

TOWN PLANNING SCHEME, NAINA NO. 1 (Akurli, Belavali, Chikhale)

PRELIMINARY SCHEME

(Under Section 72 (4) and Rules 13 (5) & (6))

Table A

Original Plot-wise Decisions of the Arbitrator

Sr. No.	Name/s of Owner/s (as per draft scheme)	Village & Gat Number	Hissa Number	Tenure as per 7/12 Record	Area as per 7/12 Record Sq. M	OP Number	Decisions of the Arbitrator	Remarks
1	Ananta Haribhau Dharanekar Vinay Shavankumar Agrawal	Akurli 178	4	5 $\frac{1}{4}$	3800.00	7	8	9
1	Ananta Haribhau Dharanekar Vinay Shavankumar Agrawal	Akurli 178	nil	Class I	3800.00	1	<p>Heard Mr. Vinay Agrawal, Shri Ananta Dharanekar and Ganesh Dharanekar. It is noticed that bungalow is under construction without obtaining permission of the SPA due to which , reconstitution made in the draft scheme is affected and needs revision.</p> <p>Mr. Ganesh Poshha Dharanekar is now new co-owner as recorded in the recent 7/12 form. Their shares in the ownerships are</p> <ul style="list-style-type: none"> i) Shri Ananta Haribhau Dharanekar (0.08 Ha) ii) Shri Ganesh Poshha Dharanekar (0.08 Ha) iii) Vinay Shrivankumar Agrawal (0.22 Ha) <p>The draft scheme proposal is confirmed with modification that Final Plot No. 1 allotted shall be altered to maintain the side margin from the bungalow and the area. Ownership shall be recorded as per the present 7/12 entry. The old structure bearing house no. 125 which is under road and hence, required to be demolished shall be compensated.</p> <p>Decision:-</p>	The draft scheme proposal is modified

2	Sunny Mannapone Chako	Akurli 179	nil	Class I	2050.00	2	Final Plot No. 1 as finalised on the Plan No. 3 is allotted in lieu of OP No. 1 to the owners and of the area as recorded in Table No. B Heard Sunny Mannapone Chako. He is generally accepting the reconstituted Final Plot No. 15 as per Draft Scheme. He requested to correct the name as Mannapone Chako Sunny. Decision:- Final Plot No. 15 as finalised on the Plan No. 3 is allotted in lieu of OP No. 2 alongwith his other OPs 3 and 14 to the owner and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
3	Mannapone Sunny Chako	Akurli 186	1	Class I	1720.00	3	Heard Sunny Mannapone Chako. He is generally accepting the reconstituted Final Plot No. 15 as per Draft Scheme. He requested to correct the name as Mannapone Chako Sunny. Decision:- Final Plot No. 15 as finalised on the Plan No. 3 is allotted in lieu of OP No. 3 alongwith his other OPs 2 and 14 to the owner and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
4	Balaram Rama Dharanekar Mahadu Rama Dharanekar	Akurli 180	nil	Class I	300.00	4	Heard Vinay Agrawal. He is now the present owner as per 7/12 record. He has requested to allot single final plot alongwith his other holdings. The FP allotted in the draft scheme is unbuildable to consume permissible FSI. Decision:- Final Plot No. 5 as finalised on the Plan No. 3 is allotted in lieu of OP No. 4 alongwith his other holding in OP no. 7 to the owner and of the area as recorded in Table No. B	The draft scheme proposal is modified
5	M/S Seaqueen Developer Pvt. Ltd. (Directors) Bhupendra M. Shah, Mannapone	Akurli 181	nil	Class I	2910.00	5	Heard Sunny Mannapone Chako and Bhupendra M. Shah as Directors of the firm, M/S Seaqueen Developers Pvt. Ltd.. They have generally accepted the reconstituted Final Plot No. 14 as per Draft Scheme. Mr. Sunny requested to correct the name as Mannapone Chako Sunny. Decision:-	The draft scheme proposal is confirmed

