for (Townships/ Area Development Projects / Rehabilitation Centres)

1. Statutory Compliance

S. No	EC Conditions
1.1	The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
1.2	The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc. as per National Building Code including protection measures from lightening etc.
1.3	The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1980, in case of the diversion of forest land for non-forest purpose involved in the project.
1.4	The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
1.5	The project proponent shall obtain Consent to Establish / Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board/ Committee.
1.6	The project proponent shall obtain the necessary permission for drawl of ground water / surface water required for the project from the competent authority.
1.7	A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.

S. No	EC Conditions
1.8	All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
1.9	The provisions of the Solid Waste Management Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste Management Rules, 2016, shall be followed.
1.10	The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.

2. Air Quality Monitoring And Preservation

S. No	EC Conditions
2.1	Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
2.2	A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
2.3	The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM2.5) covering upwind and downwind directions during the construction period.
2.4	Diesel power generating sets proposed as source of backup power 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 of low sulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board.
2.5	Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3-meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
2.6	Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
2.7	Wet jet shall be provided for grinding and stone cutting.
2.8	Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
2.9	All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Management Rules 2016.

S. No	EC Conditions
2.10	The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
2.11	The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
2.12	For indoor air quality the ventilation provisions as per National Building Code of India.

3. Water Quality Monitoring And Preservation

S. No	EC Conditions
3.1	The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
3.2	Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
3.3	Total fresh water use shall not exceed the proposed requirement as provided in the project details.
3.4	The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
3.5	A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
3.6	At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.
3.7	Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
3.8	Use of water saving devices/fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
3.9	Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.

S. No	EC Conditions
3.10	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
3.11	The local bye-law provisions on rain water harvesting should be followed. If local bye-law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain water harvesting recharge pits/storage tanks shall be provided for ground water recharging as per the CGWB norms.
3.12	A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
3.13	All recharge should be limited to shallow aquifer.
3.14	No ground water shall be used during construction phase of the project.
3.15	Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
3.16	The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
3.17	Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
3.18	No sewage or untreated effluent water would be discharged through storm water drains.
3.19	Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
3.20	Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
3.21	Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

4. Noise Monitoring And Prevention

S. No	EC Conditions
4.1	Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.
4.2	Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.
4.3	Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

5. Energy Conservation Measures

S. No	EC Conditions
5.1	Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
5.2	Outdoor and common area lighting shall be LED.
5.3	Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof u-values shall be as per ECBC specifications.
5.4	Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.
5.5	Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
5.6	Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

6. Waste Management

S. No	EC Conditions
6.1	A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project shall be obtained.

S. No	EC Conditions
6.2	Disposal of muck during construction phase shall 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 approved sites with the approval of competent authority.
6.3	Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
6.4	Organic waste compost/Vermiculture pit/Organic Waste Converter within the premises with a minimum capacity of 0.3 kg /person/day must be installed.
6.5	All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
6.6	Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
6.7	Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials.
6.8	Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.
6.9	Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Waste Management Rules, 2016.
6.10	Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

7. Green Cover

S. No	EC Conditions
7.1	No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
7.2	A minimum of 1 tree for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.
7.3	Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.

S. No	EC Conditions
7.4	Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

8. Transport

S. No	EC Conditions
8.1	A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria. a. Hierarchy of roads with proper segregation of vehicular and pedestrian traffic. b. Traffic calming measures. c. Proper design of entry and exit points. d. Parking norms as per local regulation.
8.2	Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.

9.

S. No	EC Conditions
9.1	A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

10. Human Health Issues

S. No	EC Conditions
10.1	All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
10.2	For indoor air quality the ventilation provisions as per National Building Code of India.
10.3	Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
10.4	Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking

S. No	EC Conditions
	water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
10.5	Occupational health surveillance of the workers shall be done on a regular basis.
10.6	A First Aid Room shall be provided in the project both during construction and operations of the project.

11. Miscellaneous

S. No	EC Conditions
11.1	The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
11.2	ii. environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
11.3	The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
11.4	The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
11.5	The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violation of the environmental/forest/wildlife norms/conditions. The company shall have defined system of reporting infringements/deviation/violation of the environmental/forest/wildlife norms/conditions and/or shareholders/stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.
11.6	A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly report to the head of the organization.
11.7	Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report
11.8	The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection)

S. No	EC Conditions
	Rules, 1986, as amended subsequently and put on the website of the company.
11.9	The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
11.10	The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
11.11	The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP reportand also that during their presentation to the Expert Appraisal Committee.
11.12	No further expansion or modifications in the plant shall be carried out without prior approval of the Ministry of Environment, Forest and Climate Change (MoEF&CC).
11.13	Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
11.14	The Ministry may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
11.15	The Ministry reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
11.16	The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
11.17	The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016, and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.
11.18	Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Additional EC Conditions

i. This Environmental Clearance is subject to outcome of the ongoing court cases, i.e., Civil Appeal Diary No. 19266/2024 filed by the CREDAI-MHCI and Special Leave Petition (C) Diary No. 11843 of 2023 filed by Shri Sagar Devre & Anr., before the Hon’ble Supreme Court.

MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437
Fax: 24023516
Website: http://mpcb.gov.in
Email: cac-cell@mpcb.gov.in

Kalpataru Point, 2nd, 3rd and 4th floor, Opp. Cine Planet Cinema, Near Sion Circle, Sion (E), Mumbai-400022

Infrastructure/RED/L.S.I
No:- Format1.0/CAC-CELL/UAN No.0000205410/CE/2409001794

Date: 27/09/2024

To,
M/s. ALCHEMI DEVELOPERS PRIVATE LIMITED,
Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) of Village Malad east, General Arun Kumar Vaidya Marg, Gokuldham , Goregoan (east), Mumbai for New Shivaji Nagar chs (prop) with SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) of Village Malad east, General Arun Kumar Vaidya Marg,Gokuldham , Goregoan (east), Mumbai for Shree Jade Baslingeshwar Swami chs (prop) SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) of village -Malad (E), Tal-Borivali Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063 for Vijay Bhagyalaxmi SRA CHS (Prop.) with SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of village Malad east, Mumbai for Haji Mohammed sharif chs(prop).,Goregaon, Mumbai

Your Service is Our Duty

Sub: Consent to Establish for SR Scheme Construction project under Red Category

Ref:
1. Environmental Clearance granted vide No IA/MH/INFRA2/462309/2024 dtd 21.08.2024
2. Minutes of 6th Consent Appraisal Committee Meeting held on 03.09.2024

Your application NO. MPCB-CONSENT-0000205410

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 period upto Commissioning of the Project or five years whichever is earlier.**
2. **The capital investment of the project is Rs.1000 Cr. (As per undertaking submitted by pp).**

3. **The Consent to Establish is valid for SR scheme construction project named as M/s. ALCHEMI DEVELOPERS PRIVATE LIMITED, Proposed SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) of Village Malad east, General Arun Kumar Vaidya Marg, Gokuldham , Goregoan (east), Mumbai for New Shivaji Nagar chs (prop) with SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) of Village Malad east, General Arun Kumar Vaidya Marg,Gokuldham , Goregoan (east), Mumbai for Shree Jade Baslingeshwar Swami chs (prop) SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) of village -Malad (E), Tal-Borivali Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063 for Vijay Bhagyalaxmi SRA CHS (Prop.) with SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of village Malad east, Mumbai for Haji Mohammed sharif chs(prop).,Goregaon, Mumbai Suburban on Total Plot Area of 26633.70 SqMtrs for total construction BUA of 299894.50 SqMtrs as per EC granted dated 21.08.2024 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environmental Clearance dtd 21.08.2024	26633.70	299894.50

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
2.	Domestic effluent	1347	As per 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 & S-2	DG Sets (2 Nos.)-750 KVA each	02	As per Schedule -II
S-3	DG Set-350 KVA	01	As per Schedule -II
S-4	DG Set-500 KVA	01	As per Schedule -II

6. **Conditions under Solid Waste Rules, 2016:**

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Non Biodegradable Waste	2989 Kg/Annum	Segregate	Will be collected and sent to MPCB authorized recyclers
2	Biodegradable Waste	3437 Kg/Day	OWC	Composting by OWC manure produced will be used at a site for landscaping
3	STP Sludge	74 Kg/Day	Dewatering	As Manure

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
1	5.1 Used or spent oil	200	Ltr/A	Reprocessing	To Authorized Reprocesser

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. PP shall provide STP so as to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit.
11. 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.
12. PP shall extend/submit BG to from total sum of Rs. 25 Lakhs towards compliance of EC and consent to establish condition.
13. PP shall install organic waste digester along with composting facility/biodigester (biogas) with composting facility for the treatment of wet garbage.
14. The project proponent shall make provision of charging of electric vehicles in atleast 30 % of total available parking area.
15. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
16. The Project Proponent shall comply with the Environmental Clearance obtained vide No IA/MH/INFRA2/462309/2024 dtd 21.08.2024 for construction project having total plot area of 26633.70 sq.mt. & total Construction BUA 299894.50 Sq.mtr.

This consent is issued on the basis of information/documents submitted by the Applicant/Project Proponent, if it has been observed that the information submitted by the Applicant/Project Proponent is false, misleading or fraudulent, the Board reserves its right to revoke the consent & further legal action will be initiated against the Applicant/Project Proponent.

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	2000000.00	MPCB-DR-25515	04/04/2024	RTGS

Copy to:

1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai II
- They are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB,Sion, Mumbai

SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

1) A] As per your application, you have proposed to provide MBBR based Sewage Treatment Plants (STPs) of combined capacity **1610 CMD for treatment of domestic effluent of 1347 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	pH	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	1635.00
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.	Grandening/Other consumption	14 Landscape

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:

1) **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 & S-2	DG Sets (2 Nos.)750 KVA each	Acoustic Enclosure	5.50	0 375 Ltr/Hr	1	SO2	180 Kg/Day
S-3	DG Set-350 KVA	Acoustic Enclosure	4.00	0 87.5 --NA--	1	SO2	42 Kg/Day
S-4	DG Set-500 KVA	Acoustic Enclosure	4.50	0 125 --NA--	1	SO2	60 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

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/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	Rs 25 Lakhs	15 Days	Compliance of Consent Conditions	upto Commissioning of the Project	upto Commissioning of the Project

** 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	Purpose of BG	Amount of BG Forfeiture	Reason 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.
B	During construction phase, the ambient air and noise quality shall be maintained and should be closely monitored through MoEF approved laboratory.
C	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.

2 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.

6 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.

7 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.

SBI भारतीय स्टेट बैंक State Bank of India

Retail Assets Central Processing Center, RACPC - Kalyan, Ground Floor & 1st Floor, Millenium Heights, Shahad Mohone Road, Shahad, Kalyan (W) - 421103

VEHICLE SALE NOTICE

Notice To The Borrower Before Effecting The Sale Of Repossessed Vehicle

This has reference to our earlier notices with respect to your belowmentioned loan account. On your failure to repay the dues, the Bank had repossessed the vehicle purchased under the loan amount.

Name Of Borrower	Date of Notice	Loan Account No.	Vehicle No.
Pooja Gholap, 706 Ram Ratan Complex Hashya Mhatre Road, Near Vinyak Super Market, Kopergaon Dombivali W-421402.	04.03.2025	42815036097	MH01 EN4383

As you have failed to repay the dues in spite of repeated reminders/notices and repossession of the vehicle by the bank, it has been decided to sell the vehicle to recover the dues under the loan account. The bank shall sell the vehicle through public auction or private treaty or any other mode of sale for a price acceptable to the bank immediately on expiry of 7 days of expiry of this notice. You are given a final opportunity to repay the entire loan amount along with intrest and other charges within 7 days failing which the vehicle shall be sold by the bank towards the amount due under the loan. In case the proceeds of the sale of the vehicle is insufficient to satisfy the entire dues of the loan amount. Bank shall initiate necessary legal action for recovery of the remaining dues for which you will be absolutely liable until full discharge.

YOURS FAITHFULLY,
CHIEF MANAGER/ AUTHORISED OFFICER

The Mehsana Urban Co-op Bank Ltd.

(Multi-State Scheduled Bank)
Head Office: Corporate House, Highway, Mehsana-384002
Phone No. (02762) 257233, 257234

POSSESSION NOTICE

Rule-8(1) (FOR IMMOVABLE PROPERTY)

Whereas

The undersigned being the authorised officer of the The Mehsana Urban Co-op Bank Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest [Act] 2002 (54 of 2002) and in exercise of powers conferred under section 13 (12) read with rule 9 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated **13.08.2024** calling upon the borrower **Poornima Chinanarayanamurthy Redla** to repay the amount mentioned in the notice being **Rs.66,50,845/- (Rupees Sixty Six Lacs Fifty Thousand Eight Hundred Fourty Five Only)** with interest upto **31-07-2024** with 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/her under section 13(4) of the said [Act] read with rule 9 of the said rules on this **07-Nov-2024**.

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 The Mehsana Urban Co-op Bank Ltd. for an amount **Rs.66,50,845/- (Rupees Sixty Six Lacs Fifty Thousand Eight Hundred Fourty Five Only)** interest up to **31-07-2024** and interest thereon.

Description of the Immovable Property.

All the piece and parcels of Immovable Property/ies situated at Flat bearing No. 207(on 2nd Floor) and 310(on 3rd Floor), admeasuring 392 sq.ft. of carpet area on 2nd floor and 3rd floor in C Wing in the project known as "Versatile Valley", Constructed on a pieces and parcels land bearing Old Survey No. 11 Hissa No. 9, New Survey No. 12 Hissa No. 9 admeasuring area 6370 sq.mtrs. Oldsurvey No. 13, New Survey No. 14 admeasuring area 8800 sq.mtrs. Old Survey No. 14, New Survey No. 15 admeasuring area 14770 sq.mtrs. Old Survey No. 15, New Survey No. 16 admeasuring area 2830 sq.mtrs, Old Survey No. 16, New Surevy No. 17 Hissa No. 1A admeasuring area 1500 sq.mtrs. And Old Survey No. 16 Hissa No. 1B, New Survey No. 17 Hissa No. 1B admeasuring area 9400 sq.mtrs. Total area admeasuring 43670 sq.mtrs. Situate lying and being at Village Nilje, Dombaivali(E), Taluka-Kalyan, Dist.-Thane 421204 within the limits of the Nilje Gram Panchayat.

Sd/-
Date: 03/03/2025 **Authorised Officer**
Place: MUMBAI **The Mehsana Urban Co-op Bank Ltd.**

The Mehsana Urban Co-op Bank Ltd.

