

ITC Cell,  
M. H. & A. D. Authority  
Inward No.: 426  
Date: 06.02.25



का. अ. / इपक (बू क्षे)  
पश्चिम तट महानगर प्रा.  
जावक क्र.  
E-409982105 FEB 2025

## Building Permission Cell, Greater Mumbai / MHADA

(A designated Planning for MHADA layouts constituted as per government regulation No.TPB4315/167/CR-51/2015/UD-11 DT. 23 May, 2018.)

### FULL OCCUPATION CERTIFICATE

No. **MH/EE/(BP)/GM/MHADA-74/1074/2025/OCC/1/New**

Date : 04 February, 2025

To

Shri. Gautam Modi of M/s Modirealty Developers CA to  
Charkop Shree Krishna CHSL,  
PremSagar, Nsroad No.03, Juhuscheme, Vileparle(W),  
Mumbai 400056

**Subject :** Redevelopment of existing building known as Charkop Shree Krishna CHSL., Plot No. 212, situated at CTS No. 1C/1/386 of village Kandivali RDP 6, sector 3, Kandivali (W), Mumbai 400067.

- Ref :**
- 1] Approval for Concessions dtd 31.12.2021.
  - 2] MH/EE/(B.P.)/ GM/MHADA/74/1074/2022. IOD dtd. 14.03.2022.
  - 3] Plinth CC issued dtd. 19.04.2022.
  - 4] Amended Plan issued dtd. 02.06.2022
  - 5] C.C. Re-endorse issued dtd. 09.06.2022
  - 6] FCC issued dtd. 09.12.2022
  - 7] MH/EE/(B.P.)/GM/MHADA-/74/1074/2024 Amended plan issued on dtd. 06.05.2024.
  - 8] MH/EE/(B.P.)/ GM/MHADA-/74/1074/2024 FCC issued on dtd. 05.07.2024.
  - 9] Application Letter for approval of Full O.C.C. from Architect vide dtd. 18.01.2025
  - 10] Consent to OC issued from Mumbai Board vide letter No. CO/MB/REE/NOC/F-1324/320/2025 dtd. 04.02.2025.

Gentleman,

The full development work of building **Proposed redevelopment of existing building known as Charkop Shree Krishna CHSL., Plot No. 212, situated at CTS No. 1C/1/386 of village Kandivali RDP 6, sector 3, Kandivali (W), Mumbai 400067.** comprising of Ground Floor (pt. for Shops + Fitness Centre) + 1st to 22nd upper floors for Residential user + Parking Tower touching to building is completed under the supervision of Charudatta Vasudev Samant, License Surveyor, Lic. No. MHADA/Reg/Cons/ 0114 2019, NIKHIL SURESH SHANGHVI RCC Consultant, Lic. No. STR/S/193 and Viraj Pradip Vartak, Site supervisor, Lic. No. V/156/SS-II, and as per development completion certificate submitted by Licensed Surveyor and as per completion certificate issued by Chief Fire Officer, issued under no. P-23547/2024/(1C/1/386)/R/C Ward/KANDIVALI R/C/MHADA-CFO/1/New on 03 January, 2025. The same may be occupied following condition(s) :

The same may be occupied with following conditions wherever applicable. :

1. That all firefighting systems shall be maintained in good working conditions.
2. That this part OC is issued without prejudice to legal matter pending in Court of Law if any.

3. Addition/alteration in the approved building plan shall not be allowed, before approval
4. Terms and conditions of Fire NOC shall be strictly followed.
5. Functioning of Lifts, DG sets, Rainwater harvesting system shall be maintained
6. That all the conditions are binding on society as mentioned in consent letter issued by Mumbai Board u/No. consent letter issued by Mumbai Board under No. CO/MB/REE/NOC/F-1324/320/2025 dtd. 04.02.2025.

Digitally signed by Rupesh Muralidhar Totewar  
Date: 04 Feb 2025 18:34:05  
Organization: MHADA  
Designation: Executive Engr.

**Executive Engineer / BP Cell  
Greater Mumbai / MHADA**

Copy submitted for information please.

- 1) Chief Officer/Mumbai Board,
- 2) Deputy Chief Engineer B.P.Cell /MHADA
- 3) Asst. Commissioner R Central Ward (MCGM)
- 4) Chief ICT officer/MHADA for information & uploaded to MHADA website

Copy with plan to:

- 5) EE Borivali Division / MB.
- 6) Architect / Layout Cell (SPA MHADA)
- 7) A.A. & C. R Central Ward (MCGM)
- 8) A.E.W.W. R Central Ward (MCGM)
- 9) Architect / LS - Charudatta Vasudev Samant
- 10) Developer / Owner - MODIREALTY DEVELOPERS PVT. LTD.
- 11) Society - Charkop Shree Krishna CHSL.,

For information please.