



SPECIAL PLANNING AUTHORITY, NAINA, CIDCO

**TOWN PLANNING SCHEME
NAINA NO. 2**

(Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade)

Tahsil Panvel, District Raigad

**PRELIMINARY SCHEME
REPORT**

(Under section 72 (5) of the MR & TP Act, 1966)

S. V. SURVE
Arbitrator

TOWN PLANNING SCHEME, NAINA No. 2

(Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade)

Tahsil-Panvel, District-Raigad

PRELIMINARY SCHEME

REPORT

Preamble

The Government of Maharashtra in exercise of powers conferred under clause (b) of sub-section (1) of the Section 40 of the Maharashtra Regional and Town Planning Act, 1966 (hereinafter referred to as "the said Act") declared City and Industrial Development Corporation of Maharashtra Limited (being a company owned and controlled by the Government of Maharashtra) (hereinafter referred to as "CIDCO") as Special Planning Authority (hereinafter referred to as "the SPA") vide its Notification, No. TPS -1712/475/CR-98/12/UD-12, dated 10th January, 2013 for an area containing 270 villages from District Raigad which is notified as Navi Mumbai Airport Influence Notified Area (hereinafter referred to as "NAINA"). The Sub-section (2) of Section 21 of the said Act makes it obligatory on the part of any Planning Authority to prepare and publish a Development Plan for the entire area under it's jurisdiction and to submit it to the State Government for sanction within a period of three years from it's constitution. Accordingly, in pursuance of the powers conferred by Sub-Section (1) of the Section 23 of the said Act, the Special Planning Authority for NAINA published notice in the Maharashtra Government Gazette, Part-II, dated 15th May, 2014 declaring its intention to prepare a Development Plan for the said notified area, and invited suggestions and objections from the public within a period of sixty days from the publication of the notice. Later, the Government of Maharashtra, vide notifications dated 22th September 2015 and 18th March 2016 has declared Maharashtra Industrial Development Corporation Limited, (MIDC) and Maharashtra State Road Development Corporation Limited, (MSRDC) as new Special Planning Authorities within the NAINA. Subsequently, the Government of Maharashtra, vide notification dated 18 September 2019 excluded 14 villages of Thane tahsil of Thane District and 35 Villages from Khalapur Tahsil of Raigad District from NAINA, resulting thereby to remain CIDCO as Special Planning Authority now for remaining 175 villages from Raigad district.

The SPA (CIDCO), while preparing a Development Plan for the area under it's revised jurisdiction, decided first to prepare an Interim Development Plan under section 32 of the said Act for the 23 villages from Panvel Tahsil of the Raigad District which are under immediate pressure of development, pending preparation of the Development Plan for the entire jurisdiction and published a notice in this respect in the Maharashtra Government Gazette dated 15th May 2014. Thereafter, by following the prescribed procedure, the Interim Development Plan was submitted to the State Government for sanction. The Government of Maharashtra vide Notification No. TPS-1215/245/CR-332/2015/SM/UD-12, dated 27-04-2017 has sanctioned the Interim Development

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Plan (hereinafter referred to as 'IDP') along with Development Control and Promotion Regulations (hereinafter referred to as DCPR-2017) for the 23 villages of NAINA under Section 31(1) of the said Act which has now come into force w.e.f. 4th May, 2017.

In the said sanctioned DCPR-2017, a new concept of voluntary and participatory land pooling and development by the land owners viz. NAINA Scheme has been approved under Regulations No. 12.6 and 13. These special regulations for NAINA scheme are dealing with voluntary land pulling and development of areas from IDP lying within residential zones, within and outside 200 m from the village gaonthans . The salient features of the said NAINA Scheme for an area lying outside 200 m from any village gaathan are as under:

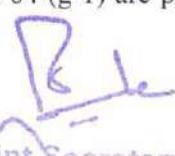
- a. Minimum land area or land aggregation required for participation is 10 Ha.
- b. For financial sustainability of the NAINA Project, 40 % land shall be surrendered to the SPA free of cost which shall preferably include IDP reservations.
- c. The FSI of total land under NAINA scheme is permitted to be utilized on land retained by the developer. Thus on 60% retainable land, the maximum permissible FSI works out to 1.7.
- d. Uses permissible on retained land are Residential (R), Commercial (C), R+C, Hotels, Offices etc.
- e. Additional 20% BUA over & above BUA generated on 60% land is permitted necessarily for the construction of EWS/LIG housing. The constructed tenements of EWS/LIG shall have to be handed over to the CIDCO at pre-determined rates (as per MHADA formula).
- f. Flexibility is open to join non-contiguous lands lying under IDP reservations to make aggregation of 10 Ha.
- g. Reservations (excluding Roads) within NAINA Scheme are permitted to be relocated in the NAINA scheme area.

The SPA, NAINA had decided in the first instance to develop the IDP area with the help of private sector under the above NAINA Scheme model. To make the NAINA scheme workable, CIDCO has sought certain relaxations from Government in Stamp duty for execution of Co-operation agreement and Surrender Deed. However, after various discussions, the Urban Development Department (hereinafter referred to as 'UDD') in its wisdom directed CIDCO that rather to wait for relaxations and to avoid land aggregation to happen at sporadic locations through NAINA schemes, CIDCO should undertake Town Planning Schemes for the implementation of the IDP as provided under the chapter V of the said Act. Further, the Government of Maharashtra, in exercise of the powers conferred by sub-section (1) of section 151 of the said Act, vide Notification No TPS-1817/973/CR-103/17/UD-13 dated 13-09-2017 has delegated the powers exercisable by it under section 68(2) of the said Act to the Managing Director, CIDCO for sanctioning the draft Town Planning Schemes at SPA's level.



The SPA, NAINA has accordingly decided to undertake series of town planning schemes under the said Act covering as far as possible the entire IDP area leaving the densely developed areas and village gaonthans for the effective implementation of the sanctioned interim Development Plan of NAINA instead of relying upon the private developers/land owners to aggregate the lands in sporadic manner and allow the implementation of IDP to happen through NAINA schemes at the will and wish of the private developers or of the land owners. The SPA, NAINA has accordingly prepared its first Town Planning Scheme in village Akurli to the north of Panvel-Matheran State Highway for the area lying at the back side of Balaji Symphony residential complex alongwith some area from villages Belavali and Chikhale reserved partly for growth centre in the IDP. The preliminary scheme of this first Town Planning Scheme, NAINA no. 1 has been sanctioned by the State Government.

The SPA, CIDCO has further identified two more areas for its second Town Planning Scheme and Part A is situated to the north-east of the Mumbai-Pune Expressway and to the south-east of Panvel-Matheran State Highway No. 54. The area selected for this first part A is situated towards south-east bank of river Kalundre from villages Chipale, Vihighar, Devad and Bhokarpada of Panvel tahsil. The second part B of this scheme is identified from the villages Belavali and Sangade of the same Tahsil situated about 3 to 3.5 km away from the first part A. The lands under this Part B are almost reserved for Growth Centre, Play Ground, 27 m wide road and for Alibag-Virar Multi-Modal Corridor in the sanctioned IDP. However, some lands under these reservations are from protected forest and cremation ground of Sangade village. The remaining land is under Panvel-Karjat Railway Line and nalla. The area identified for this Second Town Planning scheme is also not contiguous like the first TPS and is in two parts. The SPA, NAINA has decided to reconstitute the lands lying under the Part A of this scheme from villages Chipale, Vihighar, Devad and Bhokarpada into suitable Final Plots to the extent to 40 % of their original holdings for the allotment to all the land-owners of the scheme from these two Parts, A and B from six villages. Remaining 60 % land is proposed to be acquired for IDP roads and reservations including growth centres, for the said Multi-Modal Corridor, for the scheme Roads and social infrastructure, for EWS and LIG Housing including the housing of dispossessed families in the course of implementation of the scheme. The questions were raised whether any Final Plot under Town Planning Scheme with area less than 50 % of its original holding is in order in view of the provisions made under sub-section (g-1) of section 64 of the said Act and whether a town planning scheme shall have contiguous area? Section 59 or 60 of the said Act and the respective rules under the Maharashtra Town Planning Schemes Rules, 1974 do not state that scheme area must be contiguous, homogeneous or unbroken piece of land. Earlier Town planning scheme no. 1 which has now been sanctioned by the State Government is also non-contiguous and in three parts. Reconstitution into a Final Plot is given under section 65 of the said Act which does not say anything about proportion of reduction in area while reconstitution of an Original Plot into a Final Plot. Section 64(g-1) of the said Act limits the area to be provided for EWS / LIG housing to the extent of 10 % and for open spaces, social infra-structure plus the area of sale component to the extent of 40%, both these percentages are of the total scheme area. The scheme area generally contains existing roads, natural features, existing infrastructure etc. and hence, for providing 10 % and 40 % lands for the users specified under section 64 (g-1), area in possession of the owners is only available for reconstitution. Hence, Final Plots will naturally get reduced to below 50 % if the reservations under section 64 (g-1) are proposed to the extent of 50%. The SPA's conclusion in


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this respect for the town planning scheme, NAINA no. 1 was accepted by the concerned Arbitrator while drawing preliminary T. P. Scheme, no. 1. The State Government, while recently sanctioning this scheme no 1 has approved this contention.

The part A of this Scheme no 2 from villages Chipale, Vihighar, Devad and Bhokarpada is of 167.36 Ha. The part B from villages Belavali and Sangade is of 27.54 Ha. Thus the total area under this T.P. Scheme no 2 admeasures in aggregate to 194.91 Ha. The Part A of this scheme is about 2 km away from Panvel Node of Navi Mumbai. The only existing motorable road in this part is the Panvel-Matheran Road, though categorised as State Highway, is very narrow and needs to be widened immediately in order to cope with the existing as well as incoming traffic volume. The sanctioned Interim Development Plan proposed its widening to 27 m upto its junction with the 27 m IDP road in village Akurli and further it is proposed to be widened to 45 m. The area to the both sides of this state highway is under moderate development, mainly for residential uses with ground floor portions fronting this road for some commercial activities. Many such residential building complexes have come up. As such, the area needs immediate attention and therefore, implementation of the Interim Development Plan is now top priority by the SPA, NAINA. Existing social infrastructure and the quality of existing village roads are very poor. These facilities are as good as nil in this area. The most of the land owners reside in their village gaonthans for generations and their lands outside are being cultivated mainly for vegetables and paddy crop. These open lands lack in proper accesses and hence remained unattended eventhough they are under pressure of development, being in the proximity of Navi Mumbai and Panvel. In view of this, the SPA, NAINA(CIDCO) has rightly decided to develop the area of IDP by undertaking series of Town Planning Schemes as per the provisions of chapter V of the Maharashtra Regional and Town Planning Act, 1966. After the implementation of all such town planning schemes, the area under IDP will get turned into a well laid and well planned urban unit like a new town with proper infrastructure and efficient road network.

