

Recd:-1) G.O. Industries and Co-op. Department No. GH/1008/37/55-Top II, dated 10-4-59-

2) G.O.R.D. No. ICS 50/B, dated 4-10-58.

3) Correspondence ending with letter No. GSO/LSD. 50.V-799, dated 20-3-1959 from the Additional Collector, B.S.D.

Collector BOMBAY
MUMBAI DISTRICT
DATE 15 SEP 1959

No. 43 L.S. 4097
Commissioner's Office, B.S.D.,
Old Canton Ho. no, Fort, Bombay,
Dated 15th September 1959.

ORDER

The Chief Promoter, Mahatma Jyotiba Fulke Co-operative Housing Society Ltd. has applied for grant of land from S.No. 342 of Mulund. There are 21 members in the Society (20 belonging to scheduled caste and 1 other S.C.) The Society is eligible for grant of land measuring 4¹/₂ - 12¹/₂ GG in accordance with the orders contained in G.O.R.D. No. GH 1559-C, dated 22-3-1959. The Senior Assistant to the Consulting Surveyor has valued the land at Rs. 4/- per square yard. The Joint Registrar of Co-operative Societies, B.S. Poona has recommended the grant of land to the society. The total value of the land measuring 4¹/₂ - 12¹/₂ GG work out to Rs. 25440/- (Rupees Twenty Five thousand four hundred and four only)

The Commissioner, Bombay Division is pleased to sanction the grant of 1 acre 12¹/₂ guntas of land out of Survey No. 342 of Mulund, B.S.D. to the Mahatma Jyotiba Fulke Co-operative Housing Society Ltd. for housing purposes free of occupancy price under the post war reconstruction scheme No. 379 on permanent lease, subject to the conditions prescribed in G.O.R.D. No. 1970/45, dated 17-10-1947 and the following additional conditions:-

(i) That the society shall prepare a proper scheme for the development of the land at its cost and submit a lay out plan within three months from the date of taking over possession of the land for the approval of the Collector through the consulting Surveyor to Government;

(ii) That subject to the instructions contained in G.O.R.D. No. ICS 1697/14027-B, dated 17-10-58, the society shall not sell or in any way transfer by mortgage, lease etc, any of the plots out of the land to any person other than one of their members or let any tenements to non-members without obtaining previous approval of the Collector, in writing. The Collector will permit such letting provided that in the behalf preference is given to backward class persons who have no houses of their own.

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- (iii) that the society shall be bound to construct the buildings, roads and drains in accordance with approved scheme within two years from the date of taking over possession of the land;
- (iv) that the society shall comply with all building regulations prescribed and made applicable to the area under the Land Revenue Code and the rules made there under;
- (v) that the society shall pay non-agricultural assessment in respect of the land at the rate current in the locality;
- (vi) that any one transgression of the plot shall be liable to be evicted from the plot in respect of which a breach of any of the conditions has occurred, without compensation, on the Collector's giving notice of the breach, and the party concerned failing to remedy the breach within six months from the date of the notice;
- (vii) that the zamindari grant shall be liable to be cancelled and land be resumed to Government without any compensation for breach of any of the conditions on the Collector's giving notice of the breach and society failing to remedy the same within six months from the date of notice, and;
- (viii) that the society shall sign agreements in form "B" or "B1" as required by the Collector embodying the above conditions in addition to the conditions considered necessary by the Collector.

Sd/- S. A. Sankar
 Commissioner, Bombay Division.

By
 To

- The Registrar of Co-operative Societies, Poona. 1.
- The Director of Social Welfare, Poona.
- The Consulting Surveyor to Govt. S. Poona.
- ✓ The Collector of S.S.D. (with case papers)
- The Assistant Registrar of Co-op. Societies, Bombay. BR-1, JTB(A) in Revenue Branch.

Copy submitted for information to Govt. in
 The Industries and Co-Op. Deptt.
 The Revenue Department.
 The Labour and Social Welfare Department.

S. A. Sankar
 For Commissioner, Bombay Division.