Government of India
Ministry of Culture
National Monuments Authority
24, Tilak Marg, New Delhi

MINUTES OF THE 476th RGP MEETING OF NMA
Venue – Takshila Conference Hall, NMA
Date & Time- 16th April 2025 at 11:30 AM
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The meeting was attended by the following:

1. Prof. Kishor K. Basa, Chairman, NMA- ***in the Chair***
2. Shri T.N. Tiwari, Whole Time Member, NMA
3. Shri Bhaskar Verma, Member Secretary, NMA
4. Col. Savyasachi Marwaha, Director, NMA

Agenda 01

The minutes of 475th meeting were confirmed.

Agenda 02

ONLINE FRESH CASES

Case No.: 01

(Smt. Parveen Jaura w/o Shri Kartar Singh Jaura, 5204, Sirki Bazar, Bathinda, Punjab)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of commercial building with GF + 1 floor with the height of 07.50 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at Old M.C No. 10/145, New M.C. No. 5202, M.C.B.Z-1-06413, Main Road Sirki Bazar, at Bathinda, Punjab with floor area of: GF = 45.17 sqmtrs, 1F = 22.59 sqmtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;

c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 02

(Smt. Shashi Goyal, Dimpal Goyal, Anju Rani and Anita Rani, #19461, Street No. 1, Guru Teg Bahadur Nagar, Bathinda, Punjab)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of commercial building with GF + 1 floor with the height of 07.47 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at MC. no. 5197, MCB-Z-1-06405, MCB-Z-1-06406, Main Sirki Bazar, Bathinda, Punjab with floor area of: GF = 1F = 88.46 sqmtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 03

(Shri Manav Utthan Seva Samiti Mahatma Satyabodhanand c/o Shri Satpal Maharaj, Manav Utthan Seva Samiti Usha Rupak Colony, Hari Nagar, Kusum Khera Haldwani District- Nainital, Uttarakhand)

After perusal of the application, the Authority decided to **recommend** grant of permission of construction of residential building with GF + 1 floor with the height of

07.50 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at Khata No-00484, Khasra No-47 Min, Rakba-0.041Het., Mauja - Ujjain, Taluk - Kashipur, District- Udham Singh Nagar, Uttarakhand with floor area of: GF= 1F = 171.83 sqmtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with prescribed building related parameters given in Chapter VI and all stakeholders should comply with the site-specific recommendations given in Chapter VII of the approved Heritage Bye Laws (HBL) of the Centrally Protected Monument (CPM), "Excavated Site Drona Sagar (Govishan Teela), Uttarakhand". The construction work shall strictly follow the terms and conditions prescribed in the HBL.
b) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority;
c) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
d) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
e) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and
f) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 04

(Shri Hemant Singh s/o Mr. Gusai Singh, Village- Kotali, Tehsil- Ganai Gangoli, District- Pithora Garh, Uttarakhand)

After perusal of the application, the Authority decided to **send back** the case with the following observations:

a) There was a mismatch of floor area in Form-I/Building plan (GF = 53.42 sqmtrs) with Form-II (GF=80.00 sqmtrs).
b) The Property document in the name of the applicant as owner of the proposed construction site was not enclosed.

The applicant may re-submit the revised proposal through Competent Authority, Uttarakhand after complying with the above observations.

Case No.: 05

(Smt. Gurpreet Kaur w/o Devinder Singh Sethi, Resident 80, Pushp Vihar, Sethi Campus, City Nursing Home Road, Bazpur Road, Tehsil - Kashipur, District-Udham Singh Nagar, Uttarakhand)

After perusal of the application, the Authority decided to **send back** the case asking the applicant to resubmit the revised application mentioning the same floor area in Form-I and building plan, through Competent Authority, Uttarakhand.