As mentioned above, second town planning scheme undertaken by the SPA, NAINA is situated in villages Chipale, Vihighar, Devad and Bhokarpada in part A and in villages Belavali and Sangade in part B. The Part A of scheme as mentioned above is situated to the south-east bank of the river Kalundre and further, to the south-east side of the said state highway. The area included in part A is predominantly in pure Residential Zone and some area fronting the 45 m north-south IDP road is in Residential cum Commercial Mixed Use Zone as per the sanctioned IDP. However, the FSI prescribed for lands situated beyond 200 m from village gaonthans is only 0.20 eventhough these lands are in development zones as said above. In addition, the developer can consume premium FSI of 0.30. The lands within 200 m from village gaonthans are eligible to consume FSI of 1.00. The sanctioned IDP also includes arterial roads and various other reservations designated to public purposes including the growth centres. As said earlier, the part A of TPS-2 has derived access mainly from Panvel-Matheran State Highway and also from zigzag and very narrow village roads leading to Bhokarpada and Vihighar gaonthans. The service infrastructure such as good motorable roads, street lights, appropriate size gutter lines, drainage lines and water pipelines within the part A of this scheme is totally absent and hence, will have to be provided now by the SPA, NAINA (CIDCO). There is one site reserved in sanctioned IDP of NAINA for Sewerage Treatment Plant (STP) in the North- East direction of the TPS-2 at a distance of about half km which can serve this area. The facility of underground sewage connections to every final plot will



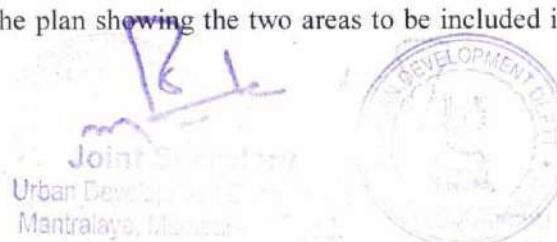
have to be provided in due course of time, which will finally be connected to the said STP, when constructed. While preparing TPS-2, some changes in the IDP roads and reservations have been made by the SPA, NAINA wherever necessary for better planning of the area of this part A. The second part B of this scheme is situated in villages Belavali and Sangade and as said earlier, entire area included in this part B is under reservations of Growth Centre, Multi-Modal Corridor (MMC), Playground and 27 m wide Road as per sanctioned IDP and hence, totally under acquisition. As such, no scheme layout and reconstitution of original plots into final plots are necessary in this part B and all the land owners from this part will be shifted and will get final plots in lieu of their original lands situated in these villages in the area of part A.

The Draft Scheme

The Board of CIDCO vide Resolution No 11973 dated 6-12-2017 had declared its intention under sub-section (1) of Section 60 of the said Act, for preparing Town Planning Scheme, NAINA No 2 for the identified areas in two parts as said earlier from Villages Chipale, Vihighar, Devad, Bhokarpada and Belavali, Sangade (non-contiguous area) of Tahsil Panvel, District Raigad. The non-contiguous part B of the scheme from villages Belavali and Sangade is fully under reservations of Growth centre, the MMC, 27 m road and Playground. Hence, the Final Plots to be allotted in lieu of their original plots to all the land owners of this non-contiguous part B will be necessarily in part A situated in villages Chipale, Vihighar, Devad and Bhokarpada.

The area of the Town Planning Scheme, NAINA No. 2 (Chipale, Vihighar, Devad, Bhokarpada, Belavali and Sangade) (hereinafter referred to as “the said TP Scheme”) is in two parts. The village-wise areas included in part A are (i) from village Devad is of 602856.44 sq. m., (ii) from village Vihighar is of 17241.45 sq. m, (iii) from village Chipale is of 357081.02 sq. m and (iv) from village Bhokarpada is of 696431 sq. m. The part B of the scheme is comprised of area from village Belavali is of 95363.95 sq. m and from village Sangade is of 180128.237 sq. m. The Part A of TP scheme has access from Panvel Matheran Road, however, other part B of the said scheme do not possess any access from public road. The alignment of Multi-Modal corridor proposed from Virar to Alibag in the Mumbai Metropolitan Regional Plan is finalized by the MMRDA and its part will run through this Part B of the scheme. The Panvel-Karjat railway line passes through Sangade and Belavali villages. The cremation ground of village Sangade is also in use in this part B. Reserved forest land exists in village Belavali.

The SPA, NAINA (CIDCO) has prepared the draft Town Planning Scheme by following all the formalities and procedure and observing the legal provisions as described hereinafter. The Board of CIDCO vide Resolution No 11973 dated 6-12-2017 had declared its intention under sub-section (1) of Section 60 of the said Act, for preparation of Town Planning Scheme, NAINA No. 2 at villages Chipale, Vihighar, Devad, Bhokarpada, Belavali and Sangade (non-contiguous and in two parts) from Tahsil Panvel, District Raigad. A notice regarding declaration of making a Town Planning Scheme, NAINA no. 2 as per provision in Section 60(2) of the MR & TP Act, 1966 has been published in the Extraordinary Maharashtra Government Gazette, part-II, dated 8th December 2017 as well as in the daily newspapers “Prahar” and “The Asian Age” dated 18th December 2017. The notice was also displayed and affixed on notice board in the NAINA office on 10th December 2017. As provided under sub-section (2) of Section 60 of the said Act, a copy of Gazette Notice together with a copy of the plan showing the two areas to be included in the scheme no. 2 have

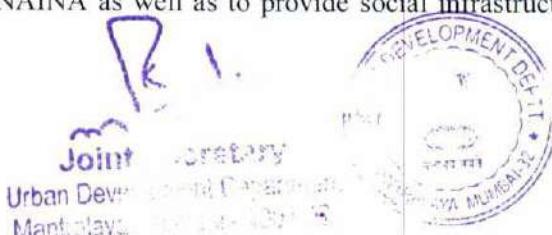


been dispatched to the Urban Development Department (UD-12) and to the Director of Town Planning, Maharashtra State, Pune on 11th December 2017 within the prescribed period of 30 days.

The data regarding land ownerships and survey gut-sketches of all holdings included in the Scheme along with their areas and tenure details were collected by the SPA, NAINA from the Revenue and Land Record Departments. The Land Record Department had provided certified combined measurement map of the two areas included in the TPS No. 2 vide MR nos. 11696, 11695, 12077, 11697 all dated 10 May 2018, no.12076 dated 24th May 2018 and nos.12075,12074, both, dated 31st May 2018. Thereafter, the SPA, NAINA has decided its methodology in preparing this T. P. scheme as under.

After getting the data regarding flood lines of Kalundre river regarding blue line and red line from the Superintendent Engineer, Thane irrigation circle, Thane on 14th June 2016, a green belt would be proposed along the river in this T. P. scheme considering that lands lying between the river and blue line are frequently under floods. The owners of lands falling within the green belt proposal would be allotted final plots beyond the blue line considering that any sort of development is not permissible in this area. Further, extra high voltage (EHV) tower lines pass through the eastern portion of part A of scheme. The Executive engineer, EHV (O&M) division has communicated that lands under these electrical tower lines are not acquired by MSETCL but the required compensation was given as per the Indian Telegraphic Act, 1885. Similarly, Reliance gas pipeline and GAIL gas pipeline also pass through the part A of this scheme. Right of use of lands under Reliance gas pipeline has been obtained by the Reliance Gas Company at Sheva. The lands under GAIL gas pipelines have been acquired after paying due compensation. These gas pipelines have been decided to be retained as they are. As said earlier, the land owners from villages Belavali and Sangade i.e. from part B of the scheme who will surrender their lands for roads and reservations as per IDP proposals will be allotted final plots in the area of part A of the scheme. All the land owners from part A and part B will get final plots of reduced areas to the extent of 40 percent of their original holdings. No monetary compensation will be awarded for surrendering 60 percent lands to the SPA, NAINA from their original holdings and in lieu of that, they will be awarded equivalent FSI. The base FSI of the areas situated in the part A and Part B of the scheme which are lying beyond 200 m from their village gaonthans will be raised to 1.00 from 0.20 which is at present permissible as per the sanctioned DCPR 2017. in respect of all the original plots included in the scheme as they are participating to aggregate the lands under the scheme. The Panvel-Karjat railway track is under doubling and as the exact boundaries of land acquisition proposal from villages Belavali and Sangade are not received from the railway authorities, cognizance of it would not to be taken in this scheme. The entire land adjoining the railway track is subjected to acquisition as per IDP proposals. The draft scheme no. 2 will be then prepared as per the provisions of the chapter V of the said Act and rules thereunder. While preparing a proper layout of the part A of the scheme, IDP roads would be coordinated with the scheme road network and the IDP reservations would also be relocated maintaining their areas and utility value after seeking approval from the Director of Town Planning as provided under section 59 (2) of the said Act.

The SPA, NAINA had accordingly started the work of preparation of the draft T. P. scheme, NAINA no. 2 as per the methodology adopted for the purpose of implementing the proposals of the sanctioned IDP of NAINA as well as to provide social infrastructure and to make a proper



layout of the part A of this scheme so that each and every final plot will get proper access with desired shape in view of expected development. As said earlier, entire land under part B of the scheme is under acquisition of Growth Centre, Play Ground, 27 m wide road and for MMC proposed by the Mumbai Metropolitan Region Development Authority (MMRDA) as per the sanctioned IDP. The reservations of the scheme for social infrastructure such as open spaces in the form of Park, gardens and play grounds, daily bazaar, schools, health centre, various amenity sites and utilities like electric sub-station and elevated service reservoir have been proposed in part A of the scheme to serve the scheme area. As the section 64 (g-1) prescribes provision of site for EWS and LIG housing and for housing of the persons displaced or dispossessed due to the scheme to the extent of 10 % of the scheme area, SPA has decided to reserve such sites at suitable locations in this part A of the scheme.

The SPA, NAINA had promised the land owners during the public meetings with them that though the infra-structural sites proposed in the sanctioned IDP will be incorporated in the scheme, the SPA, NAINA will provide sufficient social infrastructure considering the future population and based on the planning standards for the welfare of the inhabitants of the part A of this scheme. Further, SPA, NAINA had also promised to the land owners that recreational open spaces and the amenities will be provided over and above the planning standards at appropriate locations in this scheme by the SPA so as to exempt the land owners from providing individually statutory 10 % recreational open spaces and 5 % amenity spaces as provided under DCPR-2017 while developing their final plots to be allotted in part A of the scheme.

As said earlier, Part B of the scheme located in villages Sangade and Belavali is entirely under reservations of the Growth Centre (GC-207), the MMC, 27 m wide Road and Play Ground (207-A), the land owners having their holdings in these two villages will be accommodated and will be allotted final plots in the Part A in the villages of Devad, Bhokarpada, Chipale and Vihighar. Thus, areas from villages Sangade and Belavali will be fully acquired for proposed reservation as said earlier as per IDP proposals. The Part B of the scheme will remain as it is and the reservations and roads will be developed by the SPA, NAINA in due course of time outside the Scheme.

At present, proper access to most of the lands situated in part A of the scheme is available only from Panvel- Matheran State Highway which are directly fronting it. The village roads which are zigzag and very narrow leading to Bhokarpada and Vihighar gaonthans are providing some access to the lands fronting them. However, such lands are not suitable for any non-agricultural activity due to these narrow roads. All other lands have status as land-locked lands and hence, only agricultural activities are being carried out by the land owners. The lands situated in the part B from villages Sangade and Belavali are also land-locked and one Cremation Ground for Sangade villagers is located here. The lands are also bisected by the said railway line and the nalla. As such, the lands from this part B are only under some agricultural activities.

