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Lands: Bombay Suburban District,  
Survey No. 141A of Ambivali  
Grant of land to the Municipal Art  
Craft Teachers' Co-operative  
Housing Society.

GOVERNMENT OF MAHARASHTRA,  
Revenue and Forests Department,  
Resolution No. LCS-2665/1-A1 (Unit),  
Sachivalaya, Bombay-32, 29th July, 1966.

**RESOLUTION:-** Government is pleased to grant Government Land compris:  
of One plot bearing No. 32 in the layout approved by the Town Planning  
Department from Survey No. 141A in Ambivali in Bombay Suburban Dist:  
to the Municipal Art and Craft Teachers' Co-operative Housing So  
for construction of residential buildings for accommodating its mem  
whose list is appended to this Government Resolution duly approved.  
2. The Municipal Art and Craft Teachers' Co-operative Housing  
Society shall pay to Government the Occupancy Price for the land in  
accordance with the orders issued in the Government Resolution, Rev  
and Forests Department No. LCS-1064/10362-B, dated 21st January 1966  
3. The grant shall be also subject to the terms and conditions  
prescribed in the Government Resolution, Revenue and Forests  
Department No. LCS-42247-B, dated 23rd April 1965.  
4. The possession of land shall be given to the Society only  
Occupancy Price is paid by the Society, and sanad is executed in  
its favour.

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

*S. B. Patil*

COLLECTOR BOMBAY  
SUBURBAN DISTRICT  
DATE 20 AUG 1966

(S. B. PATIL.)  
Under Secretary to Government.

Accompaniment:- A list of members.

- To
- The Commissioner, Bombay Division,
  - The Additional Collector, Bombay Suburban District,
  - The Settlement Commissioner and Director of Land Records, Poona,
  - The Registrar of Co-operative Societies, Maharashtra State, Poona
  - The District Deputy Registrar of Co-operative Housing Society, Bom
  - The Deputy Director of Town Planning, Bombay,
  - The Accountant General Maharashtra State, Bombay,
  - The Pay and Accounts Officer, Bombay,
  - The Resident Audit Officer,
  - The Finance Department,
  - The Urban Development and Public Health Department,
  - The Agriculture and Co-operation Department.

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List of the approved members of  
the Municipal Art & Craft Teachers' Co-operative  
Housing Society.

Sr.No.	Name of the Member.	Monthly income.
1.	Shri. Anant Ramchandra Joshi.	Rs. 280/-
2.	Damodar Sitaram Joshi.	" 200/-
3.	Ganesh Vyankatesh Arikhindi.	275/-
4.	Vishwanath Gopal Gad.	280/-
5.	Kum. Vijaya Jivanji Kumbhar.	220/-
6.	Shri. Nandeo Kashiram Parkar.	275/-
7.	Bhivaji Raghunath Bovalskar.	200/-
8.	Harkant Pranay-Shanker Shukis.	249/-
9.	Valjibhai Deoraj Parmar.	" 205/-
10.	Smt. Navalben Krishna-Vijay Phansali.	181/-
11.	Shirin Shamrao Engineer.	263/-
12.	Deviben Pragji Marek.	220/-
13.	Vasundhara Vasant Pethakar.	" 180/-
14.	Meera Sadanand-Sitaram Mody.	168/-
15.	Shri Vasudeo Yeshwant Gad.	233.50.
16.	Ramchandra Vishwanath Sunkar.	229/-
17.	Smt. Jessicabai D. Salvi.	285/-
18.	Shri Suresh Vinayak Gad.	" 222/-
19.	Smt. Shubhangi Anand Sawant.	" 162
20.	Shri Shirang Ram Bhandare.	" 160/-
21.	Shanker Keshav Patankar.	" 286/-
22.	Smt. Ratan Kumari B. Sachdeo alias Mrs. Rani K. Wahi.	" 227/-
23.	Shri Keshav Raghunath Chitale.	" 222/-
24.	Shantaram Baburao More.	" 186/-
25.	Anant Shanker Kamble.	" 283/-
26.	Sakharan Ganpat Nivale.	" 227/-
27.	Hirihar Shanker Gad.	" 175/-
28.	Gajanan Shanker Gad.	" 300/-
29.	Raghavendra Gopal Lukkeri.	" 261/-

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PG.C/LAD/SATL 169 Bucked wali

Collector's Office, B.S.D.,  
Old Custom House Yard, Fort,

October, 1966.