Case No.: 06

(The Additional City Engineer, Drainage Project, Ahmedabad Municipal Corporation, 5th Floor, Sardar Patel Bhavan, Danapith, Ahmedabad, Gujarat-380001)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of Public Facility (Sewage Pumping Station) with Wet Well (Building-A) Basement+GF+1Floor (Top Floor) and HT AEC Rooms (Building-B) GF+1Floor with the height of Wet Well (Building-A)=07.00 Mtrs. (all inclusive) and HT AEC Rooms (Building-B)=10.00 Mtrs. (all inclusive) at F.P. No.02 (Part), T.P.01, Jamalpur, Ahmadabad, Gujarat with floor area of: Wet Well (Building-A) Basement = 650.00 sqmtrs ,GF = 620.00 sqmtrs, 1F (Top Floor) = 175.00 sqmtrs, HT AEC Rooms (Building-B) GF = 1F = 55.00 sqmtrs., Basement depth : Wet Well (Building-A) with a depth of 14.50 meters below ground level. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.
f) The construction of the basement should be in accordance with the land use and other provisions specified under the respective Local Building Bye-Laws /

Zonal Development Plan and adequate arrangements should be made so that surface drainage does not enter the basement.

Case No.: 07

(Popatiya Farzana Aslambhai, 7/1795, Bhandariwaad, Saiyedpura, Ward No.07, C.S.No.1795, Surat, Gujarat- 395003)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with GF+4 floors with the height of 19.30 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at C.S.No.1795, Ward No.7, Bhandariwad, Saiyedpura, Surat, Gujarat with floor area of: GF = 1F = 2F = 3F = 4F = 59.36 sqmtrs, SC and Lift = 27.60 sqmtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority;
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No. 8

(Shri Vaibhav Singh s/o Shri Santosh Kumar Singh, SA. 3/184 H-6, Bajarang Nagar, Daulat Pur, Pandeypur, Varanasi, Uttar Pradesh)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with GF+2 Floors with the height of 09.30 mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at Araji No.-12, 14, Mauza-Ganj, Pargana- Shivpur, Sarnath, Sadar, Varanasi, Uttar Pradesh with floor area of, GF=1F=87.45 sqmtrs, 2F=75.45 The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority, Varanasi Uttar Pradesh;

b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulation

Case No. 09

(Shri Naveen Kumar s/o Shri Surendra Prasad Barnwal, SA. 3/184 M-11, Bajarang Nagar Colony, Daulat Pur, Pandeypur, Varanasi)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with GF+2 Floors with the height of 09.30 mtrs. (Including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at Araji No.-12, 14, Mauza-Ganj, Pargana- Shivpur, Sarnath, Sadar, Varanasi, Uttar Pradesh with floor area of, GF=77.59 sqmtrs,1F=2F=65.04 sqmtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority, Varanasi Uttar Pradesh;
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations

Case No.:10

(Shri Shailesh Kumar Shashiprakash Pandey s/o Shri Shashiprakash Pandey H. No. G- 402, Mairygold, Safal Prisar Road, Ahmadabad, Gujarat)

After perusal of the application, the Authority decided to **send back** the case asking the applicant to restrict the maximum height upto 10.50 Mtrs (inclusive all) for the proposed

construction and re-submit the application along with revised building plan through Competent Authority, Varanasi, accordingly.

Case No.:11

(Shri Vadiraj Bhimrao Naik, 11616, Swami Vivekananda Nagar, CIDCO-3rd Scheme, Nashik, Maharashtra- 422009)

After perusal of the application, the Authority decided to **send back** the case with the following observations:

a) The height of the proposed building should be restricted upto 19.75 Mtrs. (inclusive all)
b) There was a mismatch in proposed construction site plot no in Form-II/ Site Inspection Report (288/2+3+4/8) with Form-I/ Self-declaration/property document/ building plan (288/5).

The applicant may re-submit the revised proposal through Competent Authority, Maharashtra after complying with the above observations.

Case No.: 12

(Shri Hiraman Poma Rathod, At Post Palaswadi Tanda, Taluk- Khultabad, District- Aurangabad, Maharashtra-431102)

After perusal of the application, the Authority decided to **send back** the case with the following observations:

a) The height of the proposed building should be restricted upto 09.00 Mtrs. (inclusive all).
b) There was a mismatch of height in Form-I/ Building plan (13.80 mtrs) with Form-II (14.10 mtrs)
c) There was a mismatch of floor area in Form-I/ Form-II (GF to 3F = 118.00 sqmtrs) with building plan (GF= 102.19 sqmtrs, 1F to 3F= 118.41 sqmtrs)
d) Nature of work mentioned as 'commercial' in Form-I/Form-II whereas it was mentioned as 'residential' in building plan.

The applicant may re-submit the revised proposal through Competent Authority, Maharashtra after complying with the above observations.