6	Chako Sunny								Final Plot No. 14 as finalised on the Plan No. 3 is allotted in lieu of OP No. 5 alongwith firm's other OPs 10, 16, 20, 38, 42 to the firm and of the area as recorded in Table No. B	
	Meenadevi Shrivankumar Agrawal	Akurlli 182	1	Class I	2230.00	6			Heard Vinay Agrawal on behalf of Meenadevi Agrawal. He has requested to allot single final plot alongwith their family holdings. However, I confirm the draft scheme proposal. Decision:- Final Plot No. 8 as finalised on the Plan No. 3 is allotted in lieu of OP No. 6 to the owner and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
7	Machhindra Janardan Bhopi Rajubai Ambaji Mhatre Sarita Gurunath Mhatre Anant Chhaya Bhopi Jayashree Tulashiram Mhasakar	Akurlli 182	2	Class I	350.00	7			Heard Vinay Shrivankumar Agrawal who is now the present owner. He has requested to allot single final plot alongwith his other holdings. The draft scheme allots a FP no. 11 which is unbuildable to consume permissible FSI. The FP allotted in lieu of this OP in the draft scheme is near the Garden plot no. 13. But it is decided to enlarge this Garden upto the 15 m wide N-S road and hence new final plot no. 5 is formed fronting the DP Road The draft Scheme proposal is modified to this extent. Decision:- Final Plot No. 5 as finalised on the Plan No. 3 is allotted in lieu of OP No. 7 alongwith his other holding in OP no. 4 to the owners and of the area as recorded in Table No. B	The draft scheme proposal is modified
8	Padibai Dattu Bhandari Bharati Bharat Patil Hirabai Suresh Waghmare Ananta Dattu Bhandari Ramesh Dattu Bhandari Sangita Prakash	Akurlli 183	nil	Class I	1000.00	8			None of any owners appeared for hearing. In the draft scheme FP no. 12 in lieu of this OP is allotted near the Garden plot no. 13. But it is decided to enlarge this Garden upto the 15 m wide N-S road and hence the final plot no. 6 is formed fronting the DP Road maintaining the area. The draft Scheme proposal is modified to this extent. Decision:- Final Plot No. 6 as finalised on the Plan No. 3 is allotted in lieu of OP No. 8 to the owners and of the area as recorded in Table No. B	The draft scheme proposal is modified

9	Vinay Shrivankumar Agrawal	Akurli 185	nil	Class I	3450.00	9	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme.</p> <p>Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 9 alongwith company's other holdings to the owner and of the area as recorded in Table No. B</p>	The draft scheme proposal is slightly modified
10	M/S Seaqueen Developer Pvt. Ltd. (Directors) Bhupendra M. Shah Mannapone Chako Sunny	Akurli 184	1	Class I	4120.00	10	<p>Heard Sunny Mannapone Chako and Bhupendra M. Shah as Directors of the firm, M/S Seaqueen Developers Pvt. Ltd.. They have generally accepted the reconstituted Final Plot No. 14 as per Draft Scheme. Mr. Sunny requested to correct the name as Mannapone Chako Sunny.</p> <p>Decision:- Final Plot No. 14 as finalised on the Plan No. 3 is allotted in lieu of OP No. 10 alongwith firm's other OPs 5, 16, 20, 38, 42 to the firm and of the area as recorded in Table No. B</p>	The draft scheme proposal is confirmed
11	Vinay Shrivankumar Agrawal	Akurli 186	2	Class I	5820.00	11	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme.</p> <p>Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 11 alongwith company's other holdings to the owner and of the area as recorded in Table No. B</p>	The draft scheme proposal is slightly modified

12	Vinay Shrivankumar Agrawal	Akurli 187	nil	Class I	2710.00	12	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme.</p> <p>Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 12 alongwith company's other holdings to the owner and of the area as recorded in Table No. B</p>	The draft scheme proposal is slightly modified
13	Vinay Shrivankumar Agrawal	Akurli 186	3	Class I	1340.00	13	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme.</p> <p>Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 13 alongwith company's other holdings to the owner and of the area as recorded in Table No. B</p>	The draft scheme proposal is slightly modified
14	Sunny Mannapone Chako	Akurli 188	1	Class I	1440.00	14	<p>Heard Sunny Mannapone Chako. He is generally accepting the reconstituted Final Plot No. 15 as per Draft Scheme. He requested to correct the name as Mannapone Chako Sunny.</p> <p>Decision:- Final Plot No. 15 as finalised on the Plan No. 3 is allotted in lieu of OP No. 14 alongwith his other OPs 2 and 3 to the owner and of the area as recorded in Table No. B</p>	The draft scheme proposal is confirmed
15	Vinay Shrivankumar Agrawal	Akurli 188	2	Class I	2880.00	15	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme.</p> <p>Decision:-</p>	The draft scheme proposal is slightly modified