(Multi-State Scheduled Bank)
Head Office: Corporate House, Highway, Mehsana-384002
Phone No. (02762) 257233, 257234

POSSESSION NOTICE

Rule-8(1) (FOR IMMOVABLE PROPERTY)

Whereas

The undersigned being the authorised officer of the The Mehsana Urban Co-op Bank Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest [Act] 2002 (54 of 2002) and in exercise of powers conferred under section 13 (12) read with rule 9 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated **16.10.2024** calling upon the borrower **Omkar Brijbhushan Yadav, Aditya Brijbhushan Yadav, and Brijbhushan Sonai Yadav.** to repay the amount mentioned in the notice being **Rs.53,76,751/- (Rupees Fifty Three Lacs Seventy Six Thousand Seven Hundred and Fifty One Only)** upto **11-10-2024** with 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/her under section 13(4) of the said [Act] read with rule 9 of the said rules on this **20-02-2025.**

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 The Mehsana Urban Co-op Bank Ltd. for an amount **Rs.53,76,751/- (Rupees Fifty Three Lacs Seventy Six Thousand Seven Hundred and Fifty One Only)** and interest thereon.

Description of the Immovable Property.

All the piece and parcels of Immovable Property/ies situated at Flat bearing No. 403, admeasuring 400 Sq.ft. of carpet area on the 4th Floor, B wing "**Shri Mangleshwar Heights**,' Nr Fatima Church, Village Majiwada Tal & Dist Thane 400601. constructed on a piece and parcel of land bearing CTS No. 125 to 128. The society known as **Shri Mangleshwar Heights Co-op HSG Society** situated at Majiwada, Thane West.

Sd/-
Date: 03/03/2025 **Authorised Officer**
Place: MUMBAI **The Mehsana Urban Co-op Bank Ltd.**

THE SPECIAL RECOVERY OFFICER

Authorised Under Section 156(1) of M.C.S. Act 1960 and there under Rule 107

Attached To SHIVKRUPA SAHAKARI PATPEDHI LTD., MUMBAI
1, Jai Tower, Opp. Punjani Estate, Near Cadbury Junction, Khopat, Thane (W) - 400 601Tel : 022-25805850 / 022- 25446011

FORM "Z"
(See sub-rule [(11)(d-1)] of rule 107)

POSSESSION NOTICE FOR IMMOVABLE PROPERTY

Whereas the undersigned being the Special Recovery Officer attached to Shivkrupa Sahakari Patpedhi Limited, Mumbai, under the Maharashtra Co-operative Societies Rules,1961, issued a demand notice dated 16/04/2022 calling upon the judgment debtors **1. PRAMOD TULSHIRAM PATIL, 2. PRAVIN TULSHIRAM PATIL 3. MRS. DEVYANI PRAMOD PATIL** to repay an amount mentioned in the notice being **Rs. 59,68,515/- (Rupees Fifty Nine Lakh seventy Eight Thousand Five Hundred Fifteen Only)** within a period of 15 (fifteen) days from the date of receipt of the said notice and the judgment debtor having failed to repay amount, the undersigned has issued a notice before attachment dated **12/05/2022** and attached the property described herein below.

The judgment debtors having failed to repay the amount, notice is hereby given to the judgment debtors and the public in general that the undersigned has taken symbolic possession of the property described herein below in exercise of powers conferred on him under Rule 107 [11(d-1)] of the Maharashtra Co-operative Societies Rules, 1961, on this **24/01/2025**

The judgment debtors **1. PRAMOD TULSHIRAM PATIL, 2. PRAVIN TULSHIRAM PATIL 3. MRS.DEVYANI PRAMOD PATIL** 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 Shivkrupa Sahakari Patpedhi Limited, Mumbai, for an amount **Rs 44,82,518/- (Rupees Fourty Four Lakh Eighty Two Thousand Five Hundred Eighteen Only)** and interest thereon.

DESCRIPTION OF THE IMMOVABLE PROPERTY

1) Gat No - 72, Hiss No - 9, A/P Gove, Tal - Bhiwandi, Dist – Thane, Area - 7.30 Guntha/R East - Mr. Balu Patil Property, West - Mr. Raja Joshi Property, South - Mrs. Jaya Patil Property, North- Mr. Mahadev Balu Patil Property

2) Gat No - 76, Hiss No - 18, A/P Gove, Tal - Bhiwandi, Dist – Thane, Area - 11.90 Guntha/R East - Mr. Devidas Arjun Property, West - Mr. Gulam Patil Property, South - Mr. Baliram Ragho Property, North - Mr. Vaman Patil Property

3) Gat No - 114, Hiss No - 8/2, A/P Gove, Tal - Bhiwandi, Dist – Thane, Area - 5 Guntha/R East - Mr. Pramod Tulshiram Patil Property, West - Mr. Pramod Tulshiram Patil Property, South - Mr. Vishwas Devghar Property, North - Mr. Pramod Tulshiram Patil Property

SD/- (MR. GOVIND MANIKRAO POL)
Special Recovery Officer
Att- Shivkrupa Sahakari Patpedhi Ltd. Mumbai
Rule 107 of Maharashtra Co.Op.Soc. Act 1960 Rule 1961

Date: 24.01.2025 SEAL
Place : Kalyan

PUBLIC NOTICE

Notice is hereby given that a Flat Premises being Residential Flat No. 304 admeasuring 861.11 sq.ft. Carpet area, on the 3rd Floor in the building known as Manavsthal Co-op. Hsg. Soc. Ltd., Gokuldham, Goregaon East, Mumbai - 400063 has been released for it's 100% right, title and interest of Late Shri. Parag Hargovind Trivedi through his legal heirs (1) Umaang Parag Trivedi and (2) Nihar Parag Trivedi as a Releasors in favour of my client Revati Parag Trivedi as a Releasee by way of a Deed of Release of Share in Ancestral Property dated 4/9/2024 registered under Registration No. BRL-4/13417/2024 before concerned competent authority having proper jurisdiction for the same. The concerned society has also issued a Share Certificate No. 18 for 5 fully paid shares of Rs.50/- each having distinctive nos. from 186 to 190 (both inclusive) pertaining to the said flat. Now my client Revati Parag Trivedi intends to get transferred the all 100% right, title and interest of the said flat in the record of Society as well as on the share certificate of the society duly signed, sealed and endorsed by the officials of the concerned society in her fever.

Any person/s, /firm/party/Bank/Financial Institute having any share, right, title, benefit, interest, claim, objection, and/or demand in respect of said flat by way of sale, exchange, assignment, mortgage, charge, gift, trust, lien, easement, release, relinquishment or any other method through any agreement, /settlement, litigation, decree or court order of any court of law, contracts, /agreements, or encumbrance or otherwise howsoever are hereby requested to make the same known in writing to the undersigned at my address G-28, Gokuldham Shopping Centre, Gokuldham, Goregaon East, Mumbai - 400063 within **15 days** from the date of publication of this notice & such claim/s, if any with all supporting documents, failing which the concerned Society Manavsthal Co-op. Hsg. Society Ltd., will be advised by me to transfer the all right, title and interest of the said flat into their record as well as to effect and endorsed the transfer on the share certificate no. 18 of the society pertaining to the said flat in favour of my client Revati Parag Trivedi by way of following further remaining due process of law if any.

Date: 06/03/2025 **Sd/**
Place : Mumbai **Ashok Kumar Dubey**
Advocate High Court

PUBLIC NOTICE

All the concerned persons including bonafied residents, environmental groups, NGO's and others are hereby informed that the Member Secretary of the Expert Appraisal Committee(Infra-2) hereinafter referred to as EAC (Infra-2), has accorded Environmental Clearance to M/s. Alchemi Developers Private Limited, having office at Ground Floor, 7, Krishna Kunj, S.V. Road, Malad(West), Mumbai, Mumbai Suburban, Maharashtra, 400064 for project name SR scheme no. 1 on plot bearing C.T.S. no. 612(pt), 613(pt), 614, 615, 616, 617, 618, 620A/1A/1(pt), 620A/3(pt), 620A/2/2(pt) and 699(pt) of Village Malad east, General Arun Kumar Vaidya Marg, Gokuldham , Goregaon (east), Mumbai for New Shivaji Nagar chs (prop) with SR scheme no. 2 on plot bearing cts no. 612(pt), 613(pt) and 699(pt) of Village Malad east, General Arun Kumar Vaidya Marg, Gokuldham , Goregoan (east), Mumbai for Shree Jade Baslingeshwar Swami chs (prop) SR scheme no. 3 on plot bearing CTS no. 610A/1A/1A(Pt.) & 699(Pt.) of village - Malad (E), Tal-Borivali Gokuldham Gen. Arunkumar Vidya Marg, Goregaon (E), Mumbai- 400 063 for Vijay Bhagyalaxmi SRA CHS (Prop.) with SR scheme no. 4 on plot bearing cts no. 617(pt), 620A/3(pt), 699(pt.) of village Malad east, Mumbai for Haji Mohammed sharif chs(prop). .EC Identification No. EC24B3812MH5830558N, File No. 21-42/2024-IA.III dated 21.08.2024. The copy of clearance letter is available with the Parivesh portal and may also be seen on the website of the Ministry of Environment and Forests at https://parivesh.nic.in

M/s. Alchemi Developers Private Limited, having office at Ground Floor, 7, Krishna Kunj, S.V. Road, Malad(West), Mumbai, Mumbai Suburban, Maharashtra, 400064 (Developer)

बैंक ऑफ महाराष्ट्र Bank of Maharashtra

A GOVT. OF INDIA UNDERTAKING
एक परिवार एक बैंक

THANE ZONAL OFFICE : B-37, Wagle Industrial Estate, Thane (W) - 400 604
H.O.: Lokmangal,1501, Shivajinagar Pune-5.
Tel : 022-25829406, 25823040
E-mail: cmarc_tha@mahabank.co.in

POSSESSION NOTICE [Appendix IV] [Under Rule 8(1)]

AX33/Thane/ SARFAESI/13(4) 2024-25 **Date: 28/02/2025**

WHEREAS, 1. The undersigned being the Authorized Officer of the Bank Of Maharashtra under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, and in exercise of the powers conferred under Sub-Section (12) of Section 13 read with Rule 3 of the Security Interest (Enforcement) Rule, 2002, issued a Demand Notice dated **20.12.2024** by Speed Post/Regd AD/Direct Delivery By Hand, calling upon the **Borrower, Mrs. Madhulika Vinod Thakur and Co- Borrower Rekha Vinod Thakur** to repay in full the amount of **Rs.5101433.00 (Rupees fifty one lakhs one thousand four hundred thirty-three only)** plus unapplied interest from 20.12.2024 @ 8.75 % p.a., plus charges, costs and expenses till date of realization 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 Symbolic Possession of the properties 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 this **01st March, 2025.**

The borrower in particular and the public in general is hereby cautioned not to deal with the properties and any dealings with the properties will be subject to the charge of Bank of Maharashtra for an amount hereinabove mentioned.

The borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, in respect of time available, to redeem the secured assets.

Description of Property

Flat 505, 5th floor, Silicon Park" _Behind jai Nagar, Jankalyan Nagar, Off Marve Road, Malad (W) Village Malvani, Taluka – Borivali, Mumbai. On the North: By A wing of same Building, On the South: By Internal Road, On the East: By Sonata Building, On the West: By open Plot

Sd/-
FOR BANK OF MAHARASHTRA
Date: 01.03.2025 **Chief Manager & Authorized Officer, Thane Zone**

The Mehsana Urban Co-op Bank Ltd.

(Multi-State Scheduled Bank)
Head Office: Corporate House, Highway, Mehsana-384002
Phone No. (02762) 257233, 257234

POSSESSION NOTICE

Rule-8(1) (FOR IMMOVABLE PROPERTY)

Whereas

The undersigned being the authorised officer of the The Mehsana Urban Co-op Bank Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest [Act] 2002 (54 of 2002) and in exercise of powers conferred under section 13 (12) read with rule 9 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated **16.10.2024** calling upon the borrower **Bharat Narayan Shelke** to repay the amount mentioned in the notice being **Rs.31,63,342/- (Rupees Thirty One Lacs Sixty Three Thousand Three Hundred & Forty Two Rupees Only)** upto **04-10-2024** with 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/her under section 13(4) of the said [Act] read with rule 9 of the said rules on this **20-02-2025.**

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 The Mehsana Urban Co-op Bank Ltd. for an amount **Rs.31,63,342/-(Rupess Thirty One Lacs Sixty Three Thousand Three Hundred & Forty Two Rupees Only)** and interest thereon.

Description of the Immovable Property.

All the piece and parcels of Immovable Property/ies situated at Flat bearing No. 703, admeasuring 225 Sq.ft. of carpet area on the 7th Floor, of Building No. R-2 Golden CHS Ltd Opp. RTO Office , Adj to Orbit Tower Garodia Nagar Behind Eastern Express Highway, Ghatkopar East Mumbai 400077 constructed on a piece and parcel of land bearing Plot No. 3,4 & 5 Survey No. 236 A(pt) of CTS No. 194A (pt) situated, lying and being at village Ghatkopar.

Sd/-
Date: 03/03/2025 **Authorised Officer**
Place: MUMBAI **The Mehsana Urban Co-op Bank Ltd.**

The Mehsana Urban Co-op Bank Ltd.

(Multi-State Scheduled Bank)
Head Office: Corporate House, Highway, Mehsana-384002
Phone No. (02762) 257233, 257234

POSSESSION NOTICE

Rule-8(1) (FOR IMMOVABLE PROPERTY)

Whereas

The undersigned being the authorised officer of the The Mehsana Urban Co-op Bank Ltd. under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest [Act] 2002 (54 of 2002) and in exercise of powers conferred under section 13 (12) read with rule 9 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated **06-09-2024** calling upon the borrower **Gurdeepsingh Jagirsingh Barki** to repay the amount mentioned in the notice being **Rs.7,78,655/- (Seven Lacs Seventy Eight Thousand Six Hundred and Fifty Five Rupess Only)** upto **08-08-2024** with 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/her under section 13(4) of the said [Act] read with rule 9 of the said rules on this **10-01-2025.**

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 The Mehsana Urban Co-op Bank Ltd. for an amount **Rs.7,78,655/- (Rupees Seven Lacs Seventy Eight Thousand Six Hundred and Fifty Five Only)** and interest thereon.