Case No.:13

(Smt. Kalawati Gugawad, D/o Faneppa Gugawad Jail Road, Manjunath Nagar Bijapur Darga, Karnataka- 586103)

After perusal of the application, the Authority decided to **recommend** grant of permission for alteration of Ground Floor and construction of 1st floor of an existing ground floor residential building raising the height to 07.40 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at Sy. No. 838/D, Plot No, 128, Mahalbagayat Village, Vijayapur, Karnataka with floor area of: Alteration in existing GF = 66.92 sqmtrs, (Proposed) 1F = 66.92 sqmtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 14

(Shri Kshertra Bajaj Committee Agra Secretary Rajeev Agrawal, B-62/3 Keshav Kunj Pratap Nagar Shahgunj, Agra, Uttar Pradesh)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of community building with Basement+GF+2 floors with the height of 13.75 Mtrs (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at Survey No.-28/644, Lohamandi Ward, Gokul pura, Agra, Uttar Pradesh with floor area of: GF = 368.56 sqmtrs, 1F = 2F= 334.28 sqmtrs, Basement Area = 406.74 sqmtrs and Basement depth = 01.50 Mtrs.The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;

c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.
f) The construction of the basement should be in accordance with the land use and other provisions specified under the respective Local Building Bye-Laws / Zonal Development Plan and adequate arrangements should be made so that surface drainage does not enter the basement.

Case No.: 15

(Aesha Real Infra Pvt. Ltd., 103, Bal Vihar, Indira Nagar, Lucknow- 226019)

After perusal of the application, the Authority decided to **send back** the case asking the applicant to make a physical presentation before the authority to clarify the purpose of construction in light of the building related parameter and site specific recommendation given in the approved Heritage Bye Law (HBL) of Centrally Protected Monument (CPM), "The Bridge over Beta (behta) River and Temple, Lucknow".

Case No.: 16

(Smt. Rati Saigal w/o Dr. Tarun Saigal and Manu Mehrotra s/o Late Dr. Satyendra Saran Mehrotra, Smt. Rati Saigal w/o Dr. Tarun Saigal Niwashi Sitapur Kashipur Dist. U.S. Nagar Manu Mehrotra s/o Late Dr. Satyendra Saran Mehrotra Niwashi Khatriyaan Kashipur Dist. U.S. Nagar, Uttarakhand)

After perusal of the application, the Authority decided to **recommend** grant of permission for reconstruction of Boundary wall and Contact Route at Bhu Khata No - 00627, Khasra No - 92 Min, Rakba - 0.729 Het. , Khasra No - 93 Min, Rakba - 0.016 Het. Khasra No - 94 Min, Rakba - 0.348 Het. ,Total Rakba -01.093 Hetc., Maujja.-Ujjain, Bazpur Road, Kashipur, Udham Singh Nagar, Uttarakhand with the area of: Boundary wall Volume = 345.63, Boundary wall Length = 455.38 Mtrs, Boundary wall width = 0.23 mtrs, Boundary Wall area = 1502.75 sqmt, Contact Route Length = 223.45 Mtrs, Contact Route Area = 1702.69 mtrs, Contact Road width = 07.62 mtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with prescribed building related parameters given in Chapter VI and all stakeholders should comply with the site-specific recommendations given in Chapter VII of the approved Heritage Bye Laws (HBL) of the Centrally Protected Monument (CPM), "Excavated Site Drona Sagar (Govishan Teela), Uttarakhand". The construction work shall strictly follow the terms and conditions prescribed in the HBL.
b) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority;
c) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;

Case No.: 17

(Shri Shanmugam Palanisamy (GPA), Shri. Balakumar Shanmugam (Owner), Present- 74, Mela Street, Michaelpatti, Thanjavur, Tamil Nadu- 613104, Permanent- 11, Padaiyachi Santhu, On Pathu Veli, Thiruvaiyaru, Thirukattupalli, Thanjavur, Tamil Nadu – 613104)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with GF + 1 floor with the height of 09.35 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at S. NO. 34/32, Sithalappakam, Tambaram, Chengalpattu, Tamil Nadu with floor area of: GF = 1F = 140.00 sqmtrs, Headroom area = 10.33 sqmtrs, Compound wall = 01.52 Mtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority;
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 18