16	M/S Seaqueen Developer Pvt. Ltd. (Directors) Bhupendra M. Shah Mannapone Chako Sunny	Akurli 189	3	Class I	1140.00	16	Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 15 alongwith company's other holdings to the owner and of the area as recorded in Table No. B Heard Sunny Mannapone Chako and Bhupendra M. Shah as Directors of the firm, M/S Seaqueen Developers Pvt. Ltd. They have generally accepted the reconstituted Final Plot No. 14 as per Draft Scheme. Mr. Sunny requested to correct the name as Mannapone Chako Sunny. Decision:- Final Plot No. 14 as finalised on the Plan No. 3 is allotted in lieu of OP No. 16 alongwith firm's other OPs 5, 10, 20, 38, 42 to the firm and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
17	Meenadevi Shrivankumar Agrawal Varsha Vinay Agrawal Vinay Shrivankumar Agrawal Shrivankumar J. Agrawal	Akurli 172	nil	Class I	2400.00	17	Heard Vinay Agrawal in person and on behalf his other family members as owners. He has requested to allot single final plot alongwith his other holdings. He is accepting the reconstituted Final Plot No. 28 as per Draft Scheme. Decision:- Final Plot No. 28 as finalised on the Plan No. 3 is allotted in lieu of OP No. 17 to the owners and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
18	Vinay Shrivankumar Agrawal	Akurli 171	nil	Class I	1740.00	18	Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme. Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 18 alongwith company's other holdings to the owner and of the area as recorded in Table No. B	The draft scheme proposal is slightly modified

19	Vinay Shrivankumar Agrawal Varsha Vinay Agrawal	Akurli 170	nil	Class I	1970.00	19	Heard Vinay Agrawal on behalf M/S Vishesh Arrangement Pvt. Ltd. who is now the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme. Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 19 alongwith his other holdings to the owner and of the area as recorded in Table No. B	The draft scheme proposal is slightly modified
20	M/S Seaqueen Developer Pvt. Ltd. (Directors) Bhupendra M. Shah Mannapone Chako Sunny	Akurli 169	nil	Class I	4000.00	20	Heard Sunny Mannapone Chako and Bhupendra M. Shah as Directors of the firm, M/S Seaqueen Developers Pvt. Ltd.. They have generally accepted the reconstituted Final Plot No. 14 as per Draft Scheme. Mr. Sunny requested to correct the name as Mannapone Chako Sunny. Decision:- Final Plot No. 14 as finalised on the Plan No. 3 is allotted in lieu of OP No. 20 alongwith firm's other OPs 5, 10, 16, 38, 42 to the firm and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
21	Parvati Mahadu Patil Kisan Mahadu Patil Machhindra Mahadu Patil Sanjay Mahadu Patil Leela Jagdish Mhatre Changuna Vasudeo Gavate Shakuntala Dattatray Kedari	Akurli 168	8	Class I	3950.00	21	Heard Vinay Agrawal and Vinay Singh through his representative. They are now new owners as per the registered sale deed. Mr. Vinay Singh requested to allot separate final plots instead of joint ownership. However they have generally accepted the draft scheme reconstitution. Decision:- Final Plot No. 30 as finalised on the Plan No. 3 is allotted in lieu of OP No. 21 to the owners and of the area as recorded in Table No. B	The draft scheme proposal is confirmed