Accordingly, the SPA, NAINA had prepared tentative proposals of the draft Town Planning Scheme, NAINA no. 2. Thereafter, as provided under Rule No 4(1) of Maharashtra Town Planning Schemes Rules 1974, all the land-owners were called for public meeting / discussion on 8th, and 10th of May 2018. A presentation for understanding of the tentative proposals of this draft scheme was made by the officers of the SPA, NAINA to the land owners who were present and requested to give their suggestions or objections, if any. The land owner/stake holders got understood the



scheme and expressed their overall satisfaction on the general layout of the scheme and on the location, size and shape of their reconstituted final plots. The scheme was generally welcomed by all the owners present during owners meet conducted as said above. After the owners meet, the SPA, NAINA had received their individual suggestions/objections/consents from some of the land owners stating that as provided under section 65 (2) (c) of the said Act, they would be allotted a single final plot in lieu of their several original plots located sporadically at various places. Most of the land owners requested to allot final plots as far as possible covering their original holdings. The suggestions are taken into consideration by the SPA, NAINA and tentative layout of the draft Town Planning Scheme, NAINA no. 2 was modified accordingly. After conducting owners meet on 8th, 9th and 10th May 2018 vide rule No 4(1) of TPS Rules, 1974 as said earlier and wherever appropriate, after incorporating suggestions received from the owners during the said meet, the draft -Town Planning Scheme, NAINA no. 2 was finally prepared. It was then submitted for consultation to the Director of Town Planning, Maharashtra State, Pune, as required under Section 61 (1) of the said Act and under rule no 4 (2) of Town Planning Schemes Rules, 1974 well in time. The Director of Town Planning vide his Marathi letter No. जा. क्र. नैना/नायो क्र. २/प्र क्र. २०९/१८/टीपीव्ही-३/६६६५ dated 29th November 2018 had communicated his remarks in respect of the proposals incorporated in the said draft scheme. Necessary changes suggested by Director of Town Planning during the consultation were incorporated in the draft by the SPA, NAINA. Accordingly, the proposal of publication of Draft scheme so modified as per suggestions by Director of Town Planning was placed before the CIDCO Board. The major modifications carried out by the SPA, NAINA in the draft Scheme to be published under section 61(1) of the said Act were

- a) The provision of transfer of non-utilized FSI within the scheme was deleted.
- b) Minimum 6 meter margins were proposed for buildings having height more than 15.00 M as per fire-fighting requirement.
- c) All amenities were reshaped into plots suitable for public purposes designated in the scheme. The irregular shaped corner plots were re-designated as open spaces considering their shapes unsuitable for building activity.
- d) The valuation of final plots designated to Growth Centre was entered in the form no. 1 of redistribution and valuation statement.

The Board vide Resolution No 11973, dated 6th December 2017 had delegated powers to publish and to submit the draft scheme to the Vice President and Managing Director, CIDCO while declaring intension under section 60 of the said Act to prepare town planning scheme for this area. Accordingly, the VC and MD, CIDCO had published this draft scheme so modified as provided under section 61(1) of the said Act vide gazette notice dated 6th December 2018. A notice in this regard for inviting suggestions/objections from the public and from the land owners was published as provided under sub-section (1) of Section 61 of the said Act in English and in Marathi in the extraordinary Maharashtra Government Gazette (part-II) dated 6th December 2018 and also in Local newspapers namely 'The Afternoon' and 'Nava Kal' dated 11th December 2018. The accompaniments pertaining to the said draft scheme were also published on the notice board in the office of the SPA, NAINA and also uploaded on SPA, NAINA's (CIDCO's) website <https://cidco.maharashtra.gov.in/naina> for the information of the general public and of the land


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owners. The SPA, NAINA had received nine suggestions/objections in response to the above publication of the said draft scheme within the prescribed time limit. Though the last date of filing suggestions/objections was expired on 5th January 2019, thirteen suggestions received after this and till 10th January 2019 were considered by the SPA, NAINA as provided under section 67 of said Act. 9 objections/suggestions were previously received before this publication from 4th July 2018 till 5th December 2018 after sending this draft scheme to the Director of Town Planning, Pune for first consultation and only two of them were considered and the draft scheme was further modified.

Section 68(1) of the said Act provides that the Planning Authority shall, not later than three months from the date of the publication of the notice in the Official Gazette, regarding the making of the draft scheme, submit the same with any modifications which it may have made therein together with a copy of objections received by it to the State Government, and shall at the same time apply for its sanction. The layout of the draft scheme published under section 61(1) was amended wherever necessary and hence the draft scheme was submitted along with all its accompaniments for sanction on 29th January 2019 by the SPA, NAINA to the Managing Director, CIDCO, to whom the powers exercisable by the State Government under section 68(2) of the said Act have been delegated by the Government vide Urban Development Department notification no. TPS-1817/973/CR-103/17/UD-13 dated 13-09-2017. The Managing Director, CIDCO had forwarded this draft scheme for consultation to the Director of Town Planning, Pune on 14th February 2019 as provided under section 68 (2) of the said Act. The MD, CIDCO had then accorded his sanction under section 68(2) to the draft Town Planning Scheme, NAINA No. 2 vide his Notification dated 26th April 2019 after consulting the Director of Town Planning, Pune. The Notification in this respect was published in the extra-ordinary Maharashtra Government Gazette, Part II, dated 3rd May 2019. The publication of the sanctioned draft scheme, NAINA no. 2 in the office of the SPA, NAINA was made on 6th May 2019. It is also appeared in the local newspapers on 8th May 2019.

As stated earlier, the land owners/stakeholders have been assured by the SPA, NAINA (CIDCO), that no land-owner will lose potential of their lands. The FSI of their original plots which are situated beyond 200 m from any village gaathan is at present only of 0.20 as the base FSI and in addition, premium FSI of 0.30 totaling to maximum FSI only of 0.50. The DCPR-2017 provides that if the land owners pull or aggregate their lands to form a comprehensive development unit of atleast 10 ha and opt for NAINA scheme under regulations no. 12.6 & 13 of the said DCPR, then for 60 % land to be retained by the land owners/developers under NAINA Scheme, they are eligible for global FSI of 1.00 for their land aggregation after surrendering remaining 40% land to the SPA free of cost. The FSI permitted for NAINA scheme under the DCPR-2017 to the owners/developers for consumption on 60 % land retained by them works out to 1.70. The SPA, NAINA has considered the same corollary to permit potential of original plots to the final plots. However, this is already provided in the proviso of Section 100 of the said Act in lieu of menetary compensation. The NAINA Scheme regulations of the DCPR-2017 cannot be directly made applicable to the lands included in any Town Planning Scheme prepared under the provisions of chapter V of the Maharashtra Regional and Town Planning Act, 1966. The real question here is whether any land aggregation outside NAINA scheme entitles to FSI of 1.00 instead of 0.50 (with premium) as prescribed in the sanctioned DCPR-2017 of IDP. Same intensive prescribed under the sanctioned DCPR-2017 of IDP for voluntary land pulling under NAINA Scheme seems to have been adopted



by the SPA, NAINA for pulling of all original holdings under a town planning scheme. The Town Planning Scheme prepared under the provisions of Chapter V of the said Act is also a land pulling, laying out and redistribution of land in the form of final plots of reduced areas back to the owners. The lands required for road network, open spaces, housing for EWS/LIG, sale plots for raising the funds and for social infrastructure under a Town Planning Scheme are indirectly acquired by Any Planning Authority for implementing the Development Plan or to develop any area in the course of development in the public interest. The base FSI of lands included in the sanctioned IDP lying outside 200 m from any village gaathan of 0.20 proposed in residential zone or mixed land use zone under IDP DCPR-2017 is very low. Such FSI permissible to the lands included in the Town Planning Scheme is therefore desirable to be raised to 1.00 which is a normal base FSI everywhere in the State and also being permitted in Integrated Township Projects. Permitting FSI of 1.00 will lead to effective and successful implementation of the Town Planning Schemes in NAINA area by getting proper response and cooperation from the land owners/stake holders. The SPA, NAINA (CIDCO) has decided to allot final plots to the land owners after taking away their 60 % of land. Thus, the land owners are getting final plots of much reduced areas to the extent of 40 % of their original plots. If the potential of original plots considering base FSI of 1.00 is granted on the final plots in lieu of compensation, then the net FSI permissible in the final plots works out to 2.50. This has been assured by the SPA to the land owners. The draft Town Planning Scheme; NAINA No. 1 had been processed on similar lines which has been drawn up by the concerned Arbitrator and accordingly now sanctioned by the State Government under section 86 (1) of the said Act. The draft T. P. Scheme, NAINA no. 2 is also processed so far on similar lines.

As per the provisions of sub-section (2) of section 159 of the said Act, the State Government may, by notification in the Official Gazette, make Special Development Control Regulations consistent with this Act and the rules made thereunder, for the purpose of implementing any Scheme, Project, Programme or Policy of the Central or the State Government, in the whole or the part of the State. To enable the land owners to consume the total FSI (which includes the compensation part) in the final plots of much reduced areas, it is felt necessary by the SPA, NAINA to give certain relaxations in the sanctioned DCPR-2017 of IDP. This concern was raised by the architects/developers and land owners at various forums including the land owners meet. Such relaxations would probably make the land owners to accept the smaller final plots allotted in the schemes. Accordingly, the SPA, NAINA (CIDCO) has formulated some special development control regulations in the draft scheme and submitted a proposal for suspending related regulations from the DCPR-2017 to the State Government. The Urban Development Department vide its letter bearing number TPS-1718/4354/CR-223/18/UD-12 dated 23-10-2018 has accorded sanction to this proposal. Since the powers of sanctioning the draft Scheme under section 68 (2) of the Act have been delegated to the Managing Director, CIDCO as said earlier, it is presumed by the SPA, NAINA that on getting the draft scheme sanctioned from the Managing Director, CIDCO on 26th April 2019, Special Development Control Regulations proposed in this draft scheme stands operative under these delegated powers and the suspended regulations are now replaced by these relaxed regulations in view of sub-section (2) of section 159 of the said Act. However, the powers exercisable under section 159 of the said Act are not delegated to Managing Director, CIDCO and hence, any Special Development Control Regulation to be enforced in the scheme area is required to be sanctioned by the State Government under sub-section (1) of section 86 of the said Act. The special development control regulations formulated by the SPA, NAINA in the sanctioned draft


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scheme need to be reconsidered in view of consumption of FSI permissible as well as from the point of view of public health and public safety. As such, special regulations which are really necessary for efficient implementation of the scheme are proposed now by the Arbitrator in addition to the IDP DCPR-2017. The SPA, NAINA has mentioned that during consultation under section 68 of the Act with the Director of Town Planning, he suggested not to propose TDR in lieu of compensation even though it is permitted in the new proviso of the modified Section 100 of the said Act. During the hearing, all the land owners have demanded the FSI in lieu of monetary compensation and if it is not consumed, then to allow them to use it as TDR. The Section 100 permits FSI/TDR in lieu of monetary compensation equivalent to the reduction in area of Original Plot while reconstituting the Final Plot. The amount entered in Form No. 1 of the Final Scheme as compensation is not then payable to the land owner if the FSI/TDR is opted by such owner. The Draft Scheme seems to be silent on this.