(Yunus Iqbal Meman, Mahetabbanu Salmanbeg Mirza and Khairul Uves Mahebubali Chisti, Partners of M/s Al Ahad Residency, 3/1702, Reshamwad, Salabatpura, Surat, Gujarat- 395001)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential Building with GF+ 5 floors with the height of 22.35 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at C.S.No.2159/B/2, Ward No.12, Salabatpura, Surat, Gujarat with floor area of: GF = 1F = 2F = 3F = 4F = 5F = 112.25 sqmtrs, Terrace Floor = 26.87 sqmtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 19

(The Gujarat Energy Transmission Co. Ltd, Office of the Deputy Engineer, GETCO, Construction sub-Division, Old Power House Compound, Near Railway Station, Upleta, District-Rajkot, Gujarat- 3604990)

After perusal of the application, the Authority decided to **recommend** grant of permission for erection of transmission tower line with the following details;

Tower No	Tower Base Area in sqmtrs	Total Tower Height in Mtrs
AP - 05	166.410 sqmtrs	49.072 mtrs
AP - 06	166.410 sqmtrs	49.072 mtrs
AP - 07	298.805 sqmtrs	51.150 mtrs
AP - 08	505.575 sqmtrs	60.150 mtrs
AP - 09	361.722 sqmtrs	54.150 mtrs

at R.S. No. 650/1/P/4, Dhank, Rajkot, Gujarat. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;

Case No.20

(Shri Amit Patil CA to Rosalinda and Three Rose CHSL, Office, No 1, Swagat BLDG, Opp Satra Park, Kastur Park, Shimpoli, Borivali West, Mumbai 400092)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential cum commercial building with GF+19 floors with the height of 62.00 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at Plot No 5 and 6, CTS No 157 Pt., Borivali, Mumbai Suburban, Maharashtra with floor area of **(as per building plan)**:

Floor	Commercial	Residential
Ground Floor	138.00 sqmtrs	31.17 sqmtrs
1st Floor		136.56 sqmtrs
2nd Floor		171.82 sqmtrs
3rd Floor		179.37 sqmtrs
4th Floor		179.37 sqmtrs
5th Floor		181.67 sqmtrs
6th Floor		181.67 sqmtrs
7th Refuge Floor		99.48 sqmtrs
8th floor		169.59 sqmtrs
9th floor		169.59 sqmtrs
10th floor		175.02 sqmtrs
11th floor		175.02 sqmtrs
12th floor		175.02 sqmtrs
13th floor		176.46 sqmtrs
14th Refuge Floor		116.42 sqmtrs
15th Floor		176.46 sqmtrs
16th floor		176.46 sqmtrs

17th floor		176.46 sqmtrs
18th floor		176.46 sqmtrs
19th floor		176.46 sqmtrs

Lift Pit depth= 01.30 mtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 21

(Shri Krupananda Choudhury and Smt. Kavita Choudhury, Plot No. 03, Brahmeswar Bag, Tankapani Road Bhubaneswar, Khordha, Odisha- 751018)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with Stilt Floor + 1 Floor with the height of 09.00 Mtrs (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at Plot No. 1208/1612/1951& 1208/1608/1950, Khata No. 604/3071, Mouza- Bhubaneswar Sahara,Unit-36 Rajarani, Bhubaneswar, District-Khordha, State- Odisha with floor area of: Stilt Floor=1F =193.17 sqmtrs. (**as per building plan)**. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and

e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 22

(Shri Sitaram Apartment Condominium Through Chairman Shri Sachin Narendra Kshirsagar, Santosh Shamrao Patil, C.T.S. No. 1170/31–1B, F.P. No. 542 + 872 + 873/31/1B, Revenue Colony, Bhamburda, Shivajinagar, Pune, Maharashtra - 411005)

After perusal of the application, the Authority decided to **send back** the case reiterating its earlier decision taken in 466th Meeting dated 10th and 13th January asking the applicant to restrict the maximum height of the proposed building upto 20.00 Mtrs (all inclusive) having regard to mitigation of likely adverse impact on the preservation, safety and visual integrity of the Centrally Protected Monument (CPM) in question and its surrounding areas. The applicant is given one last opportunity to comply, failing which the application will be rejected.