22	Vinay Shrivankumar Agrawal	Akurli 168	7	Class I	3140.00	22	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme.</p> <p>Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 22 alongwith company's other holdings to the owner and of the area as recorded in Table No. B</p>	The draft scheme proposal is slightly modified
23	Arvind Motilal Dhakad (Jain) Kishor Kaluram Choudhari Janardan Mahadu Keni Pandurang Sakharam Keni Bhagavati Motilal Dhakad M/S Ganga Realities LLP through its Director Ramji Gela Bora	Akurli 168	6	Class I	2420.00	23	<p>Heard Director Shri Kishor Kaluram Choudhari on behalf of M/S Ganga Realities LLP. He pointed out that though their original plot was buildable, the final plot allotted in the draft scheme is not suitable to consume the full FSI. He therefore requested that suitable final plot would be allotted at the same location.. Their request needs consideration.</p> <p>I observed that draft scheme proposed a 15 m wide North-South road for giving access to two strip-type open spaces in FP No. 32 & 33. These open spaces are not suitable for the purpose and this part of the draft scheme needs revision. The SPA NAINA is heard in this respect.</p> <p>Decision:- The north-south road alignment between FPs 31 & 34 and the FPs 32 & 33 for open spaces shall be deleted. The concerned final plots shall be rearranged and the left out area shall be designated as Children Play Ground in FP No. 34. Final Plot No. 33 as finalised on the Plan No. 3 is allotted in lieu of OP No. 23 to the firm and of the area as recorded in Table No. B</p>	<p>The decision of the Arbitrator is changed by the Govt. vide Notification dt. 3-09-2019 read with corrigendum dt. 11-02-2020 and draft Scheme proposal is confirmed as shown modified on the plans no. 3 & 4. The Final Plot allotted is 35</p> <p>The north-south road alignment between FPs 31 & 34 and the FPs 32 & 33 for open spaces as proposed in the draft Scheme shall be reinstated.</p>
24	Harishchandra Dhondu Bhopi Bharat Dhondu Bhopi	Akurli 168	5	Class I	3310.00	24	<p>Heard both the owners. Land granted to them is under Bombay Tenancy and Agricultural Lands Act, 1948 and hence, the condition imposed on OP shall be continued. They have generally accepted the reconstitution of FP.</p> <p>Decision:-</p>	The draft scheme proposal is confirmed

25	Vinay Shrivankumar Agrawal Jayesh Rajanikant Mehata Rakesh Nagarmal Bansal	Akurli 190	2	Class I	2900.00	25	Final Plot No. 36 as finalised on the Plan No. 3 is allotted in lieu of OP No. 24 to the owners and of the area as recorded in Table No. B. The FP allotted to them shall not be transferred unless permitted by the Revenue Department	The draft scheme proposal is confirmed
26	Sanjay Laxman Dharanekar Santosh Laxman Dharanekar Ananta Laxman Dharanekar Satyavan Laxman Dharanekar	Akurli 191	nil	Class I	2280.00	26	Heard Vinay Agrawal and Jayesh Mehata in person and on behalf of Rakesh Bansal. They have generally accepted the reconstituted FP. However, they have requested to show their shares in the property as Vinay Agrawal.....50% Jayesh Mehata.....25% Rakesh Bansal.....25% Decision:- Final Plot No. 38 as finalised on the Plan No. 3 is allotted in lieu of OP No. 25 to the owners with their shares and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
27	Dinesh Namdeo Bhagat	Akurli 190	1	Class I	2800.00	27	Heard Shri Sanjay Laxman Dharanekar in person and on behalf of other co-owners. He is accepting the reconstituted Final Plot No. 37 as per Draft Scheme. Decision:- Final Plot No. 37 as finalised on the Plan No. 3 is allotted in lieu of OPs No. 26 to the owners and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
							Heard Dinesh Bhagat. He has requested to allot a single plot to this OP and OP no. 32 belonging to his sons. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme. Decision:- Final Plot No. 39 as finalised on the Plan No. 3 is	The draft scheme proposal is confirmed

28	Vinay Shrivankumar Agrawal Ankush Ramdas Patil Lahu Ramdas Patil Dattatray Ramdas Patil	Akurli 189	2	Class I	6120.00	28	<p>allotted in lieu of OPs No. 27 & 32 to the owners and of the area as recorded in Table No. B</p> <p>Heard Vinay Shrivankumar Agrawal and the other farmers. These farmers requested to allot separate FPs for them as Shri Vinay Agrawal has purchased 16.00 are from co-owners. All have accepted the draft scheme reconstituted FP.</p> <p>Decision:- Final Plots No. 40A and 40B as per their shares in the ownership as finalised on the Plan No. 3 are allotted in lieu of OP No. 28 to the owners and of the areas as recorded in Table No. B</p>	The draft scheme proposal is modified
29	Vinay Shrivankumar Agrawal	Akurli 192	nil	Class I	6420.00	29	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme.</p> <p>Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 29 alongwith company's other holdings to the owner and of the area as recorded in Table No. B</p>	The draft scheme proposal is slightly modified
30	Uma Bharat Kedia Bharat Krishna Kedia	Akurli 193	1 B	Class I	200.00	30	<p>Heard Vinay Shrivankumar Agrawal in person and on behalf Mrs. Varsha Agrawal who are now the present owners. He has requested to amalgamate final plot to be allotted for this OP with their other Final Plots. The FP allotted in the draft scheme is unbuildable to consume permissible FSI.</p> <p>Decision:- Final Plot No. 42 of the draft scheme shall be deleted and the Final Plot No. 40A shall be increased in area by 80 sq.m as finalised on the Plan No. 3 and shall be allotted in lieu of OP No. 30 alongwith FP to be allotted in lieu of OP no. 28 to the owners and of the area as recorded in Table No. B</p>	The draft scheme proposal is modified