The SPA NAINA has prepared a layout of this draft scheme for part A incorporating IDP roads and all the IDP reservations. While doing so, the SPA, NAINA has modified alignments of these IDP roads to fit in a better way with the scheme road network. However, their widths and nature have been maintained and some of them have been still widened considering the expected volume of traffic. These IDP roads and the scheme roads are providing direct accesses to all the final plots and the public sites with proper mobility. All the IDP reservations have been incorporated in the draft scheme with some modifications in their locations after getting prior approval of the Director of Town Planning under section 59 (2) of the said Act. The draft scheme also proposed plots for open spaces and social amenities, Inclusive Housing and for green belt along the river Kalundre. The Multi-Modal Corridor has been proposed by the MMRDA in the revised Mumbai Metropolitan Regional Plan and it is also reserved in the draft Scheme as included in the IDP. As said earlier, the draft scheme is sanctioned by the Managing Director, CIDCO on 26th April 2019 under section 68 (2) of the said Act and in view of provisions of section 68 (A) of the said Act, all the lands falling under roads proposed in the said draft scheme now vest in the SPA, NAINA.

Arbitration Proceedings

The State Government has then appointed Shri Suresh V. Surve, Deputy Director of Town Planning, retired from the Town Planning and Valuation Department of the Maharashtra Government as the Arbitrator under sub-section (1) of Section 72 of the Maharashtra Regional and Town Planning Act, 1966 for this draft scheme vide Urban Development Department notification no. TPS/1219/1293/CR-51/19/UD-12 dated 24th May 2019.

The Arbitrator has entered upon the duties w.e.f. 24th June 2019 by publishing a notice in the Maharashtra Government Gazette, Part II, on pages 1 & 2 dated 26th June 2019. The same notice in English has been published in daily Newspapers dated 30th June 2019 for the information of the public.

The Arbitrator has observed that the scheme layout has not been demarcated on ground and the final plots have not been measured by the Special Planning Authority. The demarcation and measurement work might have not been carried out initially due to difficult weather conditions and prolonged rainy season and also due to non-cooperation of the land owners. The Arbitrator has requested the SPA, NAINA to demarcate the draft scheme.



However, the Arbitrator has started the arbitration proceedings as provided in the Act and Rules. Then special notices in the prescribed Form No. 4 under Rule No. 13 (3) of the Maharashtra Town Planning Schemes Rules, 1974 have been served on each and every owner of the original plots included in this scheme from all the six villages during 13th August 2019 to 14th October 2019. This special notice in form no. 4 is for communicating the land owners regarding all the details of their plots regarding ownerships, tenure, areas of their original plots and the similar details of allotted final plots in lieu of their original plots. Further, this special notice is also for informing them regarding the valuation of their original plots, semi-final and final valuation of their allotted final plots and the compensation, contribution and the net demand from them as estimated by the SPA, NAINA in the sanctioned draft scheme. The land owners have been asked to appear before the Arbitrator on the specified date and time to submit their say on the proposals of the sanctioned draft scheme and to record minutes of the same. The hearing process was carried out during 26th August 2019 to 10th January 2020. In the meanwhile, this hearing process was required to be withheld due to the enforcement of code of conduct of the Maharashtra Assembly elections from 21st September 2019 to 24th October 2019. The land owners especially from villages Sangade and Devad had jointly objected to hearing process on the issue that the SPA, NAINA has not prepared the draft scheme allotting them final plots of atleast 50 % of the original plot areas and they were never before told regarding the payment of contribution levied in the scheme. This issue was then taken for agitation by all the villagers and for some time, the hearing process was withheld due to their non-cooperation. They have formed Sangharsh Samiti to agitate with CIDCO authorities. In the meanwhile, the Arbitrator had arranged common meetings with the villagers of Sangade and Devad and the points to be recorded in the hearing process before the Arbitrator were jointly decided by these villagers. However, they have not opposed to the making of the scheme and shown their overall willingness subject to waiving of the contribution levied in the draft scheme.

It was found that some of the owners were not appeared to give hearing for the reasons not known and some were not received these special notices for want of proper addresses/phone numbers etc. Hence, the public notice was published in the local newspaper dated 3rd January 2020 as well as it was published in the respective Gram Panchayat Offices and the owners remained absent were called to give hearing in respect of the scheme proposals. The hearing of the land owners who appeared have been completed during the period from 26th August to 10th January 2020. The Special Planning Authority, NAINA (CIDCO) has also been given hearing on 18th February 2020. The points raised by the Arbitrator vide his letter no. Arbitrator/TPS-2/Gen/357 dated 11th February 2020 were replied by the Special Planning Authority vide Marathi letter bearing no. मिडको.व.नि. (नैना)/२०२०/सप/१५५७/२३५, dated 3rd march 2020. The minutes have been recorded ownership-wise by the Arbitrator and decisions regarding reconstitution of original plots into final plots together with their areas, titles & shares in the ownerships, tenures are recorded in Table no. A.

Preliminary Scheme

The Arbitrator has then subdivided the sanctioned draft scheme into two parts as i) the Preliminary Scheme and ii) the Final Scheme as provided under sub-section (3) of Section 72 of the said Act on 3rd February 2020 vide his order bearing no. Arbitrator/TPS-2/Gen/355 dated 3-02-2020. Then the layout of the part A of Preliminary Town Planning scheme, NAINA no. 2 has been finalised by the Arbitrator in light of the requests and points/issues raised by the land owners during the hearings and by the Special Planning Authority.


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The sanctioned IDP has proposed reservations for various public sites as given hereinafter. Two Growth Centres no. 203 in the village Devad in part A and no. 207 in the villages Sangade & Belavali in part B have been proposed in the IDP and their parts are falling in the scheme area. Three reservations of Parks no. 13-A, 54 and 55 are proposed in part A. Six reservations of Play Grounds nos. 46A, 55A, 55B, 54A, 57 and 58 in part A and single such reservation no. 207A in part B are proposed in the IDP which fall in the scheme. Two reservations of schools no. 60 and 61 proposed in the IDP fall in part A. Similarly, four IDP reservations, one each as Electric Sub-Station no. 50, ESR/GSR no. 49, Primary Health Centre no. 78 and Daily Bazaar no. 48 fall in this part A.

The sanctioned IDP has proposed arterial roads some of which run through the Part A of the Scheme as given hereinafter. The 45 m wide north-south proposed road almost passes through the central area of this Part A which will open out the area directly upto the Panvel-Matheran State Highway situated beyond the Kalundre river through Akurli village. This main arterial road will then further run to the south through the scheme to village of Shivkar and beyond. Similarly, 20 m wide north-south road to the east of the said 45 m central road is proposed from the said State Highway at village Akurli to run through the scheme and then further to the south through the villages of Bonshet and Vihigar. Another 20 m wide north-south road to the west of the said 45 m central road is proposed from the villages Shilottar-Raichur and Akurli situated beyond the said river is proposed to run through the scheme and further beyond to the south through the villages of Vichumbe and Shivakar. The existing Vihigar village road leading to its gaonthan has been proposed to be widened to 27 m in the IDP and its part runs through the scheme.

There are other four 20 m wide east-west roads proposed in the IDP which run through the part A of the scheme. Out of these roads, one is proposed from the said State Highway and another is proposed from the Vihigar road. The Panvel-Matheran State Highway has been proposed to be widened to 45 m in the IDP.

The part B of the scheme includes only one IDP road i.e. 27 m proposed arterial road which runs from north-west to south-east crossing the MMC. The reservations of Growth Centre no. 207 and Play Ground no. 207A as stated above have also been proposed in Part B. All these reservations and roads including MMC proposed in the IDP cover the entire area of this Part B and hence, none of any area is available for allotting to the land owners in the form of final plots. The Panvel- Karjat railway line and a nalla also pass through this Part B of the scheme.

While finalising the layout of the scheme and the proposals therein, the Arbitrator has made following observations in the sanctioned draft scheme. The draft scheme prepared by the SPA, NAINA (CIDCO) and now sanctioned under section 68(2) of the said Act provides for: --

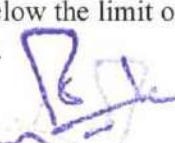
- i) Total area under the scheme is 194.91 ha. It is in two parts, nearly 3 to 3.5 km away from each other.
- ii) The Part A of the scheme is from villages of Chipale, Vihigar, Devad and Bhokarpada of an area 167.36 ha. The Part B is from villages of Sangade and Belavali of an area of 27.55 ha. These two parts of the scheme are covering 85.87 % and 14.13% portions respectively of the total area under the scheme.
- iii) The Panvel-Matheran State Highway is widened to 45 m in the Scheme from 30 m which is under the control of the Public Works Department.



- iv) All the roads proposed in the sanctioned IDP as detailed above have been incorporated in the scheme. However, their alignments have been amended suitably and modified to fit in the road network proposed in the Part A of the scheme. The 27 m road and the MMC proposed in the IDP in the part B have been included in the scheme without making any change in their alignments.
- v) All the reservations proposed in the IDP for various public purposes falling in both the parts of the scheme have been incorporated in the scheme. However, they have been relocated maintaining their areas and utility values to fit with the layout in the part A of the scheme.
- vi) The reservation of Growth Centre no 203 which is partly included in the Part A of the scheme is divided in two parts due to change in the alignment of the 20 m wide IDP road with slightly reduction in its area.
- vii) The Final Plots allotted to all the land owners from these six villages are located in part A of the scheme.
- viii) All the reconstituted final plots are reduced to the extent of 40 % of their original areas of holdings.
- ix) The owners of lands situated in Part B from villages Sangade and Belavali have been displaced and they have been allotted final plots in lieu of their original plots in part A of the scheme.
- x) The recreational spaces in the form of Open Spaces, Parks and Play Grounds in addition to those proposed in the IDP are provided in part A at 32 different sites having aggregate area of 15. 0135 Ha. It is observed that at some places, very small lands left out after reconstitution are proposed as open spaces without considering their utility.
- xi) The non-buildable IDP reservations in the form of Parks and Play Grounds included in the scheme are proposed in 11 sites in both the parts having aggregate area of 17.7986 ha.
- xii) The 31 sites as Amenity Plots have been proposed at various places in Part A of aggregate area of 6.0626 ha in the scheme. This is in addition to the IDP reservations.
- xiii) Two sites for Schools have been proposed in the part A in addition to the IDP school reservations of aggregate area of 1.0503 ha.
- xiv) Five sites for inclusive housing have been provided in this part A of an aggregate area of 13.0385 ha.
- xv) Eight sites for IDP reservations of Growth Centres at villages Devad, Sangade and Belavali in both the parts A and B have been proposed which admeasures to 30.7697 ha. These reservations are parts of the bigger Growth Centre reservations of IDP which fall in the scheme and as far as possible accommodated at the same locations to maintain the utility values giving proper accessibility in part A.



