



**Dharavi Rehabilitation Project
Slum Rehabilitation Authority**

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No.SRA/DRP/T.P./F.N.333/ 30 /2019
Date : **8 FEB 2019**

To,
The Municipal Commissioner,
Municipal Corporation of Greater Mumbai,
Mahapalika Marg No.1,
Fort, Mumbai - 400001.

- Sub : Facility of deferment of payment for "additional FSI on payment" payable to Dharavi Redevelopment Project / Slum Rehabilitation Authority.
- Ref : 1) DRP office's letter dtd.08.11.2017 addressed to Principal Secretary, UDD-I.
2) UDD Notification No.TPB-4316/CR-237/2016/UD-11, dtd.08.01.2018.
3) Sanctioned DCPR-2034 for Greater Mumbai.
4) TPB-4317/1005/CR302/2017/UD-11, dtd.06.01.2018
5) MCGM Circular no CHE/DP/15755/GEN dtd.06.09.2017 & 20.11.2017.
6) MSRDC/01/VC&MD/2018/8759 dtd.15.12.2018.
7) P.E.A.T.A. (I) letter dtd.08.12.2018.
8) Shri.Mangal Prabhat Lodha (MLA)'s representation dtd.10.01.2018.

Sir,

Government of Maharashtra has sanctioned the Development Control and Promotion Regulation 2034 for Greater Mumbai (DCPR-2034) and the same is in force from 12th November, 2019.

DCPR no.30 provides for premium for additional FSI and note no.6 below provides that *"the premium shall be charged for additional FSI on payment of premium for built up area at the rate of 50% of the land rates as per ASR of the year in which such FSI is granted or as may be decided by Government from time to time. Premium so recovered shall be shared between the State Government, MCGM, MSRDC and Dharavi Authority on 25:25:25:25 basis."*

Provisions for collecting premium for additional FSI were included in the earlier DCR for Greater Bombay, 1991. MCGM by its circular dtd.06.09.2017 have made provisions for collection of their premium towards additional FSI through 3 instalments for buildings up to 70 Meter height and 4 instalments above 70 Meter height.

Government in UDD vide their letter dated 06.01.2018 have also accorded approval for collection of Government's share in the premium amount in similar manner.

In view of the above, it to submit that Dharavi Redevelopment Project / Slum Rehabilitation Authority has no objection in collection of premium for additional FSI for Dharavi Redevelopment Project's share in the same manner as tabulated below :

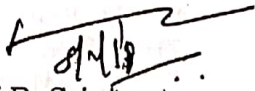
Initial Payment	At the end of months with interest		
	12 th	24 th	36 th
For Buildings up to 70 m height			
1 st Instalment	2 nd Instalment	3 rd Instalment	4 th Instalment
33%	33%	34%	Not applicable
For Buildings above 70 m height			
1 st Instalment	2 nd Instalment	3 rd Instalment	4 th Instalment
25%	25%	25%	25%

It will be mandatory to pay the first instalment at the time of IOD. Subsequent instalments shall have to be paid with 12% interest on the due amount payable. If the instalments are not paid in timely manner, a penalty at the rate of 18% per annum shall be levied on the amount due to be paid.

Further, MCGM is requested to transfer the share of Dharavi Redevelopment Project (DRP) from the premium so recovered and deposited each time immediately within 10 days after receipt of the said premium amount.

Thanking you.

Yours faithfully,


 (S.V.R. Srinivas)
 Chief Executive Officer
 & Officer on Special Duty
 Dharavi Redevelopment Project

Copy submitted for kind information :

- 1) The Additional Chief Secretary, Housing Department, Mantralaya, Madam Kama Marg, Hutatma Rajguru Chowk, Mumbai - 400 032.
- 2) The Principal Secretary, Urban Development Department-I, Mantralaya, Madam Kama Marg, Hutatma Rajguru Chowk, Mumbai - 400 032.

Copy to:

- ✓ 1) The Chief Engineer, Development Plan, MCGM, Mahapalika Marg No.1, Fort, Mumbai - 400001.
- 2) The Finance Controller, Slum Rehabilitation Authority, Bandra (East), Mumbai-400051. It is directed to communicate Account Head and Account Number of Dharavi Redevelopment Project / Slum Rehabilitation Authority to be opened for above purpose to MCGM.

बृहन्मुंबई महानगर पालिका
प्रमुख अभियंता (विकास नियोजन)

यांचे कार्यालय
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क्र.प्र.अ./दि.नि./

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Dy. Ch. E. C. D. P. I / II

Dy. Ch. E. C. B. P. City / CWS I / CWS II / ES


Chief Engineer (DP)