Description of the Immovable Property.

A Flat bearing No. B1- 401 admeasuring 51.39 Sq. Mts. Carpet area on 4th Floor in the project known as "**ARIHANT AMISHA PHASE-1**" constructed on a piece and parcel of land bearing Survey No .87 , Hissa No. 2 situate, lying and being at Village Mahodar, Ta- Panvel, District – Raigad within the limits of Grampanchayat Shiravali, Panchayat Samiti Panvel. Zilla Parishad Raigad and within the jurisdication of sub Registrar of Assurances Panvel.

Sd/-
Date: 03/03/2025 **Authorised Officer**
Place: MUMBAI **The Mehsana Urban Co-op Bank Ltd.**

Public Notice in Form XIII of MOFA (Rule 11(9) (e))
District Deputy Registrar, Co-operative Societies, Mumbai City (4)

Bhandari Co-op. Bank Building, 2nd floor, P. L. Kale Guruji Marg, Dadar (W), Mumbai-400028.

No.DDR-4/Mum./deemed conveyance/Notice/709/2025 Date: 04/03/2025

Application u/s 11 of Maharashtra Ownership Flats (Regulation of the Promotion of construction, Sale, Management and Transfer) Act, 1963

Public Notice
Application No. 60 of 2025

Sai Shanti Co-op Housing Society Ltd., Through it's Secretary/Chairman/Treasurer/ Having address at Plot No. 49 & 50, Sai Baba Complex Goregaon (E), Mumbai - 400063 **Applicant, Versus, 1. M/s Arunkumar & Associates**, A Partnership firm 32, Yusuf Bldg, 3rd Floor, Veer Nariman Road, Mumbai 400023, **2. Mr. Arunkumar Munchhala Partner of M/s. Arunkumar & Associates**, 32, Yusuf Bldg, 3rd Floor, Veer Nariman Road, Mumbai - 400023, **3. Mr. Madhusudan B. Vakharia**, Having office at 81, Jolly Maker Chambers II, Nariman Point, Mumbai - 400021...**Opponents**, and those, whose interests have been vested in the said property may submit their say at the time of hearing at the venue mentioned above. Failure to submit any say shall be presumed that nobody has any objection in this regard and further action will be taken accordingly.

Description of the Property :-

Claimed Area
Unilateral conveyance of land admeasuring to 701.19 square meters less road set back area of 169.29 square meters net area admeasuring to 531.90 square meters out of combined society land admeasuring to 2018.50 square meters land bearing Plot No. 49 & 50, CTS No. 596/3, and 596/4, out of total land admeasuring to 2660.93 square meters or thereabouts, at Village- Pahadi, Taluka-Borivali, District-Mumbai Suburban, (as specifically set out in the latest property cards) in favour of the Applicant Society.

The hearing in the above case has been fixed on **13/03/2025 at 02:00 p.m.**

SEAL

Sd/-
District Deputy Registrar,
Co-operative Societies, Mumbai City (4)
Competent Authority
U/s 5A of the MOFA, 1963.

FORM NO. URC-2

Advertisement giving notice about registration under Part I of Chapter XXI of the Act
[Pursuant to section 374(b) of the Companies Act, 2013 and rule 4(1) of the Companies (Authorised to Register) Rules, 2014]

1. Notice is hereby given that in pursuance of sub-section (2) of section 366 of the Companies Act, 2013, an application is proposed to be made after fifteen days hereof but before the expiry of thirty days hereinafter to the Registrar at Central Registration Centre (CRC) that the LEVA PATEL INFRA LLP, a Limited Liability Partnership, may be registered under Part I of Chapter XXI of the Companies Act 2013, as a Private Company limited by shares.

2. The Principal objects of the company are as follows: -

a) To carry on business in India or abroad of Builders, Developers, Contractors, Town planners, , landscapers, estate Agents, immovable property dealer, architects, designers, draughtsmen, decorators, surveyors, appraisers, co-ordinators, civil engineers, Constructional engineers, furnishers, structural engineers, land brokers, renting , estimators, Civil testors, Colonisers and to undertake any residential, commercial or Industrial, construction either independently or jointly in partnership, joint venture or on agency or sub contracts basis with or on behalf of any individual firm, body corporate, association or society, Central or State Government, Cantonment board or any local authority to work as colonizer, developer of land and farm houses and buildings for residential, commercial, Residential cum commercial purposes.

b) To acquire, buy, sale, purchase, erect, build, construct, develop, enlarge, fabricate renovate, sell, maintain, water proofing, rebuild, repair, maintenance, sewage, demolish, manage, take on lease, exchange or otherwise won property, estate, lands, buildings, flats, bungalows, garages, houses, halls, godowns, shops, warehouses, office premises, mills, factories, chawls, dwelling houses, residential accommodation, bridges or other immovable properties including turnkey projects, railway, tramway speedway, runways, roads aerodromes, sewage, theater, cinema halls, piers, wharvers, Dams, barrages, reservoirs, embankments, canals, irrigations , powerhouses, transmission lines, building hotels, markets, private and public parks, amusement parks or by consolidating or connecting or subdividing properties or warehouse by leasing, letting, renting, selling by installments, ownership hire purchase basis.

c) To promote, buy, acquire, sell, lease, exchange, hire, give on relit, to let, mortgage or otherwise dispose of the lands, industrial Complexes, houses, buildings, farm houses, agricultural lands, and other immovable property of the Company or other immovable property including any share or shares, interest or interests therein and to transact on commission or otherwise business of real estates agents and to apply for purchase through tender or otherwise acquire civil contracts for or in relation to water proofing, sewage, construction, execution, equipment, improvement, management, administrations or control of mechanical and civil works and conveniences and to undertake, execute, dispose or otherwise turn to account the same.

3. A copy of the draft Memorandum and Articles of association of the proposed company may be inspected at the office at E-303,Dheeraj Residency-2plot No. 18/19, Daulatnagar, Santacruz (West), Mumbai, Maharashtra, India, 400054

4. Notice is hereby given that any person objecting to this application may communicate their objection in writing to the Registrar at Central Registration Centre (CRC), Indian Institute of Corporate Affairs (IICA), Plot No. 6, 7, 8, Sector 5, IMT Manesar, District Gurgaon (Haryana), Pin Code-122050, within twenty-one days from the date of publication of this notice, with a copy to the company at its registered office.

Dated this 06th day of March, 2025.

Name(s) of Applicant
1. Mr. Jitendra Madhusudan Patel
2. Mr. Karshan Bhagvanji Hathiyani
3. Mr. Kush Murji Gami

PUBLIC NOTICE

To know you all by this Public Notice, I hereby inform you that the Flat No. A/1, Ground Floor, area admeasuring 350 Sq. Ft. Built Up, Gurukrupa Co-operative Housing Society Limited, constructed on land bearing Survey No. 10, 11 & 12, Plot No. 32, Village Navghar, Vasai West, Tal. Vasai, Dist. Palghar – 401 202 is in the name of Dr. Mr. Dilip H. Chaniary, Prop of Mamta Maternity and Surgical Nursing Home and Mr. Kunal D. Chaniary. Originally the said flat was purchased by Mrs. Nalini Nalinkumar Kakad and Mr. Haridas Doongershi Rai from R. K. Construction vide Agreement for Sale dated 05.11.1984. Late Mr. Haridas Doongershi Rai Passed away on 02.11.2000. Thereafter vide Agreement for Sale dated. 07.12.2003, Mrs. Nalini Nalinkumar Kakad has sold the said flat to Dr. Mr. Dilip H. Chaniary, Prop of Mamta Maternity and Surgical Nursing Home and Mr. Kunal D. Chaniary. Now my client is willing to purchase the above mentioned Flat. I hereby invite objections of any person/institute/firm/company who is/are having interest in the said Flat by way of Gift, Agreement, Conveyance, Easmentary rights, possession, tenancy or any type of right. I hereby declare that any person/institute/firm/company having interest in the said Flat should forward his/her/their objection in writing along with the relevant documents to the below mentioned address within 14 days from publication of this Public notice failing which I shall hold and presume that there is no claim of any type and if any such rights or claims exist are deemed to have been waived and no objection shall be considered. Please note.

Sd/-
Advocate Anish Kalvert
Shop No. 1, Sahayog CHSL, Near Kalimata Mandir, Diwanman, Vasai (W), Tal. Vasai, Dist. Palghar - 401202.
Vasai Date:06.03.2025

अस्वीकृती

ह्या वर्तमानपत्रांत प्रकाशित झालेल्या कोणत्याही जाहिरातीमध्ये करण्यांत आलेल्या दाव्यांच्या खरेपणा किंवा सत्यतेसाठी नवशक्ति कोणतीही हमी देत नाही. अशा जाहिरातींवर कोणतीही कृती करण्यापूर्वी त्यांनी स्वतः चौकशी करण्याचे किंवा तज्ञांचा सल्ला घेण्याबाबत वाचकांना सूचवण्यांत येते.
ह्या वर्तमानपत्रांत प्रकाशित झालेल्या किंवा अधिकृत वेबसाईटवर ई पेपर मध्ये अपलोड केलेल्या कोणत्याही जाहिरातीमधील कोणत्याही तथाकथित दिशाभूल करणाऱ्या किंवा बदनामीकारक मजुकरासाठी किंवा त्यामधील दाव्यांसाठी भारतात किंवा परदेशातील कोणत्याही दिवाणी किंवा फौजदारी विधी न्यायालयात किंवा न्यायाधिकरणात नवशक्तिच्या मुद्रक, प्रकाशक, संपादक आणि प्रोप्रायटर यांना जबाबदार धरता येणार नाही. ते दायित्व सर्वस्वी जाहिरातदारांचे असेल ज्यामध्ये नवशक्तिची कोणतीही भूमिका असणार नाही.

Get prediction sitting at home with Palm Print

Love, romance, sex, family relations, job, wealth, home happiness, house, education, marriage, children, luck, work, honor, sorrow, illness, etc.

R. R. Mishra
Astrologer, Palmist, Numerologist, Vastu & Gems Specialist, Former TV & Press

Whatsapp & Mobile
9820113194

CHANGE OF NAME

NOTE
Collect the full copy of Newspaper for the submission in passport office.

I HAVE CHANGED MY NAME FROM SHEETAL KASHINATH THAWAI TO PRIYA PRITAMRAJ PATIL AS AFFIDAVIT DATED- 04/03/2025. CL- 001

I HAVE CHANGED MY NAME FROM SUZANNE ANN GONSALVES TO SUZANNE FERNANDES AS PER AADHAAR CARD. CL- 004

I, RATNA BAI IS LEGALLY WEDDED SPOUSE OF NO 9203857W, RANK- EX SEP, SADASHIV CHAVAN, RESIDING AT OPP C-16, SADGURU CHAWL, SHREE HANUMAN SOCIETY, ROOM NO 822 4/4 PARKSITE ROAD, VTC VIKHROLI WEST, MUMBAI-400079, HAVE CHANGED MY NAME FROM RATNA BAI TO RATNABAI SADASHIV CHAVAN AND DATE OF BIRTH FROM 01 JUL 1955 TO 01 JAN 1951 DUE TO ERRONEOUSLY ENDORSED.VIDE AFFIDAVIT NO 38AB 275881 DATED 31/01/ 2025. CL- 036

I HAVE CHANGED MY NAME FROM ALEX RODRIGUES TO ALEIXO RODRIGUES AS PER DOCUMENTS. CL- 101

I HAVE CHANGED MY NAME FROM NAJARALI MOHAMEDBHAI KAROVOLIA TO NAZAR MOHMED KAROVLIYA AS PER DOCUMENTS. CL- 110

I HAVE CHANGED MY NAME FROM SULTANBHAI NAJARALI KAROVOLIA TO SULTAN NAZAR KAROVLIYA AS PER DOCUMENTS. CL- 201

I HAVE CHANGED MY NAME FROM AMINABEN NAJARALI KAROVOLIA TO AMINA NAZAR KAROVLIYA AS PER DOCUMENTS. CL- 210

I HAVE CHANGED MY NAME FROM SHAMIM SULTANBHAI KAROVOLIA TO SAMIM SULTAN KAROVLIYA AS PER DOCUMENTS. CL- 310

I HAVE CHANGED MY NAME FROM GEETA SURESH NAGPAL TO DIPIKA GIRISH DANDWANI VIDE MAHARASHTRA AFFIDAVIT 44AB 080916 DATED 04-MARCH2025.CL- 399

I HAVE CHANGED MY NAME FROM PRISCILLA JANE RODRIGUES TO PRISCILLA ALEIXO RODRIGUES AS PER DOCUMENTS. CL- 410

CHANGE OF NAME

I HAVE CHANGED MY NAME FROM PRIYA SHRINIVAS DESHPANDE TO PRIYA SRIVASTAVA AS PER ADHAR CARD [438353024110] AND MY ALL DOCUMENTS. CL- 501

I HAVE CHANGED MY NAME FROM HARSHVARDHAN SINGH RAO TO HARSHVARDHAN PUSHPENDRA SINGH RAO AS PER DOCUMENTS. CL- 601

I HAVE CHANGED MY NAME FROM VINJAL KUNWAR RAO TO VINJAL KUNWAR PUSHPENDRA SINGH RAO AS PER DOCUMENTS. CL- 610

I SHANTOSH SPOUSE OF GULJHARI LAL RESIDENCE OF VILLAGE ARDAWATA, TEH CHIRAWA, DIST JHUNJHUNU, STATE RAJASTHAN, PIN 333027, HAVE CHANGE MY NAME FROM SHANTOSH TO SANTOSH KUMARI VIDE AFFIDAVIT DATED 03 MAR 2025 BEFORE ADVOCATE AND NOTARY GOVIND RAM KHAJURIA UDHAMPUR (J&K) COURT. CL- 701

I RAKESH R/O EMP53 302 THAKUR VILLAGE KANDIVALI EAST MUMBAI CHANGED MY NAME TO RAKESH MALHAN FOR ALL PURPOSE. CL- 710

I HAVE CHANGED MY NAME FROM SANJAY PORWAL / SANJAYKUMAR M. PORWAL/ SANJAY MOTILAL PORWAL TO SANJAY BHAI MOTILAL GOYAL AS PER AADHAR NAME FOR ALL PURPOSE. AADHAR- 818606730733. ADDRESS - MARAMBALPADA, VIRAR WEST - 401303. CL- 801