- xvi) The proposal of the Multi-Modal Corridor is initiated by the MMRDA in the revised MMR and the same alignment has been incorporated in the IDP and accordingly in part B in two sites admeasuring to 2.8882 ha.
- xvii) The 6 sites of Play Grounds and 3 sites of Parks as proposed in the IDP have been incorporated with modifications wherever necessary to fit in the layout of part A but maintaining the areas and their utility values. One site of play ground is proposed in part B and it is accommodated without any modification.
- xviii) Similarly, 2 sites for schools and one site each for ESR/GSR, ESS, PHC and DB as reserved in IDP have been incorporated in part A o with modifications wherever necessary to fit in the layout but maintaining the areas and their utility values.
- xix) A large open spaces along the river Kalundre in part A between 20 m wide road and 45 m wide road and further between 45 m wide road and Panvel-Matheran road are proposed of varying widths.
- xx) All the original plots situated within the river bank and the blue flood line where building activity is prohibited are proposed as open spaces as detailed at (xix) above. Hence, the owners of these lands have been allotted final plots beyond this blue line in Part A of the scheme.
- xxi) The scheme area under part A is almost included in Residential Zone as per the provisions of sanctioned IDP and the area fronting the 45 m wide north-south arterial road described earlier is included in mix land use zone. The entire area of part B is under reservation.
- xxii) The FSI permissible in residential zone and in the mix land use zone is 0.20 with premium FSI of 0.30. This FSI has been raised to 1.00 considering the land aggregation or pooling of the lands together for development under TP scheme. However, the lands situated within 200 m from gaonthans of villages Devad and Bhokarpada are already permissible for FSI of 1.00 and hence, they will not get this FSI benefit.
- xxiii) The scheme area admeasures to 194.91 ha and the lands under roads, MMC, social infrastructural sites, sites under open spaces, play grounds, parks etc admeasures to more than 40 percent of the scheme area if Growth Centre area is accounted for. The SPA, NAINA has considered that reservations of growth centres are city level reservations and do not fall under the category of section 64 (g-1) of the Act. The area under roads including MMC is 31.6445 ha. The area under reservations excluding growth centres is 41.8052 ha. Hence total area under items as per clause (ii) of section 64(g-1) is 73.4497 ha which is 37.69 % of the scheme area i.e. below the limit of 40% laid down under this clause.
- xxiv) The area under inclusive housing is of 13.0385 ha and at 6.69 % of the scheme area and is well below the limit of 10% laid down as per clause (i) of section 64(g-1) of the Act.


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- xxv) The area under growth centres reserved in both the parts of the scheme is 30.7697 ha and is 15 % of the scheme area.
- xxvi) The Panvel-Karjat railway line is being doubled by the Railway authorities and acquisition proceedings have been started under LARR Act, 2013. This proposal of acquisition is not considered in the scheme.
- xxvii) Government land from Devad village was handed to erstwhile Group Gram Panchayat of Vichumbe for gurcharan i.e. cattle grazing purpose and now is in the possession of Devad Gram Panchayat. Three separate final plots to the extent of 40 % of the original holding have been proposed to Devad Gram Panchayat with FSI of 2.5 for residential activities. This is not in order considering the terms and conditions laid down by the State Government while handing over the land.
- xxviii) Reserved Forest Land situated in Belavali village is acquired for MMC in the scheme without obtaining consent of the Forest Department.
- xxix) In part B, in the village Sangade, the cremation ground is existing and still in use. It is acquired in the scheme for MMC and in lieu of this, separate final plot no. 259 in part A located in the village Bhokarpada nearly 4.25 km away from it has been allotted with FSI of 2.5. This is not required.
- xxx) The MR & TP Act, 1966 prescribes to provide plots for EWS/LIG housing or for displaced persons in the course of implementation of the scheme to the extent of 10 % of the scheme area. Instead, the SPA, NAINA has provided plots for Inclusive Housing. This is not in order.
- xxxi) The gas pipe line runs through the area of part A of the scheme and few final plots reconstituted in the scheme are affected by this gas pipe line. The SPA, NAINA is silent on the shifting of the said gas pipe line and also on the lost development potential of the concerned final plots.

During the hearing of the land owners, many have requested to amalgamate their final plots being held in the same ownership or held in the family or held in single partnership firm or company. Few have asked for sub-division of their plots either family ownership-wise or individual ownership-wise. Some of the ownerships of original plots have been found changed afterwards by executing deed of transactions.

Further, during the hearing process, the land owners almost from all the six villages have mainly objected to the scheme on the ground that even though, they have been told by the SPA, NAINA that this is participatory scheme, they were not taken into confidence while preparing the draft scheme before its publication under section 61 of the Act. They were also not told about the contribution to be levied even after surrendering their lands. Further, they have been told that the SPA, NAINA will return them atleast 60 % land of their original holdings in the form of final plots. The concerned villagers have therefore formed Sangharsh Samiti to agitate on this ground with the SPA, NAINA (CIDCO). They have held the hearing process for some time. It has come to know that the CIDCO has set up a committee on the issue of contribution to be levied and the decision in this respect is still awaited. The villagers wanted to withhold the hearings and arbitration proceedings till the CIDCO comes to certain decision atleast to waive the contribution to be levied



under the scheme. However, it was made clear to the villagers agitating in this respect that arbitration proceedings are time bound process and it will be continued and completed as per the provisions of the said Act and the issues raised by the villagers will be decided at the arbitrator's level as the committee's decision is not binding on the Arbitrator. The villagers then cooperated the Arbitrator after carrying out group meetings by the Arbitrator with the land owners from village Sangade on 21st November 2020 and from village Devad on 29th November 2020. The villagers from Sangade have also objected for their shifting and allotting them final plots in Part A of the scheme and have demanded to allot final plots in Sangade village only. It was made clear to them that this demand cannot be fulfilled as their lands situated in part B of the scheme are solely under reservations of sanctioned IDP and subjected to compulsory acquisition as per the provisions of MR & TP Act, 1966. Further, these villagers demanded compensation at two and half times the market value in line of the provisions of the LAAR Act, 2013. However, they have been told that this provision is not in the MR & TP Act, 1966. The villagers from these villages have also demanded that the land owners included in the scheme would be treated as project affected persons by the CIDCO and they would be given all the benefits available in this respect. They have been told that this issue is not in the purview of the Arbitrator. The developers who are in the building industry and perform their business mainly in this area and have purchased many of the lands in the scheme area requested to organise a meeting with the CREDAI, Navi Mumbai. The Arbitrator has accordingly arranged a meeting with CREDAI, Navi Mumbai on 13th November 2020 and understood their issues and suggestions in this respect. They have specifically pointed out that to return the lands to the stake holders reduced to 40 percent of their original holdings protecting the original development potential leads to very high rise development for more than 20 floors to consume the FSI of 2.5. this will increase the cost of construction. They have pointed out that general demand of residential flats in the area is mainly from lower middle class and low income groups. The scheme area is also away from new Panvel node of CIDCO and from the Panvel suburban Railway station. Hence, they suggested allotting final plots atleast of 50 % of the original holdings to increase the footprints of the buildings. The smaller plots may not consume such a higher FSI of 2.5 after maintaining the marginal distances and hence, they suggested permitting the balance FSI to be used as TDR. The draft scheme has been formulated by the SPA on 40/60 basis and the Arbitrator has to draw the Preliminary Scheme in accordance with the draft scheme as provided under section 72 (7) of the said Act and hence, it is not now possible to consider CREDAI's issues at this stage by the Arbitrator.

It is observed that the SPA, NAINA (CIDCO) has allotted final plots exactly at 40 % in the area of respective original plots and the areas left out, eventhough they are negligibly small, are reserved either for open spaces or for amenities in the scheme. Hence, very small plots at various locations have been proposed as open spaces and amenities in part A of the scheme.

The layout of the draft scheme is generally acceptable which provides well laid road network to maintain the desired mobility within the scheme. The amenity sites and the plots designated to open spaces are also well distributed and are accessible easily to all the final plots. The IDP has proposed play grounds and parks at 10 locations to the tune of 17. 7986 ha. In addition to this, open spaces provided at 30 sites in the part A of the scheme admeasure to in all 13.2487 ha. It is revealed from the SPA, NAINA that two play grounds provided adjoining two school sites would be allowed to be used by these schools. Hence, total open spaces (excluding two play grounds meant for the school) provided in Part A of the scheme is of 31.0473 ha i.e. 18.55 % of



the area under Part A. This is more than the desired standards in this respect. In view of this, the owners of plots having area of 0.40 ha or more are exempted in the scheme under the special DCPR and with the approval of the State Government from the provision of 10 % RGs in their complexes generally are required while developing such plots. Similarly, 31 sites have been provided as amenity plots of sizeable areas which will accommodate required social infrastructure as per the needs of the residents. These amenity plots are evenly located in part A of the area of 6.0626 ha in addition to the IDP reservations of two schools, Primary Health Centre, Electric Sub-Station, Water Reservoir and a daily Bazaar. These total amenity plots are having aggregate area of 7.1626 ha and at 4.28 % of the Part A. In view of this also, the owners of plots having area of 0.40 ha or more are exempted in the scheme under the special DCPR and with the approval of the State Government from the provision of 5 % amenities in their complexes generally are required while developing such plots.

As said earlier, the area of part B of the scheme is 3 to 3.5 km away from the part A of the scheme and hence, the scheme area is not contiguous. The part B is entirely under the IDP reservations of Growth Centres, MMC, 27 m proposed road and under playground site no. 207A. The Panvel-Karjat Railway line and the water body divide the area of part B into three sub-parts. The protected forest land lying at present without any tree cover and the cremation ground in the ownership of group Gram Panchayat of Chikhale, being used by the villagers of Sangade are also situated in this part B. As said earlier, the land owners are displaced from here and final plots in lieu of their original lands here are allotted final plots in Part A of the scheme which is a better location and now accepted by these land owners.

The draft scheme proposals are solely in part A of the scheme and the road pattern provided is appropriate and well fitted in the layout of the scheme and generally, no modification is needed from planning point of view except for one road in Devad village. The land owners have also generally accepted the layout. However, the land owners from Devad village which are having their lands towards west and lying between the River Kalundre and the Mumbai-Pune Super Expressway have pointed out that the recent development is happened in the areas lying within 200 m from Devad gaathan to the east of river and within 200 m from gaathan of Palidevad to the west of the river which is also adjacent to the sector 14 of New Panvel node of Navi Mumbai. The area to the east of this river which is already developed on both sides of the expressway from village Devad is just touching the scheme area but totally inaccessible with the scheme area of Part A. The area of Part A of the scheme is mainly dependent on the Panvel-Matheran State Highway which is far away from this development. They have therefore suggested that another connection from this side to connect the New Panvel node to the Part A is utmost necessary.

I have come to conclusion that their suggestions need due consideration. In the draft scheme layout, a road of 20 m wide has been proposed from the Vihighar road at the eastern end of the scheme to run east-west towards the western end of the scheme upto the Mumbai-Pune expressway which takes a sharp left turn to meet the said expressway. This road has been then reduced to 15 m and runs further along the expressway towards west upto the scheme boundary where a big residential complex exists in between. Hence, this road cannot be extended further to cater the existing development of Devad just adjoining the scheme. The length of this road is nearly of 2.85 km and as such, its width of 20 m is insufficient. It cannot be extended further straight towards west which will disturb the layout of the scheme. The draft scheme has also proposed another east-



west road of 20 m width almost parallel to the river which starts from the Panvel-Matheran State Highway and terminates meeting the north-south 27 m road. Hence, it is considered proper to extend this road upto the western boundary of the scheme parallel to the river which can be extended still further as per the demand of the residents of Devad outside the scheme where open area is available. This suggestion has been accepted which will efficiently improve the mobility of the scheme area. Further, this road will act as a bund and will prevent the scheme area from the floods and will hold the flood water within the proposed green belts.