31	Vinay Shrivankumar Agrawal	Akurli 193	1 A	Class I	1980.00	31	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme.</p> <p>Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 31 alongwith company's other holdings to the owner and of the area as recorded in Table No. B</p>	The draft scheme proposal is slightly modified
32	Koustubh Dinesh Bhagat Aditya Dinesh Bhagat	Akurli 193	2	Class I	2020.00	32	<p>Heard Kaustubh Bhagat and Aditya Bhagat. They have requested to allot a single plot to this OP and OP no. 27 belonging to their father. They are accepting the reconstituted Final Plot No. 39 as per Draft Scheme.</p> <p>Decision:- Final Plot No. 39 as finalised on the Plan No. 3 is allotted in lieu of OPs No. 27 & 32 to the owners and of the area as recorded in Table No. B</p>	The draft scheme proposal is confirmed
33	Vinay Shrivankumar Agrawal	Akurli 189	1	Class I	3620.00	33	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme.</p> <p>Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 33 alongwith company's other holdings to the owner and of the area as recorded in Table No. B</p>	The draft scheme proposal is slightly modified
34	Namdeo Songya Mokal Vinay Shrivankumar Agrawal	Akurli 184	3	Class I	2000.00	34	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is now the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the merger of reconstituted Final Plot No. 20 & 21 as per Draft Scheme.</p> <p>Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 34 alongwith company's</p>	The draft scheme proposal is slightly modified

							other holdings to the company and of the area as recorded in Table No. B	
35	Vinay Shravankumar Agrawal	Akurli 184	2	Class I	2120.00	35	Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme. Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 35 alongwith company's other holdings to the owner and of the area as recorded in Table No. B	The draft scheme proposal is slightly modified
36	Vinay Shravankumar Agrawal	Akurli 199	nil	Class I	3570.00	36	Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme. Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 36 alongwith company's other holdings to the owner and of the area as recorded in Table No. B	The draft scheme proposal is slightly modified
37	Vinay Shravankumar Agrawal	Akurli 198	nil	Class I	2860.00	37	Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme. Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 37 alongwith company's other holdings to the owner and of the area as recorded in Table No. B	The draft scheme proposal is slightly modified

38	M/S Seaqueen Developer Pvt. Ltd. (Directors) Bhupendra M. Shah Mannapone Chako Sunny	Akurli 202	nil	Class I	6270.00	38	<p>Heard Sunny Mannapone Chako and Bhupendra M. Shah as Directors of the firm, M/S Seaqueen Developers Pvt. Ltd.. They have generally accepted the reconstituted Final Plot No. 14 as per Draft Scheme. Mr. Sunny requested to correct the name as Mannapone Chako Sunny.</p> <p>Decision:- Final Plot No. 14 as finalised on the Plan No. 3 is allotted in lieu of OP No. 38 alongwith firm's other OPs 5, 10, 16, 20, 42 to the firm and of the area as recorded in Table No. B</p>	The draft scheme proposal is confirmed
39	Ramdas Balu Bhopi	Akurli 206	nil	Class II	3160.00	39	<p>Heard the owner. Land granted to him is under Bombay Tenancy and Agricultural Lands Act, 1948 and hence, the condition imposed on OP shall be continued. He has generally accepted the reconstitution of FP. The Open Space in FP No. 18 in draft scheme is very small and unusable for the purpose, hence the area shall be merged to FP to be allotted to this OP..</p> <p>Decision:- Final Plot No. 17 as finalised on the Plan No. 3 is allotted in lieu of OP No. 39 to the owner and of the area as recorded in Table No. B. The FP allotted to him shall not be transferred unless permitted by the Revenue Department</p>	The draft scheme proposal is slightly modified
40	Krishna Dhondu Bhopi Vinay Shrivankumar Agrawal	Akurli 207	nil	Class I	2730.00	40	<p>Heard Vinay Agrawal. He has agreed for the scheme proposal. Shri Krishna Bhopi appeared but refused to give hearing. He has submitted letter and copy of court case regarding dispute in the shares in the property.</p> <p>Decision:- Final Plot No. 19 as finalised on the Plan No. 3 is allotted in lieu of OP No. 40 to the owners and of the area as recorded in Table No. B</p>	The draft scheme proposal is slightly modified
41	Vinay	Akurli	nil	Class I	1700.00	41	<p>Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting</p>	The draft scheme proposal is slightly