I HAVE CHANGED MY NAME FROM PAYAL SANJAY PORWAL TO PAYAL SANJAY GOYAL AS PER AADHAR NAME FOR ALL PURPOSE AADHAR- 896258160081. ADDRESS MARAMBALPADA, VIRAR WEST 401303. CL- 810

I FAUJIA KHANAM / FAUJIA MASOOD ALI KHAN CHANGE MY NAME TO FAUJIA MASUD ALI KHAN AS PER GAZETTE NO. (M- 24170371) AND (M- 24169706). CL- 901

I HAVE CHANGED MY NAME FROM HUSEIN MAKKI MULLA DAWOOD MOHAMAD ALI MOHAMAD TO MUHAMMAD ALI MUHAMMAD HUSEIN MAKKI MULLA VIDE AADHAR CARD NUMBER 5251 8067 9445. CL- 910

THE NAME OF OUR SON MASTER SHIVAANSH APPEARING IN THE SCHOOL RECORDS IS BEING ALTERED MODIFIED AND REVISED AS MASTER SHIVAANSH GIRIDHAR POOJARI AS RECORDED IN THE BIRTH CERTIFICATE ISSUED BY THE HEALTH DEPARTMENT OF MUNICIPAL CORPORATION OF GREATER MUMBAI, GOVERNMENT OF M A H A R A S H T R A ON 23.01.2020 AND FURTHER DECLARE THAT HE IS ONE AND THE SAME PERSON. CL- 938

I HAVE CHANGED MY NAME FROM DHRITI SHAH TO DHRITI NINAL SHAH AS PER DOCUMENTS. CL- 999

नावात बदल

नाव आणि जन्मतारीख बदलणे

मी श्रीमती विजया पत्नी, क्रमांक २७६४१२८एल, माजी हवालदार रेवणकर विद्याधर, व्हीपीओ-कट्टा, तालुका मालवण, जिल्हा - सिंधुदुर्ग येथील रहिवासी, यांनी माझे नाव विजया वरून विजया विद्याधर रेवणकर असे बदलले आहे आणि जन्मतारीख ०१.०६.१९५३ आहे. ही शपथपत्र क्रमांक ११६३१२०२५ दिनांक ०३.०२.२०२५ रोजी मालवण येथील कार्यकारी दंडाधिकारी यांच्यासमोर सादर केली आहे. CL-401

मंगल हे नाव लागले होते. आर्मी नंबर - जे.सी ४६०६२९एच सुभेदार मेजर गजानन केदारी नांदिवडेकर ५ महाराष्ट्र गर्ल बटालियन एन.सी.सी. माझे नाव मंगल येवढे होते पण आता मला मंगल गजानन नांदिवडेकर असे पाहिजे. आधार कार्डनुसार नंबर ८८३५२७७१०३९० ॲफिडेव्हीट नंबर ४७एबी ९३१९८३ CL-301

जाहीर सूचना

सूचना घेण्यात यावी की, माझे अशील **मे. राजतारा व्हेंचर्स प्रायव्हेट लिमिटेड** यांना खालील परिशिष्टात नमूद कार्यालय व शेअर्स खरेदी करण्याची इच्छा आहे आणि मी विक्रेता **सौ. रेखा जगदीप ठडानी ऊर्फ रेखा गोबिंद मुखी** यांचे सदर कार्यालय आणि शेअर्सवरील नामाधिकाराची चौकशी करीत आहे. सदर विक्रेत्यांनी माझ्या अशिलास कळविले आहे की, सदर कार्यालय आणि सदर शेअर्सवर डेक्कन को-ऑपरेटिव्ह बँक लिमिटेड यांचा प्रभार/धारणाधिकार प्रलंबित आहे.
कोणीही व्यक्ती ज्यांचा वारसाहक्क, गहाण, कब्जा, विक्री, बक्षीस, भाडेपट्टा, धारणाधिकार, प्रभार, विश्वस्त, परवाना, देखभाल, सुविधाधिकार किंवा अन्य कोणत्याही मार्गाने सदर कार्यालय किंवा त्याच्या कोणत्याही भागावर किंवा त्या इमारतीच्या भूमीवर जिथे सदर कार्यालय स्थित आहे, असा कोणताही दावा असल्यास (डेक्कन को-ऑपरेटिव्ह बँक लिमिटेडच्या प्रभार वगळता) सदर सूचना प्रसिद्ध झाल्यापासून १४ (चौदा) दिवसांच्या आत खालील पत्यावर लेखी स्वरूपात कळविणे आवश्यक आहे: बी-४, ग्राउंड फ्लोर, राम कुंज स्मृती सीएचएस लि., राम मारुती रोड एक्स्टेन्शन, सिंधुदुर्ग हॉटेलच्या जवळ, दादर (प.), मुंबई - ४०००२८. कसूर केल्यास, अशा कोणत्याही दाव्याचा विचार केला जाणार नाही आणि व्यवहार अशा दाव्यांचा कोणताही संदर्भ न घेता पूर्ण केला जाईल आणि कोणताही दावा असल्यास तो सोडून दिला किंवा त्यागित झालेला असे मानण्यात येईल.

परिशिष्ट:

सदर कार्यालय क्र. ३/ए-१, चटई क्षेत्र २५८ चौ. फूट मोजमापाचे आणि एक स्वतंत्र शौचालय ब्लॉक अंदाजे २० चौ. फूट, तिसऱ्या मजल्यावर, कोर्ट चेंबर्स प्रिमायसेस को-ऑपरेटिव्ह सोसायटी लिमिटेड या सोसायटीच्या इमारतीमध्ये स्थित, ३५, न्यू मरीन लाईन्स, मुंबई - ४०००२०, मुंबई शहर जिल्ह्याच्या नोंदणी हद्दीत फोर्ट विभागातील कॅडस्ट्रल सर्व्हे क्र. १४२९ धारक जमिनीवर स्थित आहे. यासोबत: **(i) प्रत्येकी <५०/- चे ५ (पाच) पूर्ण भरणा झालेल्या शेअर्स, ज्यांचे वेगळे क्रमांक ८१ ते ८५ (दोन्ही मिळून) आहेत, हे शेअर प्रमाणपत्र क्र. १७ दिनांक १४ सप्टेंबर, १९७० अन्वये आहेत. (ii) प्रत्येकी <५०/- चे ३४ (चौतीस) पूर्ण भरणा झालेल्या शेअर्स, ज्यांचे वेगळे क्रमांक १७६२ ते १७९५ (दोन्ही मिळून) आहेत, हे शेअर प्रमाणपत्र क्र. ११७ दिनांक २९ जून, १९७४ अन्वये आहेत. (iii) कोर्ट चेंबर्स प्रिमायसेस को-ऑपरेटिव्ह सोसायटी लिमिटेड द्वारे <१८,१५०/- चा एक लोन स्टॉक बाँड, बाँड क्र. ११७ दिनांक २९ जून, १९७४ अन्वये जारी केलेला आहे.**

सही/-
ठिकाण: मुंबई **मिलिंद बी. टेंबे**
दिनांक: ०६/०३/२०२५ **वकील**

प्रपत्र क्र. १४ (रेग्युलेशन ३३(२) पहा)
रजि. ए/डी, दस्ती द्वारे न झाल्यास प्रकाशनाद्वारे

कर्ज वसुली न्यायाधिकरण, मुंबई (डीआरटी ३)
१ला मजला, एमटीएनएल टेलिफोन एक्सचेंज बिल्डिंग, सेक्टर-३०ए, वाशी, नवी मुंबई-४०० ७०३
आरपी क्र. २०६ सन २०२४
बँक ऑफ इंडिया
विरुद्ध
श्री. दीपक विठ्ठल शिंदे आणि इतर

मागणी सूचना

प्रति,
सीडी १. - श्री. दीपक विठ्ठल शिंदे
सीडी -२. सौ. प्रमिला दीपक शिंदे
दोघे या भागात राहतात : रूम क्र. ४, चाळ क्र.१८ बी, सह्याद्री बी नगर १, बिर्ला कॉलेज, आरटीओ कल्याण जवळ, जिल्हा ठाणे ४२१३०१
आणि येथे कार्यालय : नताशा इलेक्ट्रॉनिक ट्रेडर्स, आर/क्र. ४, १८/बी, सयाद्री नगर १, बिर्ला कॉलेज, कल्याण, जिल्हा ठाणे, महाराष्ट्र ४२१३०१
सीडी -२. श्री शिवाजी कंडप्पा बेले
येथे राहतात : एस.आर.पी. ग्रुप क्र. ५, २३/३ ३०० १ कार्टर, दौंड, पुणे महाराष्ट्र
याद्वारे अधिसूचित करण्यांत येते की, तुमच्याकडून **ओए क्र. ७७ सन २०१७** मध्ये सन्माननिय पीठासिन अधिकारी, **कर्ज वसूली न्यायाधिकरण-II**, मुंबई यांनी पारित केलेल्या आदेशाने जारी केलेल्या वसुली प्रमाणपत्रानुसार रु. **१३,१९,०५९.०४ (रुपये तेरा लाख ऐकोणीस हजार एकोणसाठ आणि चार पैसे मात्र)** तुमच्या विरोधात देय आहे
२. तुम्हाला याद्वारे ह्या सूचनेच्या प्राप्तीच्या **१५ दिवसांत** वरील रकम प्रदान करण्याचे निर्देश देण्यात येते आहेत, कसूर केल्यास, रिकव्हरी ऑफ डेब्टस ड्यु टु बँक्स अँड फायनान्शिअल इन्स्टिट्युशन्स अ‍ॅक्ट, १९९३ व त्या अंतर्गत बनवलेले नियम यांच्या अनुषंगाने वसुली केली जाईल.
३. तुम्हाला याद्वारे सुनावणीच्या पुढील तारखेस किंवा त्यापूर्वी तुमच्या मत्तांचे तपशील एका प्रतिज्ञापत्रावर घोषित करण्याचे आदेश देण्यांत येतात.
४. पुढील कार्यवाहीसाठी **०७/०४/२०२५ रोजी स. ११.०० वा.** निम्नस्वाक्षरीकारांसमोर हजर होण्याचे आदेश याद्वारे तुम्हाला देण्यात येतात.
५. वरील रकमे व्यतिरिक्त तुम्हाला खालील रकमा सुद्धा भराव्या लागतीलः
(ए) प्रमाणपत्र/निष्पादन प्रक्रियेच्या ह्या सूचनेनंतर तात्काळ सुरू होणाऱ्या कालावधी साठी देय असे व्याज
(बी) ही सूचना आणि वॉरंटस् च्या बजावणीच्या व थकबाकी रकमेच्या वसुलीकरिता केलेल्या अन्य सर्व उपाययोजनांच्या संबंधात आलेले सर्व खर्च, आकार आणि परिव्यय.
माझ्या हस्ते आणि न्यायाधिकरणाच्या शिक्क्याने ह्या **१०/०१/२०२५** रोजी दिले.

शिक्का
सही/-
(दीपा सुब्रमण्यम)
वसुली अधिकारी-I
कर्ज वसुली न्यायाधिकरण मुंबई (डीआरटी ३)

द इंडियन परफॉर्मिंग राईट सोसाइटी लिमिटेड

सीआईएन : U92140MH1969GAP014359
नोंदणीकृत कार्यालय : २०८, गोल्डेन चेंबर्स, न्यू अंधेरी लिंक रोड, अंधेरी (प.), मुंबई-४०० ०५३ **दूरभाष नं.:** ६९७२ ९९९९/४६०६ ७६५३
वेबसाइट : www.iprs.org **ई-मेल :** egm.response@iprs.org

सूचना

कंपनी कायदा २०१३, त्या अंतर्गत करण्यात आलेली नियमावलीमधील तरतूदी आणि भारत सरकारच्या कामकाज निगम मंत्रालयाद्वारे जारी करण्यात आलेल्या साधारण परिपत्रकांच्या अनुसार ह्याद्वारे सूचना देण्यात येत आहे की द इंडियन परफॉर्मिंग राईट सोसायटी लिमिटेड (द कंपनी) ची (२री/२०२४-२०२५) अतिरिक्त सर्वसाधारण सभा (ईजीएम) इस्कॉन ऑडिटोरियम, हरे कृष्ण लँड, हरे कृष्ण मंदिरापुढे, जुहू, मुंबई-४०००४९ येथे सोमवार, दि. ३१ मार्च २०२५ रोजी दुपारी ०२.०० वा. ईजीएम बोलाविण्याऱ्या सूचनेमध्ये नमूद करण्यात आलेल्या कामकाजावर विचारविनिमय करण्यासाठी आयोजित केली जाणार आहे.
कंपनी कायदा २०१३ मधील तरतूदी आणि एमसीए परिपत्राकांच्या अनुपालनार्थ ईजीएमची सूचना केवळ इलेक्ट्रॉनिक स्वरूपात अशा सभासदांना पाठवण्यात येईल, जांच्या ई-मेल आयडीची नोंद कंपनीकडे आहे. ईजीएमच्या सूचनेची प्रत्यक्ष प्रत कोणत्याही सभासदाला प्रत्यक्ष स्वरूपात पाठविण्यात येणार नाही. सभासदांनी कृपया नोंद घ्यावी की सूचनेची प्रत कंपनीचे संकेतस्थळ www.iprs.org आणि सीडीएसएलचे संकेतस्थळ https://www.evotingindia.com वर देखील उपलब्ध असेल.
ज्या सभासदांनी त्यांच्या ई-मेल आयडीची नोंदणी अद्याप कंपनीकडे केलेली नाही, त्यांना त्यांच्या ई-मेल आयडीची नोंद egm.response@iprs.org ह्या ई-मेल आयडीवर त्यांचे पूर्ण नाव, सभासद क्र. (आयपीआय क्र.), श्रेणी, मोबाईल क्र. आणि जर अन्य तपशील असल्यास त्यासह ई-मेल द्वारे कळवावा.

