

701 (85X)

No. LCS 2671/27462-31,
Revenue & Forests Department,
Sachivalaya, Bombay-32.
Dated:- 28th September, 1972.

Subject:- Lands: Bombay Suburban District
S.No. 341- of Chembur.
Lease of to
The Shaheen Co-operative Housing
Society Ltd.

MEMORANDUM

The undersigned presents compliments to the Additional Collector, Bombay Suburban District, Bombay and with reference to his letter No.C/LND/SR/T/1308, dated 3rd August 1972, is directed to convey sanction of Government to lease an area of 172 sq. vds. (148.49 sq. mts) out of S.No. 341-Chembur, Bombay Suburban District to the Shaheen Co-operative Housing Society Ltd. for an access, on payment of lease rent equal to 4th of the full market value, to be determined at the rate of Rs, 85 p.sq. vds, till the Greater Bombay Municipal Corporation constructs the 40' wide Development Plan Road to the south of property of the said Society. This sanction is subject to the following conditions:-

- i) That the Shaheen Co-operative Housing Society Ltd. takes possession of the land alongwith the encroachment, existing thereon and removes them at its own cost.
- ii) That the said encroachments are not removed to any other Government land in the locality;
- iii) That as soon as the Greater Bombay Municipal Corporation has constructed the Development Plan road, the lease period shall be over and the Society shall surrender to Government unconditionally the said land;
- iv) That the said access is constructed by the Society after obtaining the requisite permission from the Greater Bombay Municipal Corporation;
- v) That this area of 78-84 vds. is not ~~constituted~~ for the purpose of the Floor-space - Index by the society;
- vi) That the said access is kept open to the general public;
- vii) That breach of any of the above conditions will result in the resumption of land without payment of any compensation or damages to the Society and;
- viii) Any other conditions to be imposed by the Additional Collector, Bombay Suburban District, as deemed fit by him.

2. The Additional Collector, Bombay Suburban District, is requested to take further necessary action. The case papers are returned herewith.

3. This memorandum issues within the powers delegated to the

P.T.O.

Revenue and Forests Department under Government Memorandum,
Finance Department No. FD/U.O./875/71 F-8, dated 23rd
October 1971.

By order and in the name of the Governor of Maharashtra,

W.D.A.
LECTOR BOMBAY
SUBURBAN DISTRICT
5 OCT 1972

(Signature) *(Signature)*

(A.M. KHAN)

Under Secretary to the Government of Maharashtra,
Revenue and Forests Department.

PPS
TO
(Signature)
(1964)
WS

The Additional Collector, Bombay Suburban District,
Bombay.

Copies to:-

- The Commissioner, Bombay Division, Bombay,
- The Settlement Commissioner and Director of Land Records,
Maharashtra State, Poona,
- The District Inspector of Land Records, Bombay Suburban
District, Bombay,
- The Deputy Director of Town Planning, Bombay,
- The Accountant General, Maharashtra State, Bombay,
- The Pay and Accountant Officers, Bombay,
- The Resident Account Officer, Bombay,
- The Finance Department (Section F-9)

True Copy.

No.C/IND-SR-1-1398

ADDITIONAL COLLECTOR'S OFFICE, B.S.D.
Old Custom House Yard, Fort,
Bombay 1. Dt. 3rd November 1972.

Read:-

- 1) Government; in Revenue and Forests Department's Memorandum No. ICH/2671/27462-B1 dated 28th September 1972.
- 2) This office case papers bearing file No.C/IND-SR-1-1398.

O R D E R.

Government land measuring 178 Sq.Yds.(148.49 Sq.Meters) out of S.341 of Chembur, B.S.D. is granted on lease to the Shaheen Co-operative Housing Society Ltd., for an access on payment of lease rent equal to 4th of the full market value, to be determined at the rate of Rs.85 per sq.Yd. till the Greater Bombay Municipal Corporation constructs the 40' 0" wide D.P. Road to the south of property of the said society.

The sanction is subject to the following conditions:-

- 1) that the Shaheen Co-operative Housing Society Ltd., takes the possession of the land along with the encroachment, existing thereon and remove them at its own cost
- ii) that the said encroachment are not removed to any other Government land in the locality.
- iii) that as soon as the Greater Bombay Municipal Corporation has constructed the Development Plan Road, the lease period shall be over and the Society shall surrender to Government unconditionally the said land.
- iv) That the access is constructed by the Society after obtaining the requisite permission from Greater Bombay Municipal Corporation.
- v) that this area of 178 Sq.Yds. is not considered for the purpose of floor space index by the Society.
- vi) that the said access is kept open to the general public.
- vii) that the breach of any of the above conditions will result in the resumption of land without payment of any compensation or damage to the Society.

S/D.

Additional Collector.,
Bombay Suburban District.

to
The Chairman,
The Shaheen Co-operative Housing Society Ltd.,
13/38 B, Quresh Nagar, Kurla, Bombay 70.

2: He is requested to pay in this office an amount of Rs.4,229.50. Rs. Four thousand Two hundred Twenty Nine and paise fifty only) of lease rent equal to 4th of the full market value at the rate of Rs.85/- per Sq.Yds.