	Shravankumar Agrawal	196						the reconstituted Final Plot No. 20 as per Draft Scheme. Decision:- Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 41 alongwith company's other holdings to the owner and of the area as recorded in Table No. B	modified
42	M/S Seaqueen Developer Pvt. Ltd. (Directors Bhupendra M. Shah, Mannapone Chako Sunny)	Akurli 197	2	Class I	1720.00	42		Heard Sunny Mannapone Chako and Bhupendra M. Shah as Directors of the firm, M/S Seaqueen Developers Pvt. Ltd.. They have generally accepted the reconstituted Final Plot No. 14 as per Draft Scheme. Mr. Sunny requested to correct the name as Mannapone Chako Sunny. Decision:- Final Plot No. 14 as finalised on the Plan No. 3 is allotted in lieu of OP No. 42 alongwith firm's other OPs 5, 10, 16, 20, 38 to the firm and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
43	Parshuram Ambo Patil	Akurli 197	1	Class I	3790.00	43		Shri Dnyaneshwar Ganesh Patil (Grandson) and Shri Ganesh Parshuram Patil (Son) have been heard who have produced will of Late Parshuram Ambo Patil. The will is challenged and the decision regarding successors is pending in the Court. Decision:- Final Plot No. 16 as finalised on the Plan No. 3 is allotted in lieu of OP No. 43 to the owner and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
44	Vinay Shravankumar Agrawal	Akurli 194	1 2	Class I Class I	4790.00 1010.00	44		Heard Vinay Agrawal on behalf of M/S Vishesh Arrangement Pvt. Ltd. Company who is the present owner. He has requested to allot single final plot alongwith company's other holdings. He is accepting the reconstituted Final Plot No. 20 as per Draft Scheme. Decision:-	The draft scheme proposal is slightly modified

45	Charle Manvel Rumau	Chikhale 42	3 part	Class I	1900.00	45	Final Plot No. 20 as finalised on the Plan No. 3 is allotted in lieu of OP No. 44 alongwith company's other holdings to the owner and of the area as recorded in Table No. B	The decision of the Arbitrator is changed by the Govt. vide Notification dt. 3-09-2019 read with corrigendum dt. 11-02-2020 and draft Scheme proposal is confirmed as shown as modified on the plans no. 3 & 4. The Final Plot allotted is 34.
45	Charle Manvel Rumau	Chikhale 42	3 part	Class I	4163.00	45	Heard Mr. Sachin Pawar on behalf of M/S Dynasty Home Makers Pvt. Ltd.. He has requested to enter company's name as owner. He has accepted the reconstituted Final Plot as per Draft Scheme. As the 15 m North-South scheme road and the strip-type two open spaces are deleted, the FP to be allotted shall be shifted and adjusted accordingly. Decision:- Final Plot No. 32 as finalised on the Plan No. 3 is allotted in lieu of OP No. 45 alongwith company's other holdings to the owner and of the area as recorded in Table No. B	The decision of the Arbitrator is changed by the Govt. vide Notification dt. 3-09-2019 read with corrigendum dt. 11-02-2020 and draft Scheme proposal is confirmed as shown as modified on the plans no. 3 & 4. The Final Plot allotted is 34.
46	Vinay Prakash Singh Vinay Shrivankumar Agrawal	Chikhale 43	2A Part + 2B part	Class I	9374.00	46	Heard Vinay Agrawal and Vinay Singh through his representative, Mr. Vinay Singh requested to allot separate final plots instead of joint ownership. However they have generally accepted the draft scheme reconstitution. Draft scheme proposed to allot two adjoining final plots for OPs 46 and 47 which are now in the same ownership. As such, a single final plot shall be allotted amalgamating these two final plots. Decision:- Final Plot No. 2 as finalised on the Plan No. 3 is allotted in lieu of OP No. 46 alongwith their another OP No. 47 to the owners and of the area as recorded in Table No. B	The draft scheme proposal is modified