Read:-

5-11-66

1. Government resolution Revenue & Forests Department No. ICS.2665/1-RE dated 29-9-66

ORDER

Government land measuring 990 Sq.yds comprising of 0.48 plot, bearing No. 1 of layout approved by Town planning Department from S.No. 161-A of Andheri East Municipal Area Bombay Suburban District is hereby granted to Craft Teachers Co. Housing Society for construction of residential buildings for accommodating it's members whose list is appended hereto, on payment of occupancy price, amounting to Rs. 409-10-00 in this office within a period of one month from the date of issue of this order and subject to the other conditions mentioned in the schedule attached hereto.

Craft Teachers

N.P.

Additional Collector,  
Bombay Suburban District.

To C.V. Anikhiwadi  
M.A. S.C.T. C.H.C.  
R.No 10, Municipal Market, School  
Vandri Kall Road, Chhabildas Rd  
Dadar, B.S.D.

- 1. Copy forwarded to the District Inspector of Land Records, Bombay Suburban District, Bombay-1.
  - 2. He is requested to verify the receipt of the payment from the Society and then hand over the possession to the Society and report compliance alongwith a pucca plan.
- Copy forwarded to the District Deputy Collector, Bombay Suburban District, Mamlatdar Andheri/Wandri/Kurla for information.

Additional Collector,  
Bombay Suburban District.

Received a copy of order  
President  
Craft Teachers  
Bombay

D.A.  
Pl. accept- Rs. 409-10 N.P.-00  
Certify  
3/11/66

accept of



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SCHEDULE I.

Conditions appended to the additional Collector, Bombay  
Suburban District's Order No.C/LND..... Dated.....  
----- *SATI. 16/1/1968 5-11-68*

The Society shall prepare a proper scheme for the development of the land at its cost and submit it within three months from the date of taking over possession of the land to the Additional Collector, Bombay Suburban District, and Greater Bombay Municipal Corporation along with a layout plan for construction of internal roads with provisions for sewers, drainage etc., and also showing construction of multi storeyed buildings ensuring maximum utilisation of land to the extent permissible within the floor space index for the area. Development of land and construction of roads and buildings should not commence till written approval of the Additional Collector, Bombay Suburban District and the Greater Bombay Municipal Corporation, to the layout is received.

2. That the Society or any member shall not sell or any way transfer by mortgage lease etc., any plot or block or flat out of the land to any person other than a member of a society or let or give on leave and licence basis and tenement, block or flat out of the land to any person other than member without obtaining previous written approval of the Additional Collector, Bombay Suburban District. The Additional Collector, Bombay Suburban District will have the right of first refusal whenever any tenement block or flat is to be let out or to be given on leave and licence basis and to nominate Government servants for the purpose. The Additional Collector shall exercise the right of first refusal within 30 days of receipt of intimation from the Society or its member.
3. That the Society shall not enrol any additional members or substitute any member in place of those approved by Government, except with previous written approval of Government.
4. That the Society shall inform Government of reduction in the number of members, if any, before commencing construction of roads and buildings and Government shall have right to resume any land rendered surplus to the reasonable requirements of Society.
5. That no individual plots shall be given to members and the Society shall be bound to construct multi storeyed buildings roads and drains etc., within two years from the date of taking over possession of the land in accordance with the approved layout of the additional Collector, Bombay Suburban District, and Greater Bombay Municipal Corporation.
6. That the Society shall not utilise any part of the land directly or indirectly, for the commercial, business or professional purpose except as provided for in layout approved by the Additional Collector, Bombay Suburban District, and Greater Bombay Municipal Corporation or with the prior written approval of Government.
7. That the Society shall comply with all the building rules and regulations prescribed and made applicable to the area under the provisions of the Town Planning Act and Bombay Municipal Corporation Act.
8. That the Society shall obtain from the appropriate Revenue Authority the N.A. Permission before starting N.A. use in respect of the lands as required under Section 65 of Bombay Land Revenue

contd..

9. That the Society shall pay to the appropriate revenue authority, on due dates the N.A. Assessment in respect of the land at the rates prescribed by Government of the locality subject to the provisions of Rule 86(1) (B) of the Bombay Land Revenue Rules, 1921.

10. That the Society shall be liable to be evicted and the land and buildings resumed by Government without payment of any compensation in case there is breach of any of the conditions of grant of land and failure on the part of the Society to remedy the breach within 6 months from the date of issue of notice by the Additional Collector, Bombay Suburban District, communicating the breach.