द इंडियन परफॉर्मिंग राईट सोसाइटी लिमिटेड करिता
सही/-
जावेद अख्तर
अध्यक्ष
स्थळ : मुंबई
दिनांक: ०५ मार्च २०२५ **डी आय एन: ००११२९८४**

Can Fin Homes Ltd
(Sponsor: CANARA BANK)
HOME LOANS • DEPOSITS
Translating Dreams into Reality

१०१, पहिला मजला, ओम सुप्रिम, इमारत, डी मार्ट जवळ, कल्याण (पश्चिम) ४२१३०१.
ईमेल: kalyan@canfinhomes.com
टेलि.:०२५१/२३०४०४०, ७६२५०७९२१८
सीआयएन क्र. एल८५११०केए१९८७पीएलसी००८६९९

मागणी सूचना

सिक्युरिटायझेशन अ‍ॅण्ड रिकन्स्ट्रक्शन ऑफ फायनान्शियल ॲसेटस् अ‍ॅण्ड एन्फोर्समेंट ऑफ सिक्युरिटी इंटरेस्ट अ‍ॅक्ट, २००२ (सरफैसी अ‍ॅक्ट) च्या कलम १३(२) सहवाचता सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) रुल्स, २००२ (रुल्स) च्या नियमय ३(१) अंतर्गत.

ज्याअर्थी निम्नस्वाक्षरीकारांनी कॅन फिन होम्स लि. चे प्राधिकृत अधिकारी म्हणुन सरफैसी अ‍ॅक्ट अंतर्गत आणि कलम १३(१२) सहवाचता नियम ३ अंतर्गत प्रदान केलेल्या अधिकाराचा वापर करुन खालील दिलेल्या तपशिलानुसार सूचना प्राप्त झाल्याच्या तारखेपासून ६० दिवसात सूचनेत नमुद केलेली रक्कम चुकती करण्यासाठी येथील खालील सूचीबध्द कर्जदार/हमीदार (यानंतर ''सदर कर्जदार'' असा उल्लेख) यांना बोलाविण्यासाठी सदर अ‍ॅक्टच्या कलम १३(२) अंतर्गत मागणी सूचना जारी केली होती.
सदर सूचना टपाल प्राधिकरणाद्वारे न बजावता परत आल्या/कर्जदारांनी त्यांची रीतसर पोचपावती केलेली नाही. त्यामुळे कंपनी मोठ्या प्रमाणात सावधगिरी बाळगून (रूल्स ३(१) च्या तरतुदींनुसार) मागणी सूचनेचे सदर प्रकाशन करत आहे. निम्नस्वाक्षरीकारांनी सदर अ‍ॅक्टनुसार सदर कर्जदारांच्या अंतिम ज्ञात पत्त्याच्या परिसरावर सदर सूचना चिटकवली आहे.
कर्जाच्या रितसर परताव्याकरिता खालील मत्ता या खालील तपशिलानुसार संबंधित पक्षकारांनी कंपनीकडे गहाण ठेवल्या आहेत.

अ. क्र.	कर्जदार/हमीदारांच्या नावासह पत्ता	मागणी सूचनेनुसार दावा रक्कम	तारण मत्तेचे वर्णन	एनपीएची तारीख
१	श्री. मारूती आनंद पाटिल (कर्जदार) रूम क्र. २९८३, केकेआर रोड, जीवन हिंदी शाळेजवळ, तुर्भे स्टोअर, नवी मुंबई, तुर्भे ४००७०३ आणि सौ. कविता मारूती पाटिल (सह-कर्जदार) रूम क्र. २९८३, केकेआर रोड, जीवन हिंदी शाळेजवळ, तुर्भे स्टोअर, नवी मुंबई, तुर्भे ४००७०३.	०५-०२-२०२५ रोजीस रु. ६,५०,४४८/- (रुपये सहा लाख पन्नास हजार चारशे अठ्ठेचाळीस मात्र)	फ्लॅट क्र. ००९, तळमजला, बिल्डिंग क्र. बी, स्वप्नपुर्ती रेसिडेन्सी, स.क्र. ५/१, बर्डी, कर्जत, रायगड, महाराष्ट्र, पिन कोड-४१०१०१. उत्तरेद्वारे : फ्लॅट क्र. ००८ दक्षिणेद्वारे: जीना पूर्वेद्वारे : अंतर्गत रोड पश्चिमेद्वारे : अंतर्गत भिंत	२९-०१-२०२५

* प्रदानाच्या तारखेपर्यंत वरील नमूद तारखेपासून संविदात्मक दराने पुढील व्याजासह देय.
तुम्हाला सदर सूचना प्रसिध्दी तारखेपासून ६० दिवसात त्यावरील व्याजाच्या संविदात्मक दराने वरील सदर रक्कम चुकती करण्यासाठी याद्वारे बोलाविण्यात येत आहे, कसूर केल्यास निम्नस्वाक्षरीकारांना वरील सदर तारणांची सक्तवसुली करण्यासाठी सरफैसी अ‍ॅक्ट अंतर्गत कार्यवाही सुरु करणे भाग पडेल. पुढे कर्जदार/हमीदारांचे लक्ष तारण मत्ता विमोचित करण्यासाठी उपलब्ध वेळेच्या संदर्भात अ‍ॅक्टच्या कलम १३(८) च्या तरतुदींकडे लक्ष वेधण्यात येत आहे.

सही/-
दिनांक : ०४.०३.२०२५ **प्राधिकृत अधिकारी**
ठिकाण : कल्याण **कॅन फिन होम्स लि.**

रजि. ए/डी/दस्ती/दारावर चिटकविणे/ढोल वाजविणे आणि/प्रसिध्दी/डीआरटीचा सूचना फलक

विक्री उद्‌घोषणा

वसुली अधिकारी-I यांचे कार्यालय
कर्ज वसुली न्यायाधिकरण क्र. १
वित्त मंत्रालय, भारत सरकार
२रा मजला, एमटीएनएल भवन, स्ट्रॅण्ड रोड, कुलाबा मार्केट, मुंबई - ४००००५
नि.क्र. १०

आर. पी. क्र. ९७ सन २०१४ **दिनांक: ०४.०३.२०२५**

रिकव्हरी ऑफ डेब्टस् ड्यु टू बँक अ‍ॅण्ड फायनान्शिअल इन्स्टिट्युशन्स अ‍ॅक्ट, १९९३ सहवाचता आयकर अधिनियम,१९६१ च्या दुसऱ्या परिशिष्टाच्या नियम ३८, ५२(२) अन्वये विक्रीची उद्‌घोषणा

स्टेट बँक ऑफ इंडिया ....**प्रमाणपत्र धारक**
विरुध्द
श्री. विनित लहु पांचाळ ....**प्रमाणपत्र कर्जदार**

प्रति,
श्री. विनित लहु पांचाळ:- फ्लॅट क्र. सी-४०३, बी विंग, ओमकार ऑर्चिड सीएचएस, प्लॉट क्र. ६६, सेक्टर-२०, कामोठे, नवी मुंबई-४१०२०९.
येथे सुध्दा: फ्लॅट क्र. एफ-३, तळ मजला, **पलावा कासा क्लेरा,** ई-१, कल्याण शीळ रोड, गाव खोनी, डोंबिवली पूर्व, तालुका कल्याण, जिल्हा ठाणे ४२१२०४.
येथे सुध्दा : पोर्टल एन्फोसिस प्रा. लि., टुडे एम्पायर, दुकान क्र. ०९, गोदरेज कॉलिशियम ३०१, सी-विंग, ३रा मजला, एव्हराड नगर, सायन पूर्व, मुंबई ४०००२२.
ज्याअर्थी सन्माननीय पीठासिन अधिकारी, कर्ज वसुली न्यायाधिकरण क्र. १, मुंबई यांनी **सन्माननीय पिठासीन अधिकारी, कर्ज वसुली न्यायाधिकरण-१, मुंबई द्वारे टी.ओ.ए. क्र. १८/२०२३** मधील वसुली प्रमाणपत्र काढले आणि अर्जदार वसुली प्रमाणपत्रानुसार पुढील व्याज आणि खर्चासह एकत्रित वसुलीयोग्य अशा खर्च आणि मासिक आधारे ७.२५% दराने पुढील व्याज आणि दंड व्याजासह **रु. ६५,२६,१३७.०२/- (रुपये पासष्ट लाख सव्वीस हजार एकशे सदतीस आणि पैसे दोन मात्र)** च्या रकमेच्या हक्कदार आहेत.
आणि ज्याअर्थी निम्नस्वाक्षरीकारांनी सदर प्रमाणपत्राच्या पूर्ततेसाठी खालील परिशिष्टात वर्णन केलेली मिळकत विकण्याचे आदेश दिले .
आणि ज्याअर्थी प्रक कडुन वसुली आणि/किंवा प्रदानापर्यंत अर्ज दाखल झाल्याच्या तारखेपासून थकीत खर्च आणि पुढील व्याजासह एकत्रित वसुलीयोग्य अशी खर्च आणि मासिक आधारे ७.२५% दराने पुढील व्याज आणि दंड व्याजासह **रु. ६५,२६,१३७.०२/- (रुपये पासष्ट लाख सव्वीस हजार एकशे सदतीस आणि पैसे दोन मात्र)** ची रक्कम त्यावरील खर्च आणि व्याजासह थकीत आहे.
याद्वारे सूचना देण्यात येते की, जर पुढे ढकलण्याचा कोणताही आदेश नसल्यास, सदर मिळकत **०९.०४.२०२५ रोजी दु. २.०० ते सायं. ४.०० दरम्यान** (आवश्यक असल्यास बंद होण्यापूर्वी शेवटच्या ५ मिनिटात बोली केल्यास आपोआप विस्तार खंडासह) ई-लिलावाने विकली जाईल आणि बोली **मे. सी-१ इंडिया प्रा. लि. ची वेबसाईट https://www.bankauction.com** मार्फत ''ऑनलाईन इलेक्ट्रॉनिक बोली'' मार्फत करण्यात येईल. **संपर्क व्यक्ती श्री. भाविक पांड्या, मोबाईल क्र. ८८६६६८२९३७, ईमेल: Maharashtra@c1india.com. आणि Gujarat@c1india.com. पुढील तपशिलकरिता संपर्क:- श्री. रामभाऊ के. तक्तेवाले, मुख्य व्यवस्थापक, मोबा. ९८८१३६५०८७.**
खालील परिशिष्टात वर्णन केल्याप्रमाणे उपरिनामित प्रतिवादींच्या मिळकतीची विक्री आणि सदर मिळकतीशी निगडित दायित्वे आणि दावे, जो पर्यंत ते सुनिश्चित केले आहेत, ते प्रत्येक संचासमोर परिशिष्टात विनिर्दिष्ट केले आहेत.
खालील परिशिष्टात वर्णन केल्याप्रमाणे उपरिनामित प्रतिवादींच्या मिळकतीची विक्री आणि सदर मिळकतीशी निगडित दायित्वे आणि दावे, जो पर्यंत ते सुनिश्चित केले आहेत, ते प्रत्येक संचासमोर परिशिष्टांत विनिर्दिष्ट केले आहेत. परिशिष्टांत विनिर्दिष्ट केलेल्या संचांमधील विक्रीसाठी मिळकत ठेवली जाईल. जर, मिळकतीच्या एखाद्या हिश्श्याच्या विक्रीतून रोकड झालेल्या रकमेतून देणे भागले तर, उर्वरित बाबतीत विक्री ताबडतोब थांबवली जाईल. जर, विक्री घेणाऱ्या अधिकाऱ्यांकडे सदर प्रमाणपत्रातील थकबाकी, व्याज, खर्च (विक्रीच्या खर्चासह) कोणत्याही संचाच्या विक्रीआधी जमा केली किंवा त्यांना पटेल असे प्रमाणपत्रातील रक्कम, व्याज व खर्च निम्नस्वाक्षरीकारांकडे प्रदान केल्याचे पुरावे सादर केले तर ती विक्री देखील थांबविण्यात येईल. विक्रीशी संबंधित कोणतीही कृती करणारे कोणतेही अधिकारी किंवा अन्य व्यक्ती थेट किंवा अप्रत्यक्षपणे विकावयाच्या मिळकतीसाठी बोली, संपादन किंवा कोणतेही हितसंबंध संपादित करू शकणार नाहीत. विक्री आयकर अधिनियम, १९६१ च्या दुसऱ्या परिशिष्टात विहित अटी आणि त्याअंतर्गतचे नियम आणि खालील शर्तींच्या अधीन होईल.
१. जोडलेल्या परिशिष्टांतील विनिर्दिष्ट तपशील हे निम्नस्वाक्षरीकारांच्या सर्वोत्तम माहितीप्रमाणे दिले आहेत, परंतु ह्या उद्‌घोषणेमधील कोणत्याही त्रुटी, गैर-विधाने किंवा उणिवांसाठी निम्नस्वाक्षरीकार उत्तर देण्यास बांधील नसतील.
२. खालील तपशिलानुसार मत्तेचा लिलावः

संच क्र.	मिळकतीचे वर्णन	निरिक्षणाची तारीख	राखीव किंमत	इअर रक्कम	बोली वाढविणे
१	फ्लॅट क्र. एफ-३, तळ मजला, पलावा कासा क्लेरा, ई-१, कल्याण शीळ रोड, गाव खोनी, डोंबिवली पूर्व, तालुका कल्याण, जिल्हा ठाणे ४२१२०४.	२५.०३.२०२५	रु. ६०,००,०००/-	रु. ६,००,०००/-	रु. ५०,०००/-

