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City of Bombay, Suburban District,  
T.P. Scheme III-Chhatkopar,  
to the 'Nov Ashok' Co-operative  
Housing Society.

GOVERNMENT OF MAHARASHTRA,  
Revenue and Forests Department,  
Resolution No. CSR 2137/19352-AI(Grant)  
Sachivalaya, Bombay-25. Dated:- 15<sup>th</sup> May, 1957.

1. Government of Maharashtra is pleased to grant Government land comprising of three plots bearing No. 33, 37 and 38 in the T.P. Scheme III of Chhatkopar in Bombay Suburban District to the 'Nov Ashok' Co-operative Housing Society for construction of residential buildings for accommodating its members. A list is appended to this Government Resolution duly approved.

2. The 'Nov Ashok' Co-operative Housing Society shall pay to Government the Occupancy Price for the land in accordance with the orders issued in the Government Resolution, Revenue and Forests Department No. CSR-1504/19352-B, dated 21st January 1953.

3. The grant shall be also subject to the terms and conditions prescribed in the Government Resolution, Revenue and Forests Department No. LR-43247-B, dated 23rd April, 1955.

4. The possession of land shall be given to the Society only after Occupancy Price is paid by the Society and same is executed in its

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

COLLECTOR BOMBAY  
SUDHAR 24 MAY 1957  
DATE

*S. M. M. S.*

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

Enclosure - A list of members.

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

112/5/1957.

Plot no 33 - 601  
37 - 601  
38 - 601  
703

Additional Collector,  
Bombay Suburban District.

NEW ASSAM COLLECTIVE HUNTING SOCIETY.

List of members approved by Government, in accordance  
to Government Resolution, Revenue and Forests Department No.  
LCS 2067/66B12-11(Unit) dated the 16<sup>th</sup> May 1967.

Sr.No.	Name of the member.	monthly income Rs.
1.	Shri Chyantal Velimha'	500/-
2.	Shri Bhuvan Govji Patel	400/-
3.	Shri Gokhadaji Vajji Patel	500/-
4.	Shri Suresh Bawa Patel	450/-
5.	Shri Devji Ambatal Patel	500/-
6.	Shri Devji Damiji Patel	500/-
7.	Shri Parthab Govji Patel	500/-
8.	Shri G.N. Thakker	500/-
9.	Shri P. Bachardas	600/-
10.	Shri H.C. Mehta	500/-
11.	Smt. P.B. Gandhi	350/-
12.	Smt. N.B. Kotak	500/-
13.	Shri S.N. Patki	600/-
14.	Smt. S.A. Wadde	500/-
15.	Shri S.N. Wadkerkar	500/-
16.	Smt. C.D. Dubal	350/-
17.	Shri S.G. Gada	1400/-
18.	Shri H.M. Shah	700/-
19.	Shri K.B. Shinghani	350/-
20.	Shri S.S. Raje	500/-
21.	Shri Baskarlal Karilal	500/-

stp/12.5.

REGD NO 1803

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

N<sup>o</sup> 1803  
Suburban-2007

REGD-

1. Government Resolution Revenue & Forests  
Department No. LRS 100/100-05 (2007) dt 10/04/2007

ORDER

Government land measuring ..... 1803 ..... Sq. Yds.  
comprising of ..... Plots bearing No. ....  
of layout approved by Town Planning Department from .....  
in Taluka Ranby Suburban District is hereby granted to .....  
Co-op. Housing Society, for construction of residential buildings  
for accommodating its members whose list is appended hereto.  
Amount of occupancy price, amounting to .....  
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.

*[Signature]*  
Additional Collector,  
Ranby Suburban District.

To  
Sh. V. C. Dhanraj,  
New Suburban Co-op Housing Society.

- 1. Copy forwarded to the District Inspector of Land Records,  
Ranby Suburban District, Ranby-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 along with a price list.

Copy forwarded to the District Deputy Collector, Ranby  
Suburban District, Neelambar Anchari / Barivali / Kuria for  
information.

*[Signature]*  
Additional Collector,  
Ranby Suburban District.

*[Handwritten notes]*  
The list of  
members of  
the society  
is being  
checked.  
The amount  
of occupancy  
price is being  
verified.  
The possession  
is being  
handed over  
to the society.

SCHEDULE I.

Conditions appended to the additional Collector, Bombay Suburban District's Order No. C/LHD/Jf/L. 1342... Dated. 2.11.1953.

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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 storied buildings - ensuring optimum utilization 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 lease 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 lease 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 entrol 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 storied 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 prefect-district 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 Code.

contd..

D. That the Society shall pay to the appropriate revenue authority, on due dates the H.A. Assessment in respect of the land at the rates prescribed by Government of the locality subject to the provisions of Rule 86(1) (D) 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 3 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 III 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.

14. The Society has to pay the Government contribution amounting to Rs. 1955/- to Municipal Corporation weekly, under authority of the Govt. of M.S.S.

Ok

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Additional Collector,  
Bombay Suburban District.

D/Kar/210.

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