Case No.: 23

(Sagar Construction through Partner, Sagar Ramakant Bhalerao, CTS No. 55, Somwar Peth, Pune, Maharashtra - 411011)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with Ground floor (Parking) + 6 Floors with the height of 21.00 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at CTS No. 123, Kasba Peth, Haveli, Pune, Maharashtra – 411011 with floor area of: GF (parking area) = 97.00 sqmtrs, 1F = 180.23 sqmtrs , 2F = 3F = 4F = 5F = 185.68 sqmtrs, 6F = 72.34 sqmtrs, LGF depth = 0.90 mtrs (**as per building plan**). The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;

e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 24

(Smt. Mangala Bhalchandra Joshi, 26 Navi Peth, Narayan Sadan, Solapur, Maharashtra- 413001)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of commercial building (**as per building plan**) with Basement + GF+ 4 Floors with the height of 17.95 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at South Kasaba House No.571, CTS No. 614 B- Solapur, Maharashtra- 413007 with floor area of:

Parking(Basement Area)	Commercial	54.69 sqmtrs
Ground Floor	Commercial	54.69 sqmtrs
First Floor	Commercial	60.82 sqmtrs
Second Floor	Commercial	60.82 sqmtrs
Third Floor	Commercial	60.82 sqmtrs
Fourth Floor	Commercial	60.82 sqmtrs

Basement depth (below Floor) = 1.50 Mtrs, Lift pit depth (below basement) = 01.50 mtrs.
The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations; and
f) The construction of the basement should be in accordance with the land use and other provisions specified under the respective Local Building Bye-Laws / Zonal Development Plan and adequate arrangements should be made so that surface drainage does not enter the basement.

Case No.: 25

(Landmark Heights Pvt Ltd, Shop No.6, B-17, Sai Vaishali C.H.S. Ltd, Vaishali Nagar, Jogeshwari (W), Mumbai-400102)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential and commercial building with GF + 21 Floors with the height of 69.40 Mtrs **(as per building plan)** (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at CTS No.169 and 169, 1 to 4 Village Majas At. R.R. Thakur Marg, Jogeshwari (East), Mumbai with floor area of: GF= 86.40 sqmtrs, 1F=46.86 sqmtrs, 2nd Floor to 7th Floor= 120.37 sqmtrs, 8th Floor = 81.38 sqmtrs, 9th to 11th Floor =120.37 sqmtrs, 12th to 14th = 122.13 sqmtrs, 15th Floor = 83.14 sqmtrs, 16th to 21st Floor = 122.13 sqmtrs, Lift pith = 01.50 Mtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 26

(Shri Akshay Narayan Pansare, Flat No. 1003, Radhe Krushna Co. Op. HSG. Society, Plot No. 15, Sector. 16/A, Sanpada, Navi Mumbai, Maharashtra – 400705)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of commercial building of wayside amenity motel with GF + 1 Floor with the height of 10.15 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at Gat No. 70/1/D, Khore Vasti, Agar Grampanchayat, Taluk – Junnar, District - Pune, Maharashtra with floor area of: GF = 316.32 sqmtrs, 1F = 381.87 sqmtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 27

(Shri Vinayak Subray Madival, Smt. Nagaveni Ramachandra Shiruru, Smt. Bhavai Subray Madival, Shri Umesh Subray Madival, Survey No. 493/5, Vinayak Subray Madival, Dhamodar Nilaya, House No. 1653, Asarkeri Cross Road, Bhatkal Taluk, Uttara Kannada, Karnataka- 581320)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with ground floor with the height of 04.88 Mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system etc.) at Sy. No. 493/5 Hissa-5(0-03-12), Susagadi, Uttara Kannada District, Karnataka with floor area of: GF =65.00 sqmtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority,
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction; and
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations.

Case No.: 28

(Shri Man Mohan Katnaur and Shri Ashok Katnaur, B-28, South Extension Part-1, New Delhi -110049)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with Basement + Stilt + GF + 3 floors with the height of 17.98 mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at B-28, South Extension Part-1, New Delhi -110049 with floor area of : Basement = Stilt = GF = 1F = 2F = 3F = 129.14 sqmtrs and Basement depth = 03.95 mtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority;
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations; and
f) The construction of the basement should be in accordance with the land use and other provisions specified under the respective Local Building Bye-Laws / Zonal Development Plan and adequate arrangements should be made so that surface drainage does not enter the basement.