३. सर्वोच्च बोलीदारांना तेव्हाच कोणत्याही संचाचे खरेदीदार म्हणून घोषित केले जाईल. हे सर्वस्वी निम्नस्वाक्षरीकारांच्या मर्जीवर अवलंबून असेल की, जेव्हा सरळ सरळ दिसते आहे की, देऊ केलेली किंमत अपुरी आहे तेव्हा ती करणे अव्यवहार्य आहे अशा वेळी सर्वोच्च बोली नाकारायची/स्वीकारायची.
४. तमाम जनतेकडून याद्वारे सदर ई-लिलावात बोली मागविण्यात येत आहेत. ऑनलाईन प्रस्तावासह संचानुसार इअर रक्कम ही मुंबई येथील प्रमाणपत्र धारक बँकेच्या **पेमेंट खाते क्र. ३१०४६७८४७७४, स्टेट बँक ऑफ इंडिया, शाखा: चर्चगेट शाखा, आयएफएससी कोड क्र. SBIN0001821** मध्ये आरटीजीएस/एनईएफटीने जमा करावी. टॅन/पॅन कार्ड आणि पत्त्याच्या पुराव्याची स्वसाक्षांकित प्रत ऑनलाईन प्रस्तावासह अपलोड करावी. एकापेक्षा अधिक मिळकतीकरिता प्रस्ताव वेगवेगळे करावेत. इअर आणि अन्य माहिती/तपशिलांसह ऑनलाईन प्रस्ताव सादर करण्यासाठी अंतिम तारीख आहे **०७/०४/२०२५ रोजी सं. ४.३० पर्यंत.** मिळकतींचे प्रत्यक्ष निरीक्षण प्रत्यक्ष ठिकाणी **२५/०३/२०२५ रोजी स. ११.०० ते सायं. ४.०० मध्ये करता येईल.**
५. पॅन कार्ड, पत्ता पुरावा व ओळख पुरावा, ई-मेल आयडी, मोबाईल क्र. ची प्रत व जर ते स्वत:च्या वतीने किंवा त्यांच्या मुख्यांच्या वतीने बोली लावत असतील तर, नंतरच्या बाबतीत त्यांनी, त्यांची प्राधिकृती जमा केली पाहिजे, कसूर केली तर बोली फेटाळली जाईल. कंपनीच्या बाबतीत कंपनीच्या संचालक मंडळ सदस्यांनी पारित केलेल्या ठरावाची प्रत किंवा कंपनीच्या प्रतिनिधीत्व/मुखत्यारपणाची पुष्टी करणारा अन्य दस्तावेज सादर करून अशा जमा करण्याची पावती/प्रती पोच सदर सेवा पुरवठादार किंवा प्र.धा. बँकेकडे ई-मेल किंवा अन्य प्रकारे सदर तारखेपर्यंत पोहोचले पाहिजे आणि त्याची हार्ड कॉपी **०७/०४/२०२५ रोजी सायं.** ४.३० पर्यंत वसुली अधिकारी-I, डीआरटी-I, मुंबई कडे सादर करावी. कसूर केल्यास बोली विचारात घेतली जाणार नाही.
६. यशस्वी बोलीदारांना इ.अ.र. समायोजित करून त्यांच्या अंतिम बोली रकमेची २५% रक्कम पुढील दिवशी म्हणजेच सं. ४.३० पर्यंत **वरील परि.-४** प्रमाणे सदर खात्यात भरावी लागेल.
७. खरेदीदारांनी अंतिम बोली रकमेची ७५% उर्वरित रक्कम मिळकतीच्या विक्रीच्या तारखेपासून १५ व्या दिवशी किंवा त्यापूर्वी, जर १५ वा दिवस रविवार किंवा अन्य सुट्टीचा दिवस असेल तर १५ व्या दिवसानंतर पहिल्या कार्यालयीन कामाच्या दिवशी वरील परिच्छेद ४ मध्ये दिलेल्या पद्धतीने प्रदान करावी. वरील व्यतिरिक्त, खरेदीदारांना रजिस्ट्रार, डीआरटी-१, मुंबईच्या नावातील डीडीमार्फत रु. १,०००/- च्या रकमेपेक्षा जास्त १% दराने व रु. १,०००/- पर्यंत २% दराने प्रबंधक, डीआरटी-I यांच्याकडे पाऊंडेज फी देखील जमा करावी लागेल. विहित मुदतीत प्रदानात कसूर केल्यास, विक्री खर्च बाजूला केल्यावर जमा रक्कम निम्नस्वाक्षरीकारांना वाटल्यास सरकारकडे जप्त केली जाईल आणि कसूरदार खरेदीदारांना मिळकतीमधील किंवा नंतर ती ज्या रकमेस विकली जाईल त्यातील कोणत्याही हिश्श्यामधील दावे त्यागावे लागतील. विक्रीची नव्याने उद्‌घोषणा जारी करून मिळकतीची पुनर्विक्री केली जाईल. पुढे खरेदीदाराने अंतिम बोली किंमत आणि त्यानंतर विकली जाईल ती किंमत यामध्ये फरक असल्यास तो भरुन देणे बंधनकारक आहे.
अयशस्वी बोलिदारांची इअर लिलाव संपल्यावर संबंधित बँकेद्वारे अशा बोलीदारांनी दिलेल्या खाते क्रमांकावर परत करण्यात येईल.
मिळकत ''जसे आहे जेथे आहे तत्त्वाने'' आणि ''जे आहे जसे आहे'' विकली जाईल.
कोणतेही कारण न देता अवास्तव वाटलेल्या सर्व किंवा कोणत्याही बोली स्वीकारणे किंवा फेटाळणे किंवा कोणत्याही समयी लिलाव पुढे ढकलण्याचे अधिकार निम्नस्वाक्षकारांनी राखून ठेवलेले आहेत.

संच क्र.	जेथे मिळकत कसूरवार व्यक्तीच्या मालकीची असेल तेथे सह-मालकांच्या व सह-मालक म्हणून अन्य कोणत्याही व्यक्तीच्या नावांसह विकावयाच्या मिळकतीचे वर्णन	मिळकत किंवा तिच्या कोणत्याही हिश्श्यावर निर्धारित महसूल	मिळकत ज्यास बांधील आहे अशा अन्य कोणत्याही भारांचे तपशील	मिळकतीवर करण्यात आलेले कोणतेही दावे आणि त्यांच्या स्वरुप व मूल्याबाबत अन्य कोणतेही ज्ञात तपशील
१	२	३	४	५
१	फ्लॅट क्र. एफ-३, तळ मजला, पलावा कासा क्लेरा, ई-१, कल्याण शीळ रोड, गाव खोनी, डोंबिवली पूर्व, तालुका कल्याण, जिल्हा ठाणे ४२१२०४.	उपलब्ध नाही	निर्धारित मिळकत	माहित नाही

सदर ४ मार्च, २०२५ रोजी मुंबई येथे माझ्या हस्ते आणि शिक्क्याने दिले.

सही/-
(महेश कुमार),
वसुली अधिकारी, डीआरटी-१, मुंबई

जाहीर नोटीस

ह्या नोटीसीद्वारे तमाम जनतेस कळविण्यात येते की, गाव मौजे खरीवली तर्फे कोहोज ता. वाडा येथील १) सर्व्हे नं. ४०, हिस्सा नं. १, क्षेत्र ०-७३-० (हे.आर., अधिक पोटखराबा ०-७१-०, आकार ०-३५ (रु. पैसे), २) सर्व्हे नं. ४०, हिस्सा नं. १/१, क्षेत्र २-८०-० (हे.आर.), आकार १-३४ (रु. पैसे), एकूण ४-२४-० (यापुढे संक्षिप्ततेसाठी "सदर मिळकत" असे संबोधण्यात आलेले आहे) सदर मिळकत श्री. दिलीप नटवरलाल वोरा, राहणार - ५०१, श्री. लकुलेश केनल रोड, टी पी १३, तिवारी बंगलो जवळ, वाडोदरा, गुजरात ३९००२४ यांच्या मालकी कब्जेवहिवाटीची असून त्यांनी सदर मिळकत आमचे अशिलास कायमस्वरुपी विकत देण्याचे ठरविले आहे. तरीही, सदर मिळकतीबाबत कोणत्याही स्वरुपाची हरकत, अधिकार, वहिवाट, शेअर, विक्री, गहाण, लिज, परवाना, बक्षिस, कब्जा, बोजा असल्यास तसे लेखी योग्य त्या पुराव्यासकट खाली नमूद केलेल्या पत्त्यावर आजपासून १४ दिवसाचे आत कळवावे. अन्यथा आपला काहीही हक्क नाही व तो असल्यास आपण सोडला आहे असे समजून व्यवहार पूर्ण करण्यात येईल याची कृपया नोंद घ्यावी.

अशीलाकरीता,
ॲड. एम. एस. रॉड्रीग्ज
५/११७ दिवाण टॉवर, वसई रोड (प), ता. वसई.

जाहीर सूचना

माझ्या अशीलांच्या वतीने याद्वारे सूचना देण्यात येते की, मी ताडदेव विभागाच्या सी.एस. क्र. ३८६ धारक जमिन वर उभी साने गुरुजी मार्ग, ताडदेव, मुंबई-४०० ०३४ येथे स्थित वेलिंग्डन व्ह्यु ओनर्स को-ऑपरेटिव्ह हाऊसिंग सोसायटी लिमिटेड मधील ४थ्या मजल्यावरील निवासी फ्लॅट क्र. ४-ई, मोजमापित ७०९ चौ.फूट्स चटई क्षेत्र साठी सौ. निशा शैलेश सेठ यांचे नामाधिकार तपासत आहे.
सर्व व्यक्ती, ज्यांना वरील नमूद परिसराच्या संदर्भात कोणताही दावा जसे की, विक्री, अदलाबदल, गहाण, प्रभार, बक्षीस, विश्वस्त, मुनिमेंट, वारसाहक्क, ताबा, भाडेपट्टा, धारणाधिकार किंवा अन्यकाही दावे असल्यास सदर ज्ञात लिखित त्यांनी सदर निम्नस्वाक्षरीकारांना २रा मजला, मंत्री बिल्डिंग, लेन्सकार्ट च्यावर, गिरगाव चर्च समोर, गिरगाव, मुंबई-४०० ००४ येथे या सूचनेच्या १५ दिवसांच्या आत कळविणे आवश्यक आहे, कसूर केल्यास, तशा व्यक्तींचे सर्व तसे दावे असल्यास, ते त्यागित आणि/किंवा परित्यागित समजले जातील.

मुकेश जैन
दिनांक ६ मार्च, २०२५. वकील

जाहीर सूचना

तमाम जनतेला सूचना देण्यात येते की, **मे. पुष्पक इंटरनॅशनल, एक मालकी हक्क कंपनी, जी मालक श्री. सुरेश ओंकारलाल जैन** (यापुढे **''मालक''** म्हणून संदर्भित) यांच्या मार्फत कार्यरत आहे, यांनी खालील परिशिष्टामध्ये नमूद केलेली मालमत्ता माझ्या अशिलांना विक्री करण्यास सहमती दर्शविली आहे.
कोणत्याही व्यक्तीस, जसे की कोणतीही वैयक्तिक व्यक्ती, हिंदू अविभक्त कुटुंब, कंपनी, बँक, वित्तीय संस्था, बिगर-बँकिंग वित्तीय संस्था, संस्था, व्यक्तींचे संघटन, समुह (नोंदणीकृत अथवा नोंदणीकृत नसलेले), कर्जदाता आणि/किंवा धनको, यांना जर खालील मालमत्ता किंवा तिच्या कोणत्याही भागावर वारसाहक्क, हिस्सा, विक्री, समजोत्याचे ज्ञापन, अदलाबदल, गहाण, तारण, प्रभार, भेट, विश्वस्त, उत्तराधिकार, वारसाहक्क, कब्जा, भाडेपट्टा, भाडेकरू हक्क, देखभाल, सुविधाधिकार, परवाना, इच्छापत्र, भागिदारी, अभिहस्तांकन, धारणाधिकार, जप्ती, विकास हक्क, मार्गाचा हक्क, प्रलंबित वाद, आरक्षण, करार किंवा कोणताही दायित्व, बांधिलकी किंवा कोणतीही इतर मागणी या स्वरूपात काहीही हक्क, नामाधिकार किंवा दावा असल्यास, त्यांना ही सूचना प्रसिद्ध झाल्याच्या तारखेपासून १५ (पंधरा) दिवसांच्या आत, निम्नस्वाक्षरीकारांना मूळ कागदपत्रांसह लेखी स्वरूपात खालील पत्त्यावर कळविणे आवश्यक आहे. अन्यथा, असे दावे किंवा हक्क, काही असल्यास, त्यागित आणि/किंवा परित्यागित करण्यात आल्याचे समजण्यात येईल आणि अशा दाव्यांचा कोणताही संदर्भ न घेता व्यवहार पूर्ण केला जाईल.

वरील संदर्भित परिशिष्ट:
मुंबई उपनगराच्या नोंदणी जिल्हा आणि उपजिल्ह्यात गाव मोहिली, अंधेरी-कुर्ला रोड, सफेद पूल, साकीनाका, मुंबई - ४०० ०७२ चा सी. टी. एस. क्र. ७६२, ७६३/१, ७६३/२, ७६३/३, ७६४, ८०२, ८०३, ८०४, ८०५, ८०६ आणि ८०७ धारक जमिनीच्या त्या सर्व भाग आणि विभागांवर स्थित ''नंदज्योत इंडस्ट्रियल प्रिमाइसेस को-ऑपरेटिव्ह सोसायटी लिमिटेड'' म्हणून ज्ञात इमारतीच्या तळ मजल्यावर औद्योगिक युनिट/गाळा क्र. ७, बी-विंगमध्ये, मोजमापित ९९२ चौ. फू. चटई क्षेत्र सह सदर युनिट/गाळ्यासाठी जारी केलेल्या शेअर प्रमाणपत्र क्र. २९२ अंतर्गत विभिन्न शेअर क्र. ३३१ ते ३३५ चे ५ (पाच) शेअर्स.
दिनांकित ०६ मार्च, २०२५
(वकील ब्रजेश एस. तिवारी)
मोबाईल: ९८१९११९११०
२२, मोनार्क मॅनर बिल्डिंग, ९० फूट रोड, साकीनाका, मुंबई - ४०० ०७२.

