



SLUM REHABILITATION AUTHORITY

Circular No. 171

SRA/ENG/09/2016

19 JAN 2016

OFFICE ORDER

Sub: Regarding submission of NOC from A.A. & C. of MCGM ward.

It has been seen that, one of the condition of IOA/LOI is to submit NOC regarding "No dues pending certificate from Assistant Assessor and collector" of the respective MCGM ward.

However representation are received stating many times these dues are under challenge in various forums. Similarly, representation are made to MCGM either for extension of dead line for payment or instalments and hence no dues certificate cannot be submitted.

To resolve this issue it is decided as follow:

The condition for complying the NOC from A.A. & C of respective ward is required before C.C. of the Sale portion. However the Owner / Developer / Society of S.R. Scheme will be given an option to lien the sale portion as calculated below. The registered undertaking in that respect mentioning that **"The _____ sq.mts. of sale BUA is liened with SRA till the submission of no dues pending certificate from A.A. & C. of MCGM ward and Developer will not create any Third Party rights on the said BUA till the lien is revoked by SRA."**

A = Amount raised by MCGM.

B = Ready Reckoner rate of Residential/Commercial/Industrial building of that year.

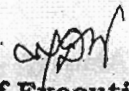
$$\text{Sale BUA to be Lien} = \frac{(2 \times A)}{B} = \text{_____ sq.mts.}$$

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Notes:

- 1) The sale BUA as worked out above shall be rounded off to nearest BUA of saleable tenement as per approved plans.
- 2) The sale BUA to be liened to SRA shall be distinctly marked on plan and the approvals i.e. IOA / Amended plans shall be issued accordingly and copy of plan is to be forwarded to F.C. (SRA) for information and record.
- 3) The approval for accepting the liened area to SRA shall be granted under signature of respective Executive Engineer (SRA).
- 4) Revocation of lien, after submission of no dues certificate of respective ward of MCGM shall be granted by Ex.Eng (SRA) only and the copy of same will be forwarded to F.C. (SRA) for necessary action.
- 5) The A.A. & C. of MCGM ward shall be immediately intimated with one set of plan that they shall raise the dues as and when the full OCC is applied and the final NOC shall be submitted before issued of the OCC.

This Office Order shall be implemented with immediate effect.


**Chief Executive Officer
Slum Rehabilitation Authority**

Copy to :

- 1) Chief Executive Officer/SRA.
- 2) Secretary/SRA.
- 3) Finance Controller/SRA
- 4) Deputy Chief Engineer /SRA
- 5) Executive Engineer/City / SRA
- 6) Executive Engineer/WS/SRA
- 7) Executive Engineer//ES/SRA
- 8) Deputy Collector/City/ SRA
- 9) Deputy Collector/WS/ SRA
- 10) Deputy Collector/ ES/ SRA
- 11) Joint Registrar/SRA
- 12) Asstt. Registrar/SRA.
- 13) City Survey Officer/SRA
- 14) Mr. Ujjainwala, Legal Consultant/SRA.
- 15) Mrs. Billimoria, Legal Consultant/SRA
- 16) Legal Adviser/SRA
- 17) Town Planner /SRA
- 18) Administrative Officer/SRA
- 19) P.R.O./SRA
- 20) IT Officer – To update the fact sheet and computer record.