The SPA, NAINA has requested to increase the width of 20 m wide north-south road to 27 m which has been proposed in the IDP starting from Panvel-Matheran State Highway and runs upto village Moho through villages Bonshaet and Vihighar catering very large area and will also serve as arterial road for the adjoining upcoming town planning schemes. This suggestion is accepted. Further, the SPA has also requested to coordinate the road network and the public sites with the adjoining draft Town Planning Scheme, NAINA no. 5 under preparation which is touching the boundary of this scheme. This proposal is also accepted.

The land owners in general, have requested to record subsequent changes in the ownerships and corrections in the details of ownerships and in areas. They also requested to consider amalgamation of the plots or ownership-wise subdivision of plots or changes in their locations as suggested by them during the hearing. These are individual requests and wherever possible, have been considered. The major objection to the allotment and location of the final plots is taken by Mr. Lunkad, Mr. Solanki, Mr. Desadla & Mr. Kothari who have held the large lands jointly at several locations in the scheme. Their main objection is to the allotment of final plot no. 175 in the draft scheme where it is neglected the fact that they have purchased various lands at costlier locations situated in village Bhokarpada fronting the existing village road and would have front on the 45 m IDP road even in the absence of this T. P. scheme. They have pointed out that in the draft scheme, they have been allotted final plot no. 175 on the village boundary and their original lands are proposed for inclusive housing. However, I observed that allotted final plot no. 175 also covers their large chunk of lands and no injustice is made. Further, they have also requested to allot the final plots clearly mentioning their specific original plots. This request is accepted.

One of the owners of original plots from village Bhokarpada is retired Chief Justice and was also Advocate General of Government of Maharashtra. He has also objected to reconstitution of the final plots of too much reduced areas to the extent of 40 % and also for the contribution to be levied heavily. His family has purchased lands not for any commercial purpose but for farm House and has developed it with good plantation of many trees. His suggestions have been considered and as far as possible, saved the farm house and the trees there.

The original plot-wise decisions for the land owners on the basis of their hearing and considering the draft scheme proposals are as given in the table A appended to the preliminary scheme. The demand of the land owners regarding allotment of final plots having area atleast of 50 % of their original plots is not considered by the Arbitrator as this will change the entire layout of the scheme and the percentage of open spaces and the amenities will drastically get reduced. However, the land owners are getting the same development potential for consumption in their final plots and hence, they are not at loss. The decisions regarding lowering down the contribution levied in the draft scheme would be taken by the Arbitrator in the Final Scheme which will be



drawn up separately under section 72 (5) and will appear in Form no. 1 and communicated to every land owner under notice in form 5 in due course of time.

The changes carried out by the Arbitrator while finalising the layout of the scheme after considering the points raised during the hearing by the land owners and the suggestions made by the SPA, NAINA are as described herein after.

a) For the reasons stated above, 20 m wide road provided in the scheme which starts from Panvel-Matheran State Highway between FPs no. 100 and no. 267 has been extended through the FP no. 30 provided for Play Ground and along the northern boundary of FP no. 28 to connect it to the 20 m wide scheme road to provide direct mobility to the dense development exists just adjoining to the scheme area towards west as shown on the scheme plan. This will act as parallel major road along the Kalundre river and will separate out the development from this river which always floods during rainy seasons. Slight adjustments in the FPs no. 2, 4 & 28 are carried out as shown on the scheme plan.

This modified 20 m road will also act as a bund to protect the scheme area from the floods of the river Kalundre.

b) The entire area lying in between the Kalundre river and the above 20 m wide road now extended is provided for the IDP Parks no. 13A and 55 and for Green Belt upto the Panvel-Matheran State Highway.

c) As requested by the SPA, NAINA, the north-south 20 m wide IDP road which starts from Panvel-Matheran State highway between FPs no. 272 and 288 is widened to 27 m towards western side and all the final plots fronting along this road there have been accordingly adjusted including two amenity plots (FPs no. 237 & 240) and one open space (FP no. 239) and one plot of EWS/LIH housing (FP no. 281) as shown on the scheme plan. The amenity in draft scheme FP no. 273 is required to be deleted due to this widening.

d) The alignment of 45 m north-south IDP road is slightly modified so as to smoothen the curvature of this arterial road from traffic point of view and to save some more trees in the FP no. 122 with slight adjustment of final plots fronting along this road including the FP no. 84 provided as sale plot as shown on the preliminary scheme plan.

e) The 15 m wide north-south scheme road running from FPs no. 105 and 267 upto FPs no. 204 and 210 has been widened to 18 m considering the mobility since another 18 m wide east-west scheme road was meeting this narrow 15 m road in the draft scheme. The plots along this widened road have been readjusted including FP no. 113 provided for EWS/LIG housing as shown on the scheme plan.

f) The 5m wide road provided to Bhokarpada gaonthan in between FPs no. 154 and 155 is widened to 6 m by curtailing some area from the amenity in FP no. 154.

g) The 15 m wide road provided in the draft scheme to give access only to FP no. 15 which is already developed and having alternate access. Due to this shorter draft scheme road only of 50 m in length, one running bottling plant of the villager is totally gets affected. Hence, this road is deleted and new road of 9 m wide has been provided through FPs no. 13 & 14 to give access to FP no. 15 saving the said plant as shown on the scheme plan.



h) In the draft scheme, 15 m wide road along the Express Way is proposed upto the boundary of the scheme to the south side of FPs 8.9.10, 11 and 12. As this road cannot be extended further as a big residential complex has come up in between adjoining the scheme, this road is terminated at FP no. 12 provided as open space merging the road land in to this FP as shown on the plan. The connection to the area to the west of this scheme is now provided in a better way as described in (a) above.

i) The OP no. 22 admeasuring 17.50 ha is the State Government land and has been handed over to then Group Gram Panchayat of Vichumbe for the purpose of grazing the cattle. Now this Govt. land is transferred to newly formed Devad Gram Panchayat. The SPA, NAINA has allotted three FPs no. 16, 38 and 70 admeasuring to 6.9988 ha with FSI of 2.5 to the said Group Gram Panchayat. This Govt. land has been handed over only for grazing the cattle. This purpose is not now in existence. Hence, the ownership of these three FPs allotted in lieu of the OP no. 22 has been changed to State Government instead of the said Group Gram Panchayat.

j) The sanctioned IDP has proposed reservations which fall in the scheme area are as below.

In Part A

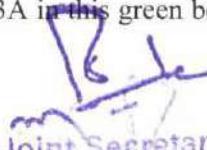
Park (Site No. 13A).....	2.00 ha
Play Ground (Site No. 46A).....	3.90 ha
Play Ground (Site No. 55A).....	0.93 ha
Play Ground (Site No. 55B).....	0.50 ha
Park (Site No. 55).....	0.96 ha
Play Ground (Site No. 54A)	2.48 ha
Park (Site No. 54).....	3.38 ha
Play Ground (Site No. 57).....	0.67 ha
Play Ground (Site No. 58).....	0.66 ha
Growth Centres (Site No. 203)...	2.66 ha
Electric Sub-Station (Site no. 50)	0.22 ha
ESR/GSR (Site no. 49).....	0.72 ha
Primary Health Centre (Site no.78)	0.16 ha
Daily Bazaar (Site no. 48)	0.16 ha

In Part B

Play Ground (Site No. 207A).....	2.23 ha
Growth Centres (Site No. 207)...	20.14 ha
MMC of the MMRDA	2.90 ha

The scheme has incorporated all these IDP reservations with slight modifications in shape and location to fit in the scheme layout but without reducing their areas and utility values. The modifications carried out in the sanctioned draft Town Planning Scheme to the IDP reservations are with prior approval of the Director of Town Planning as provided under section 59 (2) of the said Act. In the Preliminary Scheme, 20 m wide road is now extended as described at sr. no. (a) above along the Kalundre river and a Green Belt is provided in the lands situated between the river and this road. In view of this, IDP reservation no. 46 A of Play Ground is readjusted in the Preliminary scheme and shifted slightly to the south of this road, but generally to the same location and maintaining its area in FP no. 30 as shown on the plan.

It is not understood why the IDP has proposed three play grounds side by side in sites no. 46 A and 55A and 55B. I have specifically observed that none of any single site for Garden is proposed in the IDP. It is seen that all the sites are proposed for parks. The SPA, NAINA has shifted IDP Park in site no. 13A in this green belt. I have decided to extend this Park upto the 20


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m wide north-south road in FP no. 29. Similarly, I have shifted another site proposed for park in Site no. 55 in the IDP in this green belt in FP no. 37. Hence, the entire area to the east of 20 m wide north-south road has now been provided for Garden in FP no. 36 as shown on the scheme plan. In view to enlarge this Garden, I have shifted the ESS site in FP no. 35 curtailing the area of amenity in FP no. 35 on the other side of the road. As such, I have modified the draft scheme in this respect for better planning to provide FP no. 29 for Park (IDP site no. 13A), FP no. 37 for Park (IDP site no. 55), FP no. 30 for Play Ground (IDP site no. 46A) and FP no. 36 for Garden (IDP sites no. 55A & B) without reducing the areas and the utility values, more or less keeping these IDP reservations to the same locations. The remaining sites of IDP parks and play grounds have been maintained as they are in the draft scheme without making any change in both the parts of the scheme. Other sites proposed in the IDP such as for ESR/GSR (IDP site no. 49), for Primary Health Centre (IDP site no. 78), for Daily Bazaar (IDP site no. 48) and two sites of Schools (IDP sites no. 60 & 61) are also maintained without making any change in part A of Preliminary Scheme.