मुंबई येथील लघु वाद न्यायालयातील
एल.ई. वाद क्र. ५२/६१ सन २०१२
मधील
निष्पादन अर्ज क्र. ४६८ सन २०२३
मधील
निशाणी-२१
मधील
पुनरिक्षण अर्ज क्र. - सन २०२४
मधील
मर्जी अर्ज क्र. २४२ सन २०२४
(विलंब क्षमापित करण्यासाठी)

सौ. फौझीया अली इसराल खान
वय: ३५ वर्षे, पेशा: गृहिणी,
रा.- ॲटीक फ्लोर, १ ला मजला,
मुगल बिल्डिंग, ४९/५१,
चिंच बंदर रोड, मुंबई-४००००९. ... अर्जदार

विरुध्द

१. श्री. फिरोझ उस्मान ताई
वय: ३९ वर्षे, पेशा: व्यवसाय
२. सौ. अल्ला राखी उस्मान ताई
वय: ६१, वर्षे, पेशा: गृहिणी,
दोघे - प्रौढ, भारती रहीवासी, ...वादी/हुकुम धारक
रा.- १ला मजला, मुगल
बिल्डिंग, १४९/५१, चिंचबंदर
रोड, मुंबई-४००००९. ...वादी/हुकुम धारक
३. श्री. अली इसरार खान,
वय: ३५ वर्षे, पेशा: व्यवसाय,
रा.- ११०४, टी-२, गोजरेज
प्राईम रोल कॉलनी, चेंबूर,
मुंबई-४०००७१
... प्रतिवादी/न्यायनिर्णित कर्जदार

प्रति,
उपरिनामित उत्तरवादी क्र. ३ (मूळ प्रतिवादी/न्यायनिर्णित कर्जदार),
ज्याअर्थी, उपरिनामित अर्जदारांनी वादी/हुकूम धारक आणि प्रतिवादी/न्यायनिर्णित कर्जदार यांच्या विरुध्द एल.ई. वाद क्र. ५२/६१ सन २०१२ मधील निष्पादन अर्ज क्र. ४६८ सन २०२३ मधील निशाणी २१ मधील पुनरिक्षण अर्ज क्र. - सन २०२४ मधील मर्जी अर्ज क्र. २४२ सन २०२४ (विलंब क्षमापित होण्यासाठी) हा १८ ऑक्टोबर, २०२४ दिनांकित अर्ज काढला आणि त्यात विनंती केली की, ह्या नामदार न्यायालयाने कृपा करून न्यायाच्या हितार्थ आणि सदभावनेने विद्यमान मर्जी अर्ज दाखल करण्यात झालेला १६ दिवसांचा विलंब माफ करावा आणि सदर अर्जात विनंती केलेल्या अशा अन्य आणि पुढील अनुतोषांसाठी.
तुम्हाला याद्वारे अर्जाविरुध्द कारणे दाखविण्यासाठी **७ मार्च, २०२४ रोजी स. ११.०० वा.** व्यक्तीश: किंवा रितसर निर्देश दिलेल्या प्राधिकृत वकिलामार्फत न्यायालय खोली क्र. ३, ३ रा मजला, जुनी इमारत, लघु वाद न्यायालय, लोकमान्य टीळक मार्ग, मुंबई-४००००२ मधील पीठासिन सन्माननीय न्यायाधिशांसमोर हजर होण्याची ताकीद देण्यात येते, कसूर केल्यास, सदर अर्जावर एकतर्फे सुनावणी होऊन निकाल दिला जाईल.
तुम्हाला सदर अर्जाची प्रत ह्या न्यायालयाच्या न्यायालय खोली क्र. ३ मधून मिळू शकेल.

न्यायालयाच्या शिक्क्याने ह्या २३ जानेवारी, २०२५ रोजी दिले
शिक्का
सही/-
प्रबंधक

जाहीर सूचना

सूचना याद्वारे सर्व संबंधित व्यक्तींना कळविण्यात येते की खालील मूळ मिळकतीसंबंधीचे करारपत्रे गहाळ झाली आहेत: **१) श्री. शांताराम भट आणि इतर (बिल्डर्स)** आणि **सौ. सत्यभामा व्ही. चाचड (खरेदीदार)** यांच्यातील करार दिनांक १७ ऑगस्ट १९६८. **२) सौ. सत्यभामा व्ही. चाचड आणि सौ. उमा नतेश पिटले (विक्रीदार) आणि सौ. संगीता मुरली गावलानी (खरेदीदार)** यांच्यातील करार दिनांक १० जानेवारी १९८९. वरील करारपत्रे फ्लॅट क्रमांक -१०, भूतल, -विंग, नूतन नगर प्रिमायसेस को.ऑप. सोसायटी लि., गुरुनानक रोड, वांद्रे (प.), मुंबई - ४०००५० या मिळकतीसंदर्भात आहेत. वरील दोन मूळ करारपत्रे हरवली असून, कोणास ती सापडल्यास कृपया खालील पत्त्यावर ७ (सात) दिवसांच्या आत कळवावे:

सही/-
अमर मोहन मखीजा
पत्ता: /३, प्रयास, १८ वी रोड, खार (प.), मुंबई - ४०००५२.
मोबाईल क्रमांक: ८१०८९८६६६६
ठिकाण: मुंबई दिनांक: ०६ मार्च २०२५

प्रपत्र क्र. १५२

(नियम ३१५ पहा)
सभासदांचे (किंवा धनकोंचे) स्वेच्छा समापन कलम ५१६ ला अनुसरुन परिसमापकांच्या नियुक्तीची सूचना

कंपनीचे नाव: **अलियांस बर्नस्टिन इन्व्हेस्टमेंट रिसर्च अ‍ॅण्ड मॅनेजमेंट (इंडिया) प्रायव्हेट**
व्यवसायाचे स्वरुप: इन्व्हेस्टमेंट अ‍ॅडव्हायझरी सर्व्हिसेस, बिझनेस सपोर्ट सर्व्हिसेस, मार्केटिंग सर्व्हिसेस, प्लेसमेंट ऑफ फंड, प्लेसमेंट ऑफ सिक्युरिटीज, प्रोजेक्ट काऊंसलिंग अ‍ॅण्ड अ‍ॅडव्हयझरी सर्व्हिसेस, सर्व प्रकारच्या इन्फॉर्मेशन सर्व्हिसेस, अ‍ॅडव्हायझरी ट्रेनिंग अ‍ॅण्ड कन्सल्टन्सी सर्व्हिसेस पुरविणे
द्वारे सादर : जिग्ना दोशी (सह-परिसमापक)
प्रति,
कंपनी निबंधक,
एव्हरेस्ट, ५वा मजला, १०० मरिन ड्राईव्ह, मुंबई, महाराष्ट्र- ४००००२.
मी, जिग्ना दोशी, अलियांस बर्नस्टिन इन्व्हेस्टमेंट रिसर्च अ‍ॅण्ड मॅनेजमेंट (इंडिया) प्रायव्हेट लिमिटेडची सह-परिसमापक, राहणार फ्लॅट क्र. २०२, बिल्डिंग क्रमांक २०, संस्कृती, ९० फूट रोड, सेंट लॉरेन्स स्कूल समोर, ठाकूर कॉम्प्लेक्स, कांदिवली पूर्व, मुंबई-४००१०१, महाराष्ट्र, भारत येथे याद्वारे सूचना देत आहे की, मी ०५ मार्च, २०२५ पासून परिणामांसह अलियांस बर्नस्टिन इन्व्हेस्टमेंट रिसर्च अ‍ॅण्ड मॅनेजमेंट (इंडिया) प्रायव्हेट लिमिटेडची सह-परिसमापक म्हणुन राजिनामा दिला आहे.
दिनांक ०५ मार्च, २०२५

सही/-
जिग्ना दोशी

जाहीर सूचना

याद्वारे सर्व संबंधित व्यक्तींना, तसेच वास्तविक रहिवासी, पर्यावरण समूह, स्वयंसेवी संस्था () आणि इतर संबंधित घटकांना सूचित करण्यात येते की, एक्स्पर्ट ॲप्रायझल कमिटी (इन्फ्रा-२) च्या सदस्य सचिवांनी (यापुढे '' (-२)'' म्हणून संदर्भित) मे. अल्केमी डेव्हलपर्स प्रायव्हेट लिमिटेड यांना पर्यावरणीय मंजुरी प्रदान केली आहे. मे. अल्केमी डेव्हलपर्स प्रायव्हेट लिमिटेड यांचे कार्यालय ग्राउंड फ्लोर, ७, कृष्ण कुंज, एस. व्ही. रोड, मालाड (प.), मुंबई, मुंबई उपनगर, महाराष्ट्र - ४०००६४ येथे स्थित आहे. सदर मंजुरी योजना क्र. १, योजना क्र. २, योजना क्र. ३ आणि योजना क्र. ४ या पुनर्वसन प्रकल्पांसाठी प्रदान करण्यात आली आहे. पर्यावरणीय मंजुरी मिळालेल्या योजना आणि भूखंडांचा तपशील: योजना क्र. १ सदर योजना ''न्यू शिवाजी नगर ()'' साठी आहे आणि खालील भूखंडांवर उभारली जाईल: सी.टी.एस. क्र. ६१२ (अंशतः), ६१३ (अंशतः), ६१४, ६१५, ६१६, ६१७, ६१८, ६२० (अंशतः), ६२०३ (अंशतः), ६२०२१२ (अंशतः) आणि ६९९ (अंशतः), गाव मालाड (पूर्व), जनरल अरुणकुमार वैद्य मार्ग, गोकुळधाम, गोरेगाव (पूर्व), मुंबई. योजना क्र. २ सदर योजना ''श्री जाडे बसलिंगेश्वर स्वामी ()'' साठी आहे आणि खालील भूखंडांवर उभारली जाईल: सी.टी.एस. क्र. ६१२ (अंशतः), ६१३ (अंशतः) आणि ६९९ (अंशतः), गाव मालाड (पूर्व), जनरल अरुणकुमार वैद्य मार्ग, गोकुळधाम, गोरेगाव (पूर्व), मुंबई. योजना क्र. ३ सदर योजना ''विजय भाग्यलक्ष्मी ()'' साठी आहे आणि खालील भूखंडांवर उभारली जाईल: सी.टी.एस. क्र. १० (अंशतः) आणि ६९९ (अंशतः), गाव मालाड (पूर्व), तालुका बोरिवली, गोकुळधाम, जनरल अरुणकुमार वैद्य मार्ग, गोरेगाव (पूर्व), मुंबई - ४०००६३. योजना क्र. ४ सदर योजना ''हाजी मोहम्मद शरीफ ()'' साठी आहे आणि खालील भूखंडांवर उभारली जाईल: सी.टी.एस. क्र. ६१७ (अंशतः), ६२०३ (अंशतः) आणि ६९९ (अंशत), गाव मालाड (पूर्व), मुंबई. पर्यावरण मंजुरी क्रमांक: ईसी आयडेंटिफिकेशन क्रमांक: ईसी२४बी३८१२एमएच ५८३०५५८एन फाइल क्रमांक: २१-४२/२०२४-. मंजुरी दिनांक: २१/०८/२०२४. सदर पर्यावरणीय मंजुरीबाबत अधिक माहिती परिवेश पोर्टल (:https://parivesh.nic.in) वर उपलब्ध आहे, तसेच पर्यावरण आणि वन मंत्रालयाच्या अधिकृत संकेतस्थळावर देखील पाहता येईल.

संपर्क माहिती:
मे. अल्केमी डेव्हलपर्स प्रायव्हेट लिमिटेड
ग्राउंड फ्लोर, ७, कृष्ण कुंज, एस. व्ही. रोड, मालाड (प.), मुंबई, मुंबई उपनगर, महाराष्ट्र - ४०००६४.

जाहीर सूचना

तमाम जनतेला सूचना देण्यात येते की, आम्ही **(१) श्री. सिद्धार्थ अशोक खेमानी आणि (२) सौ. रचना अशोक खेमानी** यांच्या सदर मिळकतीच्या नामाधिकाराचा तपास करीत आहोत, सदर मिळकत म्हणजे फ्लॅट क्र. ६१, अंदाजे १८६५ चौ. फू. चटई क्षेत्र, सहाव्या मजल्यावरील, ''विजय दीप'' या इमारतीमध्ये स्थित असलेला, प्लॉट क्र. ३१, रिज रोड, माळाबार हिल, मुंबई - ४०० ००६, सी. एस. क्र. २६८, माळाबार हिल आणि कंबाळा हिल विभाग येथे असून, यासोबत विजय दीप इमारतीच्या स्टिल्ट भागातील एक कार पार्किंग जागा क्र. ८ तसेच रु. ५०/- प्रत्येकी पूर्णपणे भरलेले पाच (५) शेअर्स, विभिन्न क्र. २६ ते ३० (दोन्ही समाविष्ट) धारक शेअर प्रमाणपत्र क्र. ६, दिनांक १० सप्टेंबर, १९८१ (जे विजयदीप को-ऑपरेटिव्ह हाऊसिंग सोसायटी लिमिटेड, नोंदणी क्र. बीओएम/एचएसजी/५२४५/१९७७ द्वारे जारी करण्यात आले आहेयांचा समावेश आहे आणि हे शेअर्स व सदर फ्लॅट यांच्याशी संबंधित आहेत. वरील फ्लॅट आणि शेअर्स यास ''सदर मिळकत'' म्हणून संबोधण्यात येईल.
कोणत्याही व्यक्तीस किंवा व्यक्तींना जर विक्री, अदलाबदल, गहाण, प्रभार, भेट, विश्वस्त, वारसाहक्क, कब्जा, भाडेपट्टा, पोट-भाडेपट्टा, धारणाधिकार किंवा अन्य कोणत्याही प्रकारे सदर मिळकत किंवा तिच्या कोणत्याही भागावर काहीही हक्क, हितसंबंध अथवा दावा असेल, तर त्यांनी सदर सूचना प्रसिद्ध झाल्याच्या तारखेपासून पंधरा दिवसांच्या आत, योग्य त्या पुराव्यासह निम्नस्वाक्षरीकारांना त्यांचे कार्यालय ४०२/बी, विकास बिल्डिंग, चौथा मजला, ११, एन. जी. एन. वैद्य रोड (बँक स्ट्रीट), फोर्ट, मुंबई - ४०० ००१ तेथे लेखी स्वरूपात कळवावे, कसूर केल्यास असे दावे किंवा हक्क, काही असल्यास, त्यागित व/वा परित्यागित करण्यात आल्याचे मानण्यात येईल.

दिनांक: ०६ मार्च, २०२५
मे. संजय उदेशी अँड कंपनी,
वकील

PUBLIC NOTICE

NOTICE is hereby given that, at the instructions of my client, I am hereby investigating the title of **(1) MRS. LAD KAUR SINGH** and **(2) MRS. GURPREET KAUR UMESH MISTRI**, both Adults, Indian Inhabitants, residing at Flat No. 2702, Ceaser Tower, Sai World Empire, Village Rohinjan, Taluka Panvel, District Raigad ("**Owners**") to the premises more particularly described in the **Schedule** hereunder written ("**the said Premises**").
All persons having or claiming any share, right, title, estate, claim or interest by way of sale, transfer, development right, exchange, assignment, lease, sub-lease, tenancy, sub-tenancy, leave and license, license, care-taker basis, mortgage, inheritance, share, gift, devise, lien, charge, maintenance, easement, trust, will, bequest, beneficiary/ies, possession, release, relinquishment or by way of any other method through any agreement, deed, document, writing, conveyance deed, memorandum of understanding, devise, bequest, succession, family arrangement / settlement, litigation, decree or court order of any court of Law, contracts/agreements, or encumbrance or otherwise howsoever or of whatsoever nature with respect to the said Premises or any part thereof and/or otherwise howsoever, are hereby required to make the same known, in writing, along with certified copies of the documents evidencing the same to the undersigned **Mr. Maroof M. Khan** at **office no. 19 & 19/B, 1st Floor, Mubarak Manzil, Mumbai Samachar Marg, Fort, Mumbai 400 001** and on email at maroofkhan88@gmail.com within **7 (seven) days** from the date of the publication of this notice, failing which it would be discarded and further be deemed that no such claim, right, title, estate or interest exists and the same shall be treated as waived or abandoned and not binding upon my client.