11. That the Society shall be bound to take necessary steps to compel any member of the society who has committed breach of any of the conditions of grant of land to remedy the breach immediately and failure on the part of the member to remedy the breach of condition of grant of land within a period of six months from the date of issue of notice by the Additional Collector Bombay Suburban District, communicating the breach shall be deemed to be a breach committed by the Society itself and the society will render itself liable to eviction and resumption of land and buildings by Government without payment of any compensation.

12. That the Society shall sign an agreement in form HHI as required by Additional Collector, Bombay Suburban District, embodying the above conditions and any additional conditions as may be considered necessary by the Additional Collector, Bombay Suburban District.

13. That the possession of land shall not be given to the Society unless the Society pays in full to the Additional Collector Bombay Suburban District, occupancy price of land and other dues, if any that may be communicated to it by the Additional Collector, Bombay Suburban District.

dc *[Signature]*  
Additional Collector,  
Bombay Suburban District.

D'kar/310.

*S 03*  
*27/1/66*



List of the approved members of the  
Municipal Art & Craft Teachers' Co-operative  
Housing Society.

Sl. No.	Name of the member.	Monthly Income.
1.	Smt. Anant Ramchandra Joshi	Rs. 380/-
2.	" Dattar Sitaram Joshi	" 200/-
3.	" Ganesh Vyankatosh Anbhindi	" 275/-
4.	" Vishwanath Gopal Gad.	" 250/-
5.	" Ksm. Vijaya Jivanji Kumbhar	" 220/-
6.	Shri Vasdeo Kashiwas Narkar	" 275/-
7.	" Bhivaji Raghunath Dewalekar	" 200/-
8.	" Harinar Pranay-Shanker Shukla.	" 240/-
9.	" Vajirbhai Deora's father	" 200/-
10.	Smt. Nevalba Krishna Vijay Bhansali	" 180/-
11.	" Chirin Shurao Buxinor.	" 240/-
12.	" Suriben Prarji Manek	" 200/-
13.	" Vasudhara Vasant Pathakar	" 180/-
14.	" Naara Sadanand Sitaram Mady.	" 160/-
15.	Shri Vasdeo Yashwant Gad.	" 220.00
16.	" Rameshwar Vishwanath Shukar.	" 220/-
17.	Smt. Jaccibai J. Dalvi.	" 225/-
18.	Shri Suresh Vinayak Gad.	" 225/-
19.	Smt. Shubhangi Anand Sawant.	" 160/-
20.	Shri Sitaram Ram Bhandare	" 160/-
21.	" Shankar Keshav Patankar	" 225/-
22.	Smt. Patai Kismari R. Sachdeo I alias Mrs. Smt. M. Yashvi Mahil	" 220/-
23.	Shri Keshav Raghunath Chitilo.	" 220/-
24.	" Sheataram Baburao Kore	" 125/-
25.	" Anant Shankar Khatlo.	" 260/-
26.	" Sarabjeem Ganpat Divate	" 220/-
27.	" Harinar Shankar Gad.	" 175/-
28.	" Gajanan Shankar Gad.	" 200/-
29.	" Raghavendra Gopal Tukrota.	" 230/-



No. C/LWD-37-11-16-Asbivali,  
Addl. Collector's Office, B.S.D.  
Old Custom House Yard, Fort,  
Bombay-1, Dt. Mar. 1971.

Read :-

1. Govt. Resolution No. LRS-2665/AI (Unit) dated 29-7-1968.
- ii. This office order No. C/LWD-37-11-16-Asbivali dated 5-11-1970.

CORRECTION :

For the wards and figures "Government land comprising of one Plot bearing No.1 in the layout approved by the Town Planning Department from S.No.141-A of Asbivali in B.S.D. appearing in the para 1 of the office order dated @ 5.11.68 the words and figures "Govt. land comprising of one plot bearing No.121 in the layout approved by Town Planning Deptt. from S.No.141-A of Asbivali in B.S.D. should be substituted.

Additional Collector,  
Bombay Suburban District.

To

The President,  
Municipal Art & Crafts Teachers' Co-op  
Housing Society,  
C/o. Special Shikshan Sangh, Room No.10, L.J. Road,  
Municipal Marathi School, Vansali Hall Bldg.,  
Chhabildas Road, Dada, Bombay-22.

Copy to :- 1. Dist. Inspector of Land records, B.S.D.  
2. Sub Divisional Officer, B.S.D.  
for information.

