SUB DIVISIONAL OFFICE CHANDRAPUR

APPENDIX D-1

SANCTION OF BUILDING PERMISSION

AND COMMENCEMENT CERTIFICATE

Building Permit No - 1533711 Permit No. : RPCHA/B/2026/APL/00745

Proposal Code : RPCHA-25-48234 Date : 05/09/2026

Building Name :	SHARON PUBLIC SCHOOL(Educational)	Floors :	GROUND FLOOR,FIRST FLOOR

To,

i)Samuel Devaprasad Stephens,

SURVEY NO.644, VILLAGE-SHENGAON, DIST-CHANDRAPUR

ii) Manish Mishra (Architect)

Sir/Madam,

With reference to your application No **RPCHA202500131**, dated **19-07-2025** for the grant of sanction of Commencement Certificate under Section 18/44 of The Maharashtra Regional and Town Planning Act, 1966 read with **Maharashtra Land Revenue Code, 1966** , to carry out development work / Building on Plot No **644**, City Survey No./Survey No./Revenue S.No./Khasra No./Gut No. **644**, Final Plot No. **644**, Sector No. , Mouje **Shengaon** situated at Road / Street **Shengaon**, Society **Shengaon** . The Commencement Certificate / Building Permit is granted under Section 18/45 of the said Act, subject to the following conditions :

1. The land vacated in consequence of the enforcement of the set back line shall form part of the public street.
2. No new building or part thereof shall be occupied or allowed to be occupied or permitted to be used by any person until Occupancy permission has been granted.
3. The Development permission/Commencement Certificate shall remain valid for a period of one year commencing from the date of its issue.
4. This permission does not entitle you to develop the land which does not vest in you.
5. This permission is being issued as per the provisions of UDCPR. If any permission is required to be obtained from any department of the state or central government under the provisions of any other laws / rules , it shall be binding on the owner/ developer to obtain such permission from the concerned authority.
6. Information Board to be displayed at site till Occupation Certificate.
7. If in the development permission reserved land/amenity space/road widening land is to be handed over to the authority in the lieu of DEVELOPMENT RIGHTS if any, then necessary possession receipt, registered transfer deed alongwith change in name on record of rights shall be executed in the name of authority with in 6 month from the commencement certificate.
8. All the provision mentioned in UDCPR,as may be applicable, shall be binding on the owner/developer.
9. Provision for recycling of Gray water ,where ever applicable shall be completed prior to completion certificate and design, drawing with completion certificate shall be submitted along with the application for occupancy certificate.
10. Lift Certificate from PWD should be submitted before Occupation Certificate, if applicable.
11. Permission for cutting of tree, if necessary, shall be obtained from the tree authority. Also the certificate/letter for plantation of trees on the land, if required under the provision of tree act, shall be submitted before occupation certificate.
12. All guidelines mentioned in the environment and forest climate change department, Govt. of Maharashtra, letter no CAP-2023/CR-170,TC-2, Date : 27/10/2023 shall be followed, if applicable
13. Areas/cities where storm water drainage system exists or designed, design and drawings from Service consultant for storm water drainage should be submitted to the concerned department of the authority before Commencement of the work and completion certificate of the consultant in this regard shall be submitted along with the application for occupancy certificate.

SUB DIVISIONAL OFFICE CHANDRAPUR

APPENDIX D-1

SANCTION OF BUILDING PERMISSION

AND COMMENCEMENT CERTIFICATE

Building Permit No - 1533711

Permit No. : RPCHA/B/2026/APL/00745

Proposal Code : RPCHA-25-48234

Date : 05/09/2026

14. Authority will not supply water for construction.

Signature Not Verified

Digitally signed by VISHAALKUMAR SHALIKRAM MESHRAM
Date: 2026.09.05 13:45:46 IST
Reason: Approved Certificate
Designation : Sub Divisional Officer
Location: SUB DIVISIONAL OFFICE CHANDRAPUR
Project Code : RPCHA-25-48234
Application Number : RPCHA202500131
Proposal Number : 1533711
Certificate Number : RPCHA/B/2026/APL/00745

Sub Divisional Officer,

SUB DIVISIONAL OFFICE CHANDRAPUR,

Scan QR code for verification of authenticity.

Government of Maharashtra

उपविभागीय अधिकारी तथा उपविभागीय दंडाधिकारी, चंद्रपूर यांचे कार्यालय

महाराष्ट्र शासन

Email – sdm.chandrapur@gmail.com Phone No.07172-251401

File No 117: P1/2026/बांधकाम परवानगी/

Dated 3/ /2026

प्रति,

ग्राम महसूल अधिकारी
शेणगाव

मार्फत – तहसिलदार, चंद्रपूर

विषय – गौजा-शेणगाव येथील सर्वे नं. 644/1 मधील अकृषक प्लॉट नं. आराजी 7,717.72 चौ.मी. पैकी 1,402.66 चौ.मी. जागेवर वाणिज्य प्रयोजनार्थ बांधकाम परवानगी मिळणेबाबात. अर्जदार रेव्ह.सॅम्युएल डी स्टीफन राजा अध्यक्ष न्यु लाईफ वर्ल्ड मिशन राह.चंद्रपुर ता.जि. चंद्रपूर

उपरोक्त संदर्भीय अर्जाचे अनुषंगाने कळविण्यात येते की, आवेदक यांनी विषयांकीत जागेवर बांधकाम परवानगी मिळणेबाबत अर्ज सादर केलेला आहे, तरी खालील मुदयावर मौका चौकशी अहवाल सादर करावा.