THE SCHEDULE REFERRED HEREINABOVE
(The said Premises)
Flat No. 2702, 4 BHK, admeasuring 156.18 square meters (carpet area) along with 33.51 square meters of additional usable area in aggregate admeasuring 189.69 square meters on 27th Floor in the building known as "CEASER" and together with right to exclusive use of one open car parking space in the said Building in the project known as "Sai World Empire" standing on all that piece and parcel of land bearing Survey Nos. 93/2, 3, 4 - 94/1, 2, 3A, 3B, 4 - 102/1A, 1B, 3, 4, 5A2, 5B, 5C, 103/1A, 1B, 2A, 2B, 3 of Village Rohinjan, Taluka Panvel, District Raigad.
Dated this 6th day of March, 2025

Sd/-
Maroof M. Khan
Advocate High Court

जाहीर सूचना

याद्वारे सूचना देण्यात येते की, **श्री. गणेश आर. डावरे, श्रीम. संगीता आर. डावरे** (''मालक'') यांनी सर्व भारांपासून मुक्त येथील खालील लिहिलेल्या परिशिष्टात अधिक विशेषत: वर्णिलेला त्यांचा परिसर माझ्या अशिलांना विकण्याचे मान्य केले आहे.
कोणाही व्यक्तीचा विक्री, अदलाबदल, गहाण, प्रभार, बक्षीस, विश्वस्त, वारसाहक्क, कब्जा, भाडेपट्टा, पोट-भाडेपट्टा, अभिहस्तांकन, हस्तांतरण, कुळवहिवाट, पोट-कुळवहिवाट, अंत्यदान, उत्तराधिकार, परवाना, देखभाल, प्रलंबित वाद, कर्ज, अग्रिमा, धारणाधिकार, तारण, कोणतेही न्यायालय,महसूल किंवा सांविधिक प्राधिकरणाद्वारे मंजुर किंवा जारी आदेश, न्यायनिर्णय किंवा हुकुम, जप्ती, तडजोड किंवा अन्यथा मार्गाने येथील खालील लिहिलेल्या परिशिष्टात वर्णिलेला परिसर किंवा त्याच्या कोणत्याही भागामध्ये, साठी किंवा वर कोणताही दावा असल्यास सदर तारखेपासून १४ दिवसात ५वा मजला, दुर्गा चेंबर्स, ४०, वॉटरफिल्ड रोड, वांद्रे (पश्चिम), मुंबई - ४०००५० येथे निम्नस्वाक्षरीकारांना लेखी स्वरुपात कळविणे याद्वारे आवश्यक आहे, अन्यथा तेथे कोणताही दावा अस्तित्वात नसल्याचे गृहित धरण्यात येईल आणि सदर काही असल्यास त्यागित किंवा परित्यागित केल्याचे समजण्यात येईल आणि आमचे अशील परिसराच्या खरेदीची कार्यवाही करतील.

वरील उल्लेखित परिशिष्ट:
(परिसरांचे वर्णन)
(ए) एल. बी. शास्त्री मार्ग, कुर्ला (पश्चिम), मुंबई-४०००७० येथे स्थित आणि सर्व्हे क्र. ३०३, हिस्सा क्र. ३ (भाग) आणि सर्व्हे क्र. ३०४ (भाग) आणि कुर्ला-IV चा सी.टी.एस. क्र. ११६, प्लॉट क्र. ३०३-३०४ धारक मिळकतीवर उभ्या ठाकूरधाम को-ऑपरेटिव्ह हाऊसिंग सोसायटी लिमिटेड च्या मालकीच्या **''ठाकूरधाम''** अशा ज्ञात इमारतीमधील एक कार पार्किंग स्पेस आणि तळ मजल्यावरील मोजमापित अंदाजे ४२५ चौरस फूट चटई क्षेत्र, **निवासी फ्लॅट क्र. ७;** आणि
(बी) दिनांक १५ सप्टेंबर, १९९६ रोजीच्या शेअर प्रमाणपत्र क्र. ७ अंतर्गत धारण विभिन्न क्र. ३१ ते ३५ (दोन्ही मिळुन) ठाकूरधाम को-ऑपरेटिव्ह हाऊसिंग सोसायटी लिमिटेड द्वारे जारी प्रत्येकी रुपये पन्नासचे पाच संपूर्ण भरणा झालेले शेअर्स
मुंबई सदर दिनांक ६ मार्च, २०२५.

सही/-
प्रांजल दवे
ग्रॅंडिया साल
वकील आणि सॉलिसिटर्स

मुंबई कर्ज वसुली न्यायाधिकरण-II
(वित्त मंत्रालय)
३रा मजला, कुलाबा टेलिफोन भवन,
स्ट्रॅण्ड रोड, कुलाबा, मुंबई-४००००५
मूळ अर्ज क्र. ४५० सन २०२४

दिनांक: १८.०२.२०२५ निशाणी: ११
आयसीआयसीआय बँक लि. ...अर्जदार
विरुध्द
जयप्रकाश गजराज पाल ...प्रतिवादी
प्रति,
१. जयप्रकाश गजराज पाल
प्रौढ, भारतीय रहिवासी, ज्यांचा पत्ता सर्व्हे क्र. २९० १, जबरपाडा, पेल्हार, नालासोपारा पूर्व, ठाणे-४०१२०८.
२.जरावती देवी पाल
प्रौढ, भारतीय रहिवासी, ज्यांचा पत्ता सर्व्हे क्र. २९०, १, ए आर स्टार चाळ, वॉटर टँक जवळ, जबरपाडा, पेल्हार, नालासोपारा पूर्व, ठाणे-४०१२०८.
...प्रतिवादी

समन्स

ज्याअर्थी ओए क्र. ४५० सन २०२४ हा १२.०८.२०२४ रोजी सन्माननीय पीठासिन अधिकारी/ प्रबंधकांसमोर सूचीबद्ध केला होता.
ज्याअर्थी, सन्माननीय न्यायाधिकरणाने कृपावंत होऊन रु. २२,८९,४८५/- (रुपये बावीस लाख एकोणनव्वद हजार चारशे पंच्याऐंशी मात्र) च्या कर्जाच्या वसुलीसाठी तुमच्याविरुद्ध दाखल केलेल्या अ‍ॅक्टच्या कलम १९(४) अंतर्गत सदर अर्जावर (ओए) समन्स/सूचना जारी केली (जोडलेल्या दस्तावेजांच्या प्रतींसह अर्ज).
ज्याअर्थी साधारण स्वरुपात समन्सची बजावणी परिणामकारक होऊ शकली नाही आणि ज्याअर्थी सन्माननिय न्यायाधिकरणाद्वारे पर्यायी बजावणीकरिता अर्ज संमत करण्यात आला आहे.
अ‍ॅक्टच्या कलम १९ च्या पोट-कलम (४) नुसार, तुम्हा प्रतिवादींना खालीलप्रमाणे निर्देश देण्यात येत आहेत.
(i) विनंती केलेल्या अनुतोषांना मंजुरी का देऊ नये त्याची समन्सच्या बजावणीच्या ३० (तीस) दिवसांत कारणे दाखविण्यासाठी;
(ii) मूळ अर्जाच्या अनु. क्र. ३ए अंतर्गत अर्जदारांनी विनिर्दिष्ट केलेल्या मिळकती आणि मत्तांव्यतिरिक्त अन्य मिळकती आणि मत्तांचे तपशील जाहीर करणे;
(iii) मिळकतींच्या जप्तीसाठीच्या अर्जावरील सुनावणी आणि निकाल प्रलंबित असल्याने मूळ अर्जाच्या अनु. क्रमांक ३ए अंतर्गत जाहीर केलेल्या अशा अन्य मत्ता आणि मिळकतींचा आणि तारण मत्तांचा व्यवहार करण्यास किंवा त्या निकाली काढण्यास तुम्हाला मज्जाव करण्यात आला आहे.
(iv) तुम्ही न्यायाधिकरणाची पूर्व परवानगी घेतल्याखेरीज ज्यावर तारण हितसंबंध बनवले आहेत त्या कोणत्याही मत्तांची आणि/किंवा मूळ अर्जाच्या अनु. क्रमांक ३ए अंतर्गत जाहीर किंवा विनिर्दिष्ट केलेल्या अन्य मत्ता आणि मिळकतींचे त्यांच्या व्यवसायाच्या सामान्य कामकाजाच्या व्यतिरिक्त विक्री, भाडेपट्टा किंवा अन्य प्रकारे हस्तांतरण करणार नाहीत.
(v) व्यवसायाच्या नियमित कामकाजाच्या ओघांत तारण मत्ता किंवा अन्य मत्ता व मिळकती यांच्या विक्रीतून रोकड झालेल्या विक्री रकमेचा हिशोब देण्यास तुम्ही बांधील असाल व अशी विक्री रक्कम अशा मत्तांवर तारण हितसंबंध धारण करणाऱ्या बँक किंवा वित्तीय संस्थेकडे ठेवलेल्या खात्यामध्ये जमा केली पाहिजे.
तुम्हाला ११/०६/२०२५ रोजी स. ११.०० वा. लेखी निवेदन सादर करून त्याची एक प्रत अर्जदारांना सादर करण्याचे व प्रबंधकांसमोर हजर राहण्याचे देखील निर्देश देण्यात येत आहेत, कसूर केल्यास, तुमच्या गैरहजेरीत अर्जावर सुनावणी होऊन निकाल दिला जाईल.
माझ्या हस्ते आणि ह्या न्यायाधिकरणाच्या शिक्क्याने सदर १८ फेब्रुवारी, २०२५ रोजी दिले.

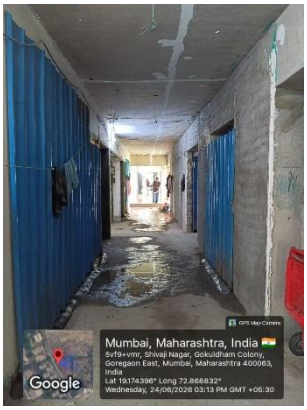
प्रबंधक
डीआरटी-II, मुंबई

Aluminium Partition Panel
REMOVE PROTECTION FILM AFTER INSTALLATION

SURYA ENGINEERING

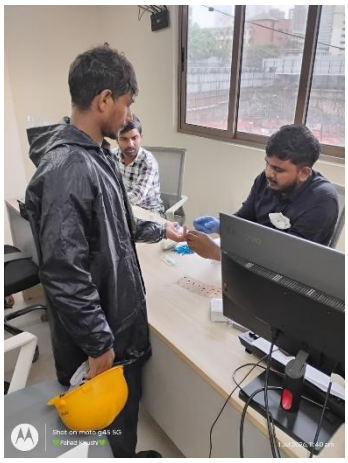
Mumbai, Maharashtra, India
Sahyadri Cooperative Housing Society, Gokuldham Colony, Goregaon East, Mumbai, Maharashtra 400063, India
Lat 19.174323° Long 72.867148°
Wednesday, 24/06/2026 03:12 PM GMT +05:30
Google

Mumbai, Maharashtra, India
5vf9+vmr, Shivaji Nagar, Gokuldham Colony, Goregaon East, Mumbai, Maharashtra 400063, India
Lat 19.174381° Long 72.869016°
Wednesday, 24/06/2026 03:13 PM GMT +05:30
Google


Mumbai, Maharashtra, India
5vf9+vmr, Shivaji Nagar, Gokuldham Colony, Goregaon East, Mumbai, Maharashtra 400063, India
Lat 19.174396° Long 72.868832°
Wednesday, 24/06/2026 03:13 PM GMT +05:30
Google

Mumbai, Maharashtra, India
5vf9+vmr, Shivaji Nagar, Gokuldham Colony, Goregaon East, Mumbai, Maharashtra 400063, India
Lat 19.174354° Long 72.868931°
Wednesday, 24/06/2026 03:13 PM GMT +05:30
Google

Mumbai, Maharashtra, India
Google


Shot on moto g45 5G

Shot on moto g45 5G

Mumbai, Maharashtra, India
5vf9+wjp, Film City Rd, Shivaji Nagar, Gokuldham Colony, Goregaon East, Mumbai, Maharashtra 400063, India
Lat 19.174672° Long 72.868849°
Wednesday, 01/07/2026 11:39 AM GMT +05:30
Google

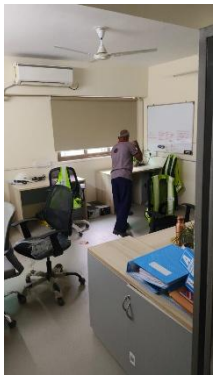
SEJAL REALTY
AIR POLLUTION LIVE DATA
Parameters
Link
Value
NOX PPM
0.5
CO PPM
4
O3 PPM
0.7

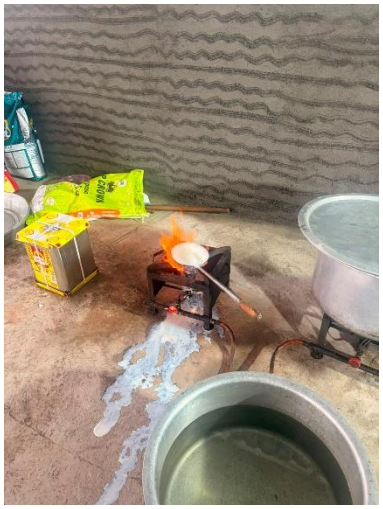
WORLD ENVIRONMENT DAY 2026

SAFETY PARK
OUR AIM ZERO ACCIDENT

SAFETY PARK
सेफ्टी पार्क

SAFETY PARK





SEJAL REALTY
AIR POLLUTION LIVE DATA
Parameters
Unit
Value
NOX PPM
CO PPM
O3 PPM

SAFETY PARK
सेफ्टी पार्क