Copy submitted to the Govt. in Revenue and Forests  
Department, Asbivalaya, Bombay-32 with reference to his  
endorsement No. LRS-2665/1-BI dated 13-9-1968 for  
communicating early orders passed if any.

Additional Collector,  
Bombay Suburban District.



No. C/AD/11-16 Suburban  
Collector's Office, P.S. Dny,  
Old Custom House Yard, Fort,  
Bombay-1. 9/11 Feb 75.

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Re:- 1) Government in Revenue & Forests Department's  
Resolution No. 108/1655/5-XI-PI dated 11-6-70

2) This office casepapers bearing file No. C/AD/  
11-16-Suburban

ORDER

The area of the plot No. 101 of the layout approved by the  
Town Planning Department from S.No. 111-A of Suburban District  
Municipal Corporation stated in this office order  
No. C/AD/11-16 Suburban dated 5-11-68 should be read as  
100 sq.yds. instead of 920 sq.yds.

The amount of emergency price stated in this office  
order No. C/AD/11-16 Suburban dated 5-11-68 should therefore  
be Rs. 413.25 (Rs. four hundred thirteen and paise twentyfive  
only) instead of Rs. 419.40. The Municipal Art and Craft  
Teachers Co. Op. Housing Society should therefore pay the  
difference of Rs. 6.15 (Rs. six and paise fifteen only) to this  
office forthwith.

*[Signature]*  
Additional Collector,  
Suburban District.

The President,  
Municipal Art and Craft Teachers Co. Op. Housing Society,  
c/o Social Welfare Club,  
No. 10, Municipal Marathi School,  
Municipal Art Building,  
Sambhidas Road, (under West)  
Bombay-22.

- 1) Cop. forwarded to the District Inspector of Land  
Records, Bombay Suburban District, Bombay.
- 2) He is requested to verify the receipt of payment  
from the society and then hand over possession to the  
society and report compliance alongwith this.
- 3) Cop. forwarded to the Sub-Divisional Officer, Bombay  
Suburban District/ The Tahsildar Ashri for information.
- 4) Cop. forwarded to the Deputy Assistant, Accounts Branch.

*[Signature]*  
Additional Collector,  
Suburban District.



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No. C/LHD/SR/11/107-4.  
Additional Collector's Office,  
Bombay Suburban District,  
Old Custom House Yard, Fort, Bombay.

Date:- 18<sup>th</sup> October, 1972.

- READ:-
- 1) This office order No. C/LHD/SR/11/107 Ambivali dated 5.11.66.
  - 2) This office order No. C/LHD/SR/11/16 Ambivali dated 9.2.72.
  - 3) The District Inspector of Land Records B.S.D.'s Letter No. L.G.P.R. 2984(I) dt. 11.2.72
  - 4) The file bearing No. C/LHD/SR/11/107 Ambivali.

**ORDER**

survey correction in respect of the plot No. 123  
from S.No. 141-4 of the village Ambivali amounting  
1000 sq. yds. (836 sq. Mtr) which has been granted to the  
Municipal Arts and Craft Teachers Co-opp. Housing Society  
and possession of which is given on 28.2.72 should be made.

*P. R. Bhalerao*  
Additional Collector,  
Bombay Suburban District.

**Copy forwarded to:-**

- 1) The Sub-Divisional Office, B.S.D. for information.
- 2) Tehsildar Ambheri for information and necessary action.
- 3) The Dist Inspector of Land B.S.D. for information.
- 4) The City Survey office, No. 11, Baniya Building S.W. Road  
Jogeshwari (West.)

*P. R. Bhalerao*  
Additional Collector,  
Bombay Suburban District.

W/-10.10.72.





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No.LCS-2680/192/CR-275/G-4.  
Revenue and Forests Department  
Mantralaya, Bombay-400 032.  
Dated the, 27th January 1982.

Subject:- Lands : Bombay Suburban District  
Plot No.121 out of S.No.141-A Ambivali-Grant of-  
Extention of building period to the Municipal  
Arts and Crafts Teachers Co-Op.Hsg.Society.

.....