It is observed here that SPA, NAINA has slightly reduced the area of reservation of Growth Centre (from IDP site no. 203) provided in part A in the draft scheme due to the proposed road. In the Preliminary scheme, it is further reduced for extending the 20 m road along the northern boundary of FPs no. 28 and 30. Hence the growth centre in FP no. 20 is now reduced by 0.3920 ha. I consider this is quite in order as the IDP has proposed many large reservations of growth centres at several locations and in this TP scheme, only a part is included. The FSI proposed to be made applicable to the Growth centres is increased to 2.5 from 1.00. Hence, the development potential of Growth centre sites get sufficiently increased due to the scheme and slight reduction in area would not make any change. The extension of the said road is utmost necessary from the mobility point of view and hence, this has been given priority in the Preliminary Scheme. Further, it has been noticed that in the sanctioned draft scheme that negligible portion of reservation of Park in site no. 54 proposed in the IDP which is situated to the west of 20 m road is included in the growth centre site in FP no. 19 which has been acceptable from planning point of view.

k) Two amenities in FP nos. 291, 292 are proposed in the draft scheme side by side which have been clubbed together to form a single amenity in FP no. 291, now in the preliminary scheme. Hence, FP no. 292 will not appear.

l) The owner of FP no. 301 has requested that the plot will be developed for social and religious purpose and the amenity proposed in the draft scheme in FP no. 299 would be shifted as frontage of FP 301 is being affected. In view of this, two amenities in FPs 299 and 300 are clubbed together to form a single amenity plot in FP no. 300. Hence FP no. 299 will not appear.

m) In part B of the scheme, OP no. 416 is protected forest land and is controlled under the Indian Forest Act, 1927 and cannot be acquired under TP scheme for any public purpose unless the lands are released from the forest. In the draft scheme, forest land admeasuring to 2.8882 ha has been acquired for MMC proposed by the MMRDA. However, a separate proposal of acquisition of this MMC under LARR Act, 2013 has already been moved by the MMRDA. Similarly, the forest land falling under 27 m wide road proposed in the IDP has also been acquired in the draft scheme. In view of this, I have retained the entire land of OP no. 416 as protected forest in FP no. 353 as shown on the scheme plan.



n) In part B of the scheme, cremation ground, being used by the villagers of Sangade has been acquired for MMC and in lieu of that, FP no. 259 with FSI of 2.5 has been allotted to Group Gram Panchayat of Chikhale. The villagers have strongly objected for this and unless alternate cremation ground is developed at suitable location in Sangade village and to the satisfaction of them, they are not ready to accept the draft scheme proposal. This is a sensitive issue and for MMC, land acquisition proposal is already initiated by the MMRDA as said above. It is not advisable to allot FP no. 259 in village Bhokarpada nearly 4 km away for residential purpose in lieu of cremation ground being used by the villagers of Sangade situated in OP no. 412. In view of this, the OP no 412 has been retained as FP no 352 for the Cremation Ground as shown on the scheme plan.

o) The doubling of railway track for Panvel-Karjat railway is in progress and separate acquisition proposal is initiated by the railway authority. However, joint measurement plan is not made available by the railway authority. As such, cognizance of this proposal is not taken in the scheme and the lands under widening of railway track are included in FPs no. 358 and 360 designated to Growth Centre no. 207 in the IDP. The SPA, NAINA shall hand over lands required for doubling of the said railway line to railway authorities and would approach the said authority for not paying any compensation under the LARR Act 2013 to the concerned land owners as they have been paid the compensation under the scheme and their lands are vesting in the SPA, NAINA.

p) 5 sites for inclusive housing in FPs no. 2, 84, 113, 189 and 281 in part A of the draft scheme have been provided. The clause (i) of section 64 (g-1) of the Act prescribes reservations for EWS and LIG housing and the housing of the dispossessed persons due to the scheme to the extent of 10 % of the scheme area. Instead of this, the sanctioned draft scheme provides these plots for Inclusive Housing which is not expected. Hence, the designations of all these final plots except FP no. 84 have been changed to EWS/LIG Housing. In addition to this, the FP no. 113 is provided for housing of the dispossessed persons. The FP no. 84 is now provided as sale plot as described below. The shape of FP no. 2 is amended for its better utility by shifting FP no. 3 as shown on the scheme plan.

q) The SPA, NAINA is preparing the fifth town planning scheme which is to the south side of the part A of this scheme. The SPA has requested that the coordination with the proposals of scheme no. 5 would be made wherever possible before drawing the award of this scheme. In view of this, open space in FP no. 308 has been converted to EWS/LIG Housing. The 15 m wide road has been shifted towards east to align with the road being provided in the scheme no. 5. The land under the draft scheme road and under FP no. 309 and further upto this shifted road from FP no. 310 is provided for open space and the amenity. The remaining land from FP no. 310 is partly provided for EWS/LIG Housing to coordinate with proposal of draft scheme no.5 in FP no. 310 A and the balance land is provided for open space in FP no. 310 B. These changes are as shown on the preliminary scheme plan.

r) To meet the cost of the scheme, it is decided to convert the FP no. 84 of inclusive housing and FP no. 339 of amenity as proposed in the draft scheme to Commercial Sale Plots as provided



under clause (ii) (D) of the Section 64 (g-1) of the Act. The proceeds after the sale with the SPA, NAINA shall be utilised only to provide infrastructure of this scheme.

s) After hearing the land owners, the changes in the ownerships as per the original record produced and the corrections in their names have been carried out wherever necessary. Similarly, the requests of land owners to amalgamate their lands or split their FPs ownership-wise have been complied with wherever necessary. The reconstitution of FPs 265 and 266 has been revised as requested by their owners and hence, unwanted 7.5 m wide road earlier proposed to give access to draft scheme FP no. 266 is deleted as shown on the scheme plan. The reconstitution in this part of the adjoining FPs has been revised accordingly.

t) The land owner of FP 326 has requested to shift his FP to front on existing Vihighar village Road as his part land is just adjoining the scheme boundary. In view of this, FP no. 326 has been shifted on Vihighar road which is now proposed to be widened to 15 m and the shape of FP no. 327 is revised as per the request of its owner. Other changes are of minor nature and are as shown on the scheme plan and as described in the decision in Table A.

Due to these modifications carried out while drawing the award of this Scheme, FPs no. 11, 31, 132, 149, 153, 219, 259, 273, 275, 292, 299, 303, 356 & 359 appearing in the draft scheme are not now appearing in the Preliminary T.P. Scheme, NAINA no. 2 as they have got deleted or merged with another FPs in the revision.

After considering all these points/observations and after hearing the land owners who appeared before the Arbitrator and the SPA, the layout of the draft scheme has been modified wherever necessary by the Arbitrator and after these modifications are carried out, revised scheme has been drawn up as per the Plans no. 3 and 4 appended to the award. The decisions of the Arbitrator in respect of every reconstitution of original plot into final plot as carried out in the award have been recorded in Table A appended to the award. The allotment of the Final Plots and their respective ownerships, areas and tenures are as recorded in Table B accompanied to the award of the Preliminary Scheme.

The comparison in areas of public users and the Roads provided by the SPA, NAINA in the sanctioned draft scheme and now provided in the Preliminary Scheme in the award drawn up is as given in the following tables.

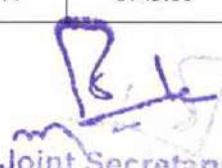

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Table No. 1

Site-wise Comparison of Public Users in the Draft and Preliminary Schemes

(A) Comparison of Scheme Reservations in Draft Scheme and Preliminary Scheme						
Sr. No	Public User	Draft Scheme		Preliminary Scheme		Remarks
		FP No.	Area (Sq. M)	FP No.	Area (Sq. M)	
1	Open Space	12	553.00	12	1524.00	enlarged merging road area
2	Open Space	17	703.00	17	703.00	
3	Open Space	32	4613.00	32	4522.00	reduced for accommodating ESS site
4	Open Space	91	863.00	91	873.00	
5	Open Space	95	821.00	95	758.00	
6	Open Space	138	1995.00	138	1995.00	
7	Open Space	149	13.00	---	---	very small area merged into road junction
8	Open Space	150	532.00	150	710.00	draft Scheme O/S in FPs 150 & 153 are clubbed
9	Open Space	153	212.00	---	---	merged in O/S in FP 150
10	Open Space	157	221.00	157	221.00	
11	Open Space	160	337.00	160	337.00	
12	Open Space	161	490.00	161	371.00	Reduced to provide 40% area to FP no. 167
13	Open Space	168	312.00	168	312.00	
14	Open Space	239	2045.00	239	1790.00	reduced due to road widening
15	Open Space	260	392.00	260	792.00	Enlarged by merging area of FP no. 259
16	Open Space	284	1360.00	284	1360.00	
17	Open Space	308	394.00	---	---	Converted to EWS/LIG Housing to merge with the same site of the adjoining Scheme
18	Open Space	309	876.00	309A	1037.00	Coordinated with the proposal of the adjoining scheme
19	Open Space	310	2940.00	310B	683.00	Split up and Coordinated with o/s and EWS/LIG housing of the adjoining scheme
20	Open Space	334	1310.00	334	1255.00	
Total	Draft-20 O/S Pre.- 17 O/S		20982.00		19243.00	
1	Garden	77	6745.00	77	6745.00	


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2	Garden	121	6243.00	121	6911.00	Enlarged adding some area from EWS/LIG plot It was O/S in the draft scheme
3	Garden	144	2201.00	144	2201.00	It was O/S in the draft scheme
4	Garden	250	2318.00	250	2318.00	It was O/S in the draft scheme
5	Garden	290	6433.00	290	6077.00	It was O/S in the draft scheme
6	Garden	325	5979.00	325	5943.00	It was O/S in the draft scheme
Total	Total 6 Gardens		29918.00		30195.00	
1	Park/Green Belt	104	26990.00	104	26780.00	
2	Park/Green Belt	114	49164.00	114	31211.00	IDP site no. 55 is carved out and hence, reduced
Total	Total 2 Parks/Green Belts		76154.00		57991.00	
1	Play Ground	68	7913.00	68	7913.00	
2	Play Ground	306	9735.00	306	9735.00	
3	Play Ground	182	1528.00	182	1923.00	enlarged due to change in the shape
4	Play Ground	214	3902.00	214	4693.00	enlarged due to change in the shape
Total	Total 4 Play Grounds		23078.00		24264.00	
1	Amenity	1	2721.00	1	2815.00	slightly enlarged
2	Amenity	33	7786.00	33	5590.00	reduced as site of ESS is accommodated
3	Amenity	60	3321.00	60	3321.00	
4	Amenity	69	8560.00	69	8560.00	
5	Amenity	71	2289.00	71	2289.00	
6	Amenity	90	1029.00	90	1087.00	
7	Amenity	107	1290.00	107	1747.00	enlarged as road area is merged
8	Amenity	111	1011.00	111	1035.00	
9	Amenity	143	1049.00	143	1049.00	
10	Amenity	154	3851.00	154	3752.00	reduced due to road widening
11	Amenity	156	1349.00	156	1346.00	
12	Amenity	158	675.00	158	675.00	
13	Amenity	177	156.00	177	156.00	
14	Amenity	179	4074.00	179	4129.00	
15	Amenity	187	495.00	187	510.00	


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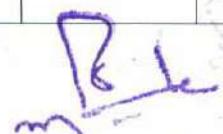


16	Amenity	217	342.00	217	811.00	enlarged due to clubbing of amenities
17	Amenity	219	437.00	---	---	merged in to FP 217
18	Amenity	226	2613.00	226	1707.00	shifted and FPs are rearranged
19	Amenity	233	1048.00	233	1048.00	
20	Amenity	237	642.00	237	464.00	reduced due to road widening
21	Amenity	240	643.00	240	384.00	reduced due to road widening
22	Amenity	249	3214.00	249	3214.00	
23	Amenity	273	553.00	---	---	Deleted for road widening
24	Amenity	291	309.00	291	548.00	amenities in FPs 291& 292 are merged
25	Amenity	292	240.00	---	---	this is merged with FP 291
26	Amenity	299	157.00	---	---	this is merged with FP 300
27	Amenity	300	80.00	300	236.00	Amenities in FPs 299 &300 are merged
28	Amenity	303	340.00	---	---	Amenity is deleted
29	Amenity	---	---	309B	664.00	Coordinated with the proposals of the adjoining scheme
30	Amenity	339	9189.00	---	---	converted as Sale Plot
31	Amenity	346	207.00	346	207.00	
Total	Draft-30 amenities Pre. 25 amenities		59670.00		47344.00	
1	School	50	7500.00	50	7500.00	
2	School	311	3003.00	311	3003.00	
Total	Total 2 Schools		10503.00		10503.00	
1	EWS/LIG Housing	2	14396.00	2	14692.00	
2	EWS/LIG Housing	84	11105.00	---	00.00	Converted to Sale Plot
3	EWS/LIG Housing and Housing of the Dishoused Persons	113	56100.00	113	47008.00	Reduced due to road widening and shift in the alignment and some area is added to Garden
4	EWS/LIG Housing	189	30359.00	189	29813.00	Slightly reduced due to Rearrangements of FPs
5	EWS/LIG Housing	281	18425.00	281	17511.00	Reduced due to road widening
6	EWS/LIG Housing	---	---	308A + 308B	394.00 + 16.00	Small plots which were open spaces in FP 308 & 309(p) in the draft scheme are now