1. निवास व वाणिज्य अकृषक परवानगी आदेशातील सर्व अटी व शर्तींचे पालन करण्यात आले किंवा कसे ?
2. लेआऊट विकसित करण्यात आला आहे काय ?
3. अभिन्यासातील रस्ते,नाल्या आणि खुली जागा विकास करुन स्थानिक प्राधिकरणाला हस्तांतरीत करण्यात आले आहे काय ?
4. चालु वर्षाचा अकृषक सारा जमा करण्यात आला आहे काय ?
5. प्रस्तावित बांधकामाचा पोच मार्ग मौक्यावर अस्तित्वात आहे काय ?
6. इतर प्लॉट धारकांचे हक्क बाधीत होते किंवा कसे
7. लेआऊट धारकांचे/स्थानिक प्राधिकरणाने सर्व नागरी सुविधा उपलब्ध करुन दिल्या आहे काय .
8. सदर जागा भुसंपादनाकरिता प्रस्तावित आहे किंवा कसे ? असल्यास त्याबाबतचा अभिप्राय

आपण स्वत: स्थळ निरीक्षण करुन स्थळ निरीक्षण अहवाल सोबत जोडावा.

सहपत्र - जाहीरनामा.

नायब तहसिलदार,
उपविभागीय अधिकारी ,
चंद्रपूर

प्रतिलीपी – अर्जदार रेव्ह.सॅम्युएल डी स्टीफन राजा अध्यक्ष न्यु लाईफ वर्ल्ड मिशन राह. चंद्रपुर ता. जि. चंद्रपूरयांना माहीतीस अग्रेषीत.

नायब तहसिलदार .
उपविभागीय अधिकारी ,
चंद्रपूर

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Government of Maharashtra

TAHSIL OFFICE CHANDRAPUR
APPENDIX D-3
FINAL APPROVAL
TO THE LAND SUB-DIVISION / LAYOUT

लोकसेवा हक्क कायदा
Right to Public Service Act
आपली सेवा आपले कर्तव्य

Proposal Number : 3649877
Proposal Code : RPCHA-24-96835

Approval No. : RPCHA/LF/2024/APL/00118
Date : 28/12/2024

To,
i)Samuel Devaprasad Stephens President New Life World Mission
SURVEY NO- 644, MOUZA- SHENGAON, TAH- CHANDRAPUR, DIST- CHANDRAPUR
ii) manish mishra (Architect)

Sir/Madam,

With reference to your application No **RPCHA202400456**, dated **30-09-2024** for the land sub-division approval, under Section 18/44/58 of The Maharashtra Regional and Town Planning Act, 1966 read with Section **Maharashtra Land Revenue Code, 1966** ,to carry out development work in respect of land bearing City Survey No./Survey No./Revenue S.No./Khasra No./Gut No. **644** , Final Plot No. , Mouje **SHENGAON** situated at Road / Street **SHENGAON**, Society , the land sub-division layout is **finally approved as demarcated**, under Section 18/45 of the Maharashtra Regional & Town Planning Act, 1966, subject to the following conditions:

1. It shall be the responsibility of the owner to carry out all the development work including construction of roads, sewer lines, water supply lines, culverts, bridges, street lighting, etc. and hand it over to the Planning Authority /Collector after developing them to the satisfaction of the Authority
2. If you wish that the Planning Authority /Collector should carry out these development works, then you will have to deposit the estimated expenses to the Planning Authority /Collector in advance, as decided by the Authority
3. As per the undertaking submitted by you in respect of recreational open space as stipulated in Regulation No.3.4, the said open space admeasuring stand vested in the name of plot holders of the layout or society of the plot holders and you have no right of ownership or interest in the said recreational open space
4. This permission does not entitle you to develop the land which does not vest in you

Signature Not Verified

Digitally signed by VIJAYARJUN PAWAR
Date: 2024.12.28 10:28:16 IST
Reason: Approved Certificate
Designation : Tahsildar
Location: TAHSIL OFFICE CHANDRAPUR
Project Code : RPCHA-24-96835
Application Number : RPCHA202400456
Proposal Number : 3649877
Certificate Number : RPCHA/LF/2024/APL/00118

Government of Maharashtra

Tahsildar,
TAHSILDAR,CHANDRAPUR,

Scan QR code for verification of authenticity.