47	Sameer Ramdas Shivanekar	Chikhale 43	1 (Part)	Class I	4194.00	47	<p>Heard Vinay Agrawal and Vinay Singh through his representative. They are now new owners as per 7/12 record. Mr. Vinay Singh requested to allot separate final plots instead of joint ownership. However they have generally accepted the draft scheme reconstitution. The adjoining FP is also allotted to the same owners and hence, both these FPs shall be merged and single FP shall be allotted to Ops 46 and 47.</p> <p>Decision:- Final Plot No. 2 as finalised on the Plan No. 3 is allotted in lieu of OP No. 47 alongwith their another OP No. 46 to the owners and of the area as recorded in Table No. B</p>	The draft scheme proposal is modified
48	Balaram Pundalik Joshi Pandurang Pundalik Joshi Manda Maya Patil	Belavali 160	1	Class I	13760.00	48	<p>The owners have not appeared for hearing. They have submitted a letter and copy of Court Case. The ownership seems to be disputed. However, ownership shall be recorded as per present 7/12 entry. The draft scheme proposal is modified in view of electric sub-station erected neglecting the final plot boundary.</p> <p>Decision:- Final Plot No. 26 as finalised on the Plan No. 3 is allotted in lieu of OP No. 48 to the owners and of the area as recorded in Table No. B</p>	The draft scheme proposal is modified
49	Vinay Prakash Singh Vinay Shrivankumar Agrawal	Belavali 160	2	Class I	1160.00	49	<p>Heard Vinay Agrawal and Vinay Singh through his representative. Mr. Vinay Singh requested to allot separate final plots instead of joint ownership. However they have generally accepted the draft scheme reconstitution.</p> <p>Decision:- Final Plot No. 29 as finalised on the Plan No. 3 is allotted in lieu of two OPs No. 49 and 51 to the owners and of the area as recorded in Table No. B</p>	The draft scheme proposal is confirmed
	Balaram Chandar Patil						<p>Heard Vinay Agrawal and Vinay Singh through his representative. They are now new owners for entire OP as per 7/12 record. Mr. Vinay Singh requested to</p>	


50	Devakabai Janardan Ghogare Janabai Trimbak Choraghe Nirabai Ekmath Mate Sitabai Chandar Patil Vinay Prakash Singh Vinay Shravankumar Agrawal	Belavali 152	nil	Class I	17350.00	50	allot separate final plots instead of joint ownership. However they have generally accepted the draft scheme reconstitution. The draft scheme reconstitution is modified in view of modified reconstitution of adjoining FP no. 26. Decision:- Final Plots No. 7 and 22 as finalised on the Plan No. 3 are allotted in lieu of OP No. 50 to the owners and of the area as recorded in Table No. B	The draft scheme proposal is modified
51	Vinay Prakash Singh Vinay Shravankumar Agrawal	Belavali 151	nil	Class I	5290.00	51	Heard Vinay Agrawal and Vinay Singh through his representative. Mr. Vinay Singh requested to allot separate final plots instead of joint ownership. However they have generally accepted the draft scheme reconstitution. Decision:- Final Plot No. 29 as finalised on the Plan No. 3 is allotted in lieu of two OPs No. 49 and 51 to the owners and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
52	Dynesty Home maker Pvt. Ltd.	Belavali 150	2	Class I	400.00	52	Heard Mr. Sachin Pawar on behalf of M/S Dynesty Home Makers Pvt. Ltd.. He has requested to enter company's name as owner. He has accepted the reconstituted Final Plot as per Draft Scheme. As the 15 m North-South scheme road and the strip-type two open spaces are deleted, the FP to be allotted shall be shifted and adjusted accordingly Decision:- Final Plot No. 32 as finalised on the Plan No. 3 is allotted in lieu of OP No. 52 alongwith company's other holdings to the owner and of the area as recorded in Table No. B	The decision of the Arbitrator is changed by the Govt. vide Notification dt. 3-09-2019 read with corrigendum dt. 11-02-2020 and draft Scheme proposal is confirmed as shown as modified on the plans no. 3 & 4. The Final Plot allotted is 34.