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						converted to coordinate with adjoining scheme
7	EWS/LIG Housing	---	---	310A	1462.00	Small plot which were open spaces in FP 310 in the draft scheme is now converted to coordinate with adjoining scheme
Total	Draft- 5 Sites Pre. -7 Sites		130386.00		110896.00	
1	Sale Plot	---	---	84	16517.00	EWS/LIG plot is converted
2	Sale Plot	---	---	339	9189.00	Amenity plot is converted
Total	Draft- 0 Sites Pre.- 2 sites	---	00.00		25706.00	
(A)	Total Area under Public Sites in addition to IDP Sites		350691.00		326142.00	Reduced due to road widening and new road
(B) Comparison of IDP Reservations in Draft Scheme and Preliminary Scheme						
1	Park/Green Belt (Site no. 13A)	29	20000.00	29	22948.00	Enlarged as the area from draft PG (46A) is added
2	Garden (Site no. 55A)	36	9601.00	36	16715.00	Park is converted to garden and areas from draft ESS (no. 50) and PG(no. 55A) are added
3	Park / Green Belt (Site no. 55)	37	5012.00	37	17257.00	As Garden is proposed on the location of draft Park(55), the site of Park(55) is shifted to FP 37
4	Park (Site no. 54)	125	33774.00	125	33774.00	
Total	Total 4 Sites of Parks/Garden		68387.00		90694.00	
1	Play Ground (Site no. 46A)	30	39836.00	30	39836.00	It is relocated and readjusted
2	Play Ground (Site no. 55A)	31	9355.00	---	00.00	It is partly merged into Park in FP no. 29 and partly into PG in FP no. 30
3	Play Ground (Site no. 55B)	37	5012.00	---	00.00	Converted into Garden in FP no. 36
4	Play Ground (Site no. 54A)	126	24801.00	126	24801.00	
5	Play Ground (Site no. 57)	128	6700.00	128	6700.00	
6	Play Ground (Site no. 58)	271	6600.00	271	6600.00	
7	Play Ground (Site no. 307A)	349	22308.00	349	22308.00	

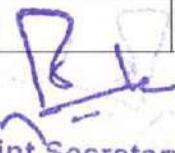


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Total	Draft- 7 Sites Pre.-5 Sites of PGs		114612.00		100245.00	
1	School	127	3900.00	127	3900.00	
2	School	270	3900.00	270	3901.00	
Total	Total 2 Sites of School		7800.00		7801.00	
1	Primary Healthcare Centre (Site no. 78)	289	1600.00	289	1600.00	
2	Daily Bazaar (Site no. 48)	166	1600.00	166	1600.00	
3	Electric Sub-Station (Site no. 50)	35	2200.00	35	2216.00	
4	ESR/GSR (Site no. 49)	129	7202.00	129	7202.00	
Total	Total DP Utilities		12602.00		12618.00	
1	Growth Centre (Site no. 203)	19	113539.00	19	113539.00	
2	Growth Centre (Site no. 203)	20	17503.00	20	13868.00	area reduced for road extended through DP site no. 46A of PG
3	Growth Centre (Site no. 207)	348	31384.00	348	31384.00	
4	Growth Centre (Site no. 207)	354	851.00	354	851.00	
5	Growth Centre (Site no. 207)	355	1979.00	355	1979.00	
6	Growth Centre (Site no. 207)	357	14171.00	357	14171.00	
7	Growth Centre (Site no. 207)	358	12184.00	358	12184.00	
8	Growth Centre (Site no. 207)	360	116087.00	360	116083.00	
Total	Total 8 Growth Centres		307698.00		304059.00	
1	Multi-Modal Corridor	350 353	1316.00 27566.00	350 351A 351B 351C 351D	1316.00 1376.00 76.00 122.00 1092.00	The land under Protected Forest and Cremation Ground are excluded from the MMC
Total	Total Land under MMC		28882.00		3982.00	
(B)	Total Area under IDP Sites		539981.00		519399.00	Reduced due to exclusion of Protected Forest and Cremation Ground
(A)	Total Area vesting in					


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+ (B)	SPA, NAINA in addition to Roads		890672.00		845541.00	
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Table No. 2

Area Analysis of Lands Provided for SPA in the Preliminary Scheme

Sr. No.	Purpose of Reservation or Allotments of Lands	Area in sq. m	Percentage with Part A of the scheme (167.36ha)	Percentage with Part B of the scheme (27.55ha)	Percentage with Scheme Area (194.91ha)
1	Scheme Open Spaces / Gardens/Parks/Green Belts	107450.00	6.42	---	5.51
2	Scheme Amenities	47344.00	2.83	---	2.43
3	Scheme Play Grounds	24264.00	1.45	---	1.24
4	Scheme Schools	10503.00	0.63	---	0.54
5	EWS/LIG Housing	110896.00	6.63	---	5.69
6	IDP Parks/Gardens	90694.00	5.42	---	4.65
7	IDP Play Grounds	100243.00 (77935+22308)	4.66	8.10	5.14
8	IDP Schools	7801.00	0.47	---	0.40
9	IDP Primary Healthcare Centre	1600.00	0.10	---	0.08
10	IDP Daily Bazaar	1600.00	0.10	---	0.08
11	IDP Electric Sub-Station	2216.00	0.13	---	0.11
12	IDP ESR/GSR	7202.00	0.43	---	0.37
13	IDP Growth Centres	304056.00 (127404+ 176652)	7.61	64.12	15.60
14	Plot for Sale	25706.00	1.54	---	1.32
15	6 m wide Roads	615.00	0.04	---	0.03
16	9 m wide Roads	1200.00	0.07	---	0.06
17	12 m wide Roads	2494.00	0.15	---	0.13
18	15 m wide Roads	63096.00	3.77	---	3.24
19	18 m wide Roads	26546.00	1.59	---	1.36
20	20 m wide Roads	97519.00	5.83	---	5.00
21	27 m wide Roads	22845.00 (20407+2438)	1.22	0.88	1.18
22	45 m wide Roads	80433.00	4.81	---	4.14
23	MMC	3982.00	---	1.45	0.20
Total	Total area vesting in SPA	1140321.00	56.10	73.10	58.50



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Note:- The sanctioned IDP proposes some reservations including Growth Centres which have been incorporated in the scheme and in addition to these IDP reservations, there are several infrastructural sites provided in the scheme as detailed in the above table.

The section 64 (g-1) prescribes two caps viz. first of 10 % under clause (i) for reserving EWS/LIG housing and housing of the dispossessed persons due to scheme and second of 40 % under clause (ii) for reserving open spaces, social infrastructure, roads and plots for sale for raising the funds for the implementation of the scheme works. Actual percentage of the lands provided for these users in this scheme is well within these caps of 10 % and 40 % mentioned under section 64(g-1) (i) & (ii) of the said Act as can be seen from the Tables no. 3 & 4 below. The Growth Centres, being city-level proposals of the IDP which have been included in the scheme in both the parts A & B are not considered under clause (ii) of section 64(g-1) here. It is presumed that the items listed under section 64(g-1) (ii) of the said Act do not include reservations like Growth Centres and would not therefore fall under this clause. This assumption was pleaded in respect of Preliminary Town Planning Scheme, NAINA No. 1 which has been accepted by the State Government and the said scheme is accordingly sanctioned under section 86(1) of the said Act confirming this assumption.

The section 64 (g-1) (i) prescribes provision of EWS and LIG Housing and the housing for affected families due to scheme proposals to the extent of 10 % of the Scheme area. Some families are being dishoused as their chawls and old houses are required to be removed either for construction of scheme or IDP roads or as they fall in the final plots allotted to SPA, NAINA or to another owner. It is noticed that these structures are mostly constructed without obtaining permissions of the appropriate authority. It is also noticed that at some places, the owners of houses are not the owners of lands under their structures. These houses are occupied since long and the families have to be therefore rehabilitated. The Preliminary Scheme drawn up provides FP no. 113 for this purpose. The SPA, NAINA shall tackle this issue at its level.

In the draft scheme, though MMC is RP proposal and to be implemented by the MMRDA, it is incorporated in the scheme considering that it is an IDP proposal. The protected forest land which has been proposed to be acquired for MMC in the draft scheme has now been excluded and maintained it as forest land. The representative of the Forest Department has also strongly objected to the draft scheme proposal. Growth Centres provided in the scheme as per IDP are city level proposals and not considered beneficial directly to the scheme residents. The land owners have not objected to acquire their lands for MMC and Growth Centres and they have generally accepted final plots allotted to them in other villages situated in part A of the scheme about 3 to 3.5 km away.

During the hearing, the land owners who appeared before the Arbitrator in response to notice in form no. 4 served as provided under rule no.13 (3) of the Maharashtra Town Planning Schemes Rules, 1974, mainly demanded in general as

- a) to allot single final plot for their various original plots held in the same ownerships or in the family,
- b) to allot final plots covering as far as possible the portions of their original plots i.e anchored final plots,
- c) FSI would be granted equivalent to the reduction in areas of the original plots,



d) as the final plots allotted to them of reduced areas to the extent of 40 % of their original plots, the physical areas available for development are very small and may lead FSI to remain unutilised. In such cases, TDR facility would be allowed to them,

e) side and rear marginal distances would be relaxed atleast in smaller or narrow plots so as to consume the permissible FSI

f) recovery of contribution should be waived considering that 60% land is acquired,

g) possessions of final plots would be handed over immediately after the sanctioning of the scheme with proper access roads and free of any encumbrances over them,

h) infrastructure shall be provided early, within a period of two years,

These requests are considered wherever possible and complied with to the satisfaction of the land owners. Special development control regulations in addition to the DCPR-2017 are formulated so as to make possible to consume the higher FSI and to make allotted final plots buildable. The request to waive the recovery of the contribution does not fall in the purview of the Arbitrator as levy of contribution is a statutory requirement vide section 99 (2) of the said Act. The SPA, NAINA (CIDCO) can take suitable decision in this respect at its level. However, as an Arbitrator, I have a power to decide the percentage of the contribution to be levied on the land owners holding the final plots and if the receipt side of the finance of the Scheme is found more than the cost of the implementation of the works, such contribution may be reduced to its minimum level within the scope of the said Act. This will be considered in the Final Scheme subsequently while drawing the award under section 72(7) read with section 72(5).

General layout of the scheme and the allotment of final plots after reconstitution of the original plots made in the sanctioned draft scheme are reconsidered in light of the points raised during the hearing by the land owners and after discussing with the SPA, NAINA. Some final plots are merged to form a single final plot as requested by some of the owners. Though some of the final plots of the draft scheme are amalgamated or deleted wherever required, the remaining final plots are not renumbered but their draft scheme numbers are maintained and hence, deleted FP numbers will not now appear in