Case No.: 29

(Shri Joban Meet Singh and others, E-16, Nizamuddin West, New Delhi)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with Basement + Stilt + GF + 3 floors with the height of 18.00 mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at E-16, Nizamuddin West, New Delhi with floor area of : Basement = Stilt = GF = 1F = 2F = 3F = 125.38 sqmtrs. and Basement depth = 03.46 mtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority;

b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations; and
f) The construction of the basement should be in accordance with the land use and other provisions specified under the respective Local Building Bye-Laws / Zonal Development Plan and adequate arrangements should be made so that surface drainage does not enter the basement.

Case No.: 30

(M/s JPR Balaji Homes LLP through its partner Shri Aman Basoya, B-15, East of Kailash, New Delhi)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with Basement + Stilt + GF + 3 floors with the height of 18.00 mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at B-15, East of Kailash, New Delhi-110065 with floor area of : Basement = Stilt = GF = 1F = 2F = 3F = 187.49 sqmtrs and Basement depth = 03.95 mtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority;
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations; and
f) The construction of the basement should be in accordance with the land use and other provisions specified under the respective Local Building Bye-Laws / Zonal Development Plan and adequate arrangements should be made so that surface drainage does not enter the basement.

Case No.: 31

(Shri Shubhash Chander Vasudeva, D-62, Panchsheel Enclave, Delhi)

After perusal of the application, the Authority decided to **reject** the case as there was a mismatch in the area mentioned in Form-I/II (162.403 sqmt) and Building plan (151.513 sqmt). The applicant may apply afresh through Competent Authority, NCT of Delhi, after complying with the above observation.

Case No.: 32

(Smt. Ritu Khatter and Smt. Ruby Sheikh, C2/20, Safdarjung Development Area, New Delhi)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with Basement + Stilt + GF + 3 floors with the height of 18.00 mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at C2/20, Safdarjung Development Area, New Delhi with floor area of : Stilt = GF = 232.60 Sqmtrs., 1F = 214.53 Sqmtrs., 2F = 3F = 199.68 sqmtrs. Basement = 232.50 sqmtrs. and Basement depth = 03.98 mtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority;
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations; and
f) The construction of the basement should be in accordance with the land use and other provisions specified under the respective Local Building Bye-Laws / Zonal Development Plan and adequate arrangements should be made so that surface drainage does not enter the basement.

Case No.: 33

(Shri Narotam Das Mehra and others, S-44, Panch Shila Park, New Delhi)

After perusal of the application, the Authority decided to **recommend** grant of permission for construction of residential building with Basement + Stilt + GF + 3 floors with the height of 18.00 mtrs. (including mumty, parapet, water storage tank, machine room, generator room, HVAC unit, solar panel, rain water harvesting system, penthouse, structures of terrace garden etc.) at S-44, Panchsheel Park, New Delhi with floor area of : Stilt = 374.77 sqmtrs., GF = 393.34 sqmtrs., 1F = 2F = 376.71 sqmtrs., 3F = 358.14 sqmtrs. Basement = 374.76 sqmtrs and Basement depth = 03.98 mtrs. The recommendation for grant of permission is subject to the following stipulations:

a) The applicant should comply with all the terms and conditions mentioned in the report of the Competent Authority;
b) The applicant should obtain all the requisite / necessary clearances from the respective authorities before commencement of construction;
c) The applicant should strictly adhere to the local Building Bye-Laws for and during the construction;
d) The applicant should obtain necessary Occupancy-cum-Completion Certificate from respective local body after completion of construction;
e) The applicant should obtain clearance of Fire Department, wherever required under Building Bye-Laws, to ensure compliance with Fire and Safety regulations; and
f) The construction of the basement should be in accordance with the land use and other provisions specified under the respective Local Building Bye-Laws / Zonal Development Plan and adequate arrangements should be made so that surface drainage does not enter the basement.

Case No.: 34

(Shri Aman Basoya, 190, Kailash Hill, New Delhi)

After perusal of the application, the Authority decided to **reject** the case as the property document establishing the ownership of the applicant on the proposed construction site was not enclosed. The applicant may apply afresh through Competent Authority, NCT of Delhi, after complying with the above observations.