53	Gopinath Mangalya Patil Ram Mangalya Patil Bhau Mangalya Patil Madhukar Mangalya Patil Yamuna Mangalya Patil	Belavali 150	1	Class I	1250.00	53	Heard Shri Gopinath Mangalya Patil, Ram Mangalya Patil and Madhukar Mangalya Patil in person and on behalf of Yamuna and Bhau. They have accepted the proposal of the draft scheme. Decision:- Final Plot No. 27 as finalised on the Plan No. 3 is allotted in lieu of OP No. 53 to the owners and of the area as recorded in Table No. B	The draft scheme proposal is confirmed
			3	Class I	580.00			
54	Dynesty Home maker Pvt. Ltd.	Belavali 149	2	Class I	660.00	54	Heard Mr. Sachin Pawar on behalf of M/S Dynasty Home Makers Pvt. Ltd.. He has requested to enter company's name as owner. He has accepted the reconstituted Final Plot as per Draft Scheme. As the 15 m North-South scheme road and the strip-type two open spaces are deleted, the FP to be allotted shall be shifted and adjusted accordingly Decision:- Final Plot No. 32 as finalised on the Plan No. 3 is allotted in lieu of OP No. 54 alongwith company's other holdings to the owner and of the area as recorded in Table No. B	The decision of the Arbitrator is changed by the Govt. vide Notification dt. 3-09-2019 read with corrigendum dt. 11-02-2020 and draft Scheme proposal is confirmed as shown as modified on the plans no. 3 & 4. The Final Plot allotted is 34.
55	Dynesty Home maker Pvt. Ltd.	Belavali 149	1	Class I	810.00	55	Heard Mr. Sachin Pawar on behalf of M/S Dynasty Home Makers Pvt. Ltd.. He has requested to enter company's name as owner. He has accepted the reconstituted Final Plot as per Draft Scheme. As the 15 m North-South scheme road and the strip-type two open spaces are deleted, the FP to be allotted shall be shifted and adjusted accordingly Decision:- Final Plot No. 32 as finalised on the Plan No. 3 is allotted in lieu of OP No. 55 alongwith company's	The decision of the Arbitrator is changed by the Govt. vide Notification dt. 3-09-2019 read with corrigendum dt. 11-02-2020 and draft Scheme proposal is confirmed as shown as modified on

56	Pradip Dattatray Prabhu	Belavali 148	nil	Class I	1000.00	56	<p>other holdings to the owner and of the area as recorded in Table No. B</p> <p>Heard Mr. Sachin Pawar on behalf of M/S Dynasty Home Makers Pvt. Ltd.. He has requested to enter company's name as owner. He has accepted the reconstituted Final Plot as per Draft Scheme. As the 15 m North-South scheme road and the strip-type two open spaces are deleted, the FP to be allotted shall be shifted and adjusted accordingly</p> <p>Decision:- Final Plot No. 32 as finalised on the Plan No. 3 is allotted in lieu of OP No. 56 alongwith company's other holdings to the owner and of the area as recorded in Table No. B</p>	<p>the plans no. 3 & 4. The Final Plot allotted is 34.</p> <p>The decision of the Arbitrator is changed by the Govt. vide Notification dt. 3-09-2019 read with corrigendum dt. 11-02-2020 and draft Scheme proposal is confirmed as shown as modified on the plans no. 3 & 4. The Final Plot allotted is 34.</p>
57	Kashinath Pandurang Patil Yamuna Haribhau Gaykar Ambubai Ragho Huddhar Hirabai Harishchandra Khutale Madhumati Janardan Khutale- HUF Kashinath Pandurang Patil	Belavali 147	nil	Class I	2980.00	57	<p>The owners have not appeared for hearing. As the 15 m North-South scheme road and the strip-type two open spaces are deleted, the FP to be allotted shall be adjusted accordingly</p> <p>Decision:- Final Plot No. 31 as finalised on the Plan No. 3 is allotted in lieu of OP No. 57 alongwith company's other holdings to the owner and of the area as recorded in Table No. B</p>	<p>The decision of the Arbitrator is changed by the Govt. vide Notification dt. 3-09-2019 read with corrigendum dt. 11-02-2020 and draft Scheme proposal is confirmed as shown as modified on the plans no. 3 & 4. The Final Plot allotted is 31.</p>

58	Vinay Prakash Singh Vinay Shravankumar Agrawal	Belavali 154	nil	Class I	1950.00	58	<p>Heard Vinay Agrawal and Vinay Singh through his representative. Mr. Vinay Singh requested to allot separate final plots instead of joint ownership. However they have generally accepted the draft scheme reconstitution.</p> <p>Decision:- Final Plot No. 23 as finalised on the Plan No. 3 is allotted in lieu of OP No. 58 to the owners and of the area as recorded in Table No. B</p>	The draft scheme proposal is modified
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 (S. V. Surve)
Arbitrator
Town Planning Scheme, NAINA No. 1
 (Akurli, Belavali, Chikhale)