**MEMORANDUM :** The undersigned presents compliments to the Additional Collector, Bombay Suburban District and with reference to his letter No.C/Desk-III/LND-II-B-CR-94, dated 16-10-1981 is directed to grant extension of building period to the Arts and Craft teachers Co-Operative Housing Society on plot No.121 Ambivali in Bombay Suburban District (granted to it under Govern-ment Resolution No.LCS-2665/1-AI(Unit) dated 29-7-1966.) The extension of the building period should be for a period of 2 years with effect from date of issue of orders to that effect by the Additional Collector, Bombay Suburban District in accordance with the orders issued in Government Resolution, Revenue and Forests Department No.LND-4057/167146/AI dated 21-11-1957.

2. The Additional Collector, Bombay Suburban District should now fix the amount of premium and recover it from the society and then issue final orders in the matter.

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

*[Signature]*  
Assistant Secretary to Government,  
Revenue and Forests Department.

To

The Additional Collector, Bombay Suburban District.

Copy forwarded to the:-

The Commissioner, Konkan Division, New Bombay.

*[Handwritten Signature]*  
OFFICE OF THE  
ADDITIONAL COLLECTOR  
BOMBAY SUBURBAN DISTRICT  
2 FEB 1982

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*[Handwritten Signature]*



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क्रमांक एलसीएस १६८७/५०६/सीआर/१२९४/ग४.  
महसूल व वन विभाग,  
मंत्रालय, मुंबई-४०००३२.

दिनांक: -6 JUL 1987

विषय:- जमीन-बी.एस.डी.  
मौजे आंबिडली तालुका अंधेरी  
स.नं. १४१ अ भूखंड क्रमांक १२१  
क्षेत्र ८३६ चौ. मि. [१००० चौ. वार]  
म्युनिसिपल आर्ट अॅन्ड क्राफ्ट टिचर्स सहकारी  
गृहनिर्माण संस्थेला मंजूर झालेले संस्थेची वूमारत  
बांधण्यासाठी मुदतवाढ देणे बाबत.

ज्ञापन:-

अपर जिल्हाधिकारी, मुंबई उपनगर जिल्हा यांच्या वरील विषयावरील आयुक्त कोकणा विभाग कोकणा भवन नवी मुंबई यांना पाठविलेल्या पत्र क्रमांक ३३४/कार्यात्मन ३/जमीन २ब/सीआर २४ दिनांक ६/१/१९८७ च्या संदर्भाने त्यात स्पष्ट केलेल्या परिस्थितीत मला असे कळविण्याचा आदेश आहे की म्युनिसिपल आर्ट व क्राफ्ट टिचर्स को.ऑ.हौसिंग सोसायटी या संस्थेत आंबिडली येथील स.क्र. १४१ अ मधील मंजूर करण्यांत आलेल्या भूखंड क्रमांक १२१ वर बांधकाम करण्याच्या कालावधीत दिनांक ३०/६/१९८८ पर्यंत मुदतवाढ देण्यास खालील अटी व शर्तीवर शासनाने मंजूरी दिली आहे.

अ) संस्थेने आवश्यक ते बांधकाम दिनांक ३०/६/१९८८ पर्यंत पूर्ण करणे आवश्यक आहे अन्यथा संस्थेकडून संबंधित भूखंड, संस्थेला कतल्याहि प्रकारचा मोबदला न घेता शासन काढून घेईल.

ब) शासन निर्णय महसूल व वन विभाग क्रमांक एलएनडी ४८५७/१६२१४६-अ१, दिनांक २१/११/१९५७ अन्वये दिलेल्या आदेशानुसार संस्था शासनास आवश्यक ती प्रिमीयमची रक्कम भरणा करील.

अपर जिल्हाधिकारी याबाबत आवश्यकती कार्यवाही करतील.

सोबत कागदपत्रांची संचिका परत करण्यांत येत आहे.

महाराष्ट्राचे राज्यपाल यांचे आदेशानुसार व नांवाने,

*G. M. S. Patil*  
[भा. के. टळवी]  
कक्ष अधिकारी,  
महसूल व वन विभाग.

12920  
OFFICE OF THE  
JOINT COLLECTOR  
MBA & SUBURBAN DIST.  
Date 7/7/87  
प्रति,

अपर जिल्हाधिकारी, मुंबई उपनगर जिल्हा, यांजकडे कागदपत्रांच्या संचिकेसहित रवाना.

प्रत आयुक्त कोकण विभाग, कोकण भवन, नवी मुंबई पांजळे  
त्याचेकडील पत्र क्रमांक आरबी/डेस्क/२/सलएनडी [१] २८२८  
दिनांक १२/२/१९८७ च्या संदर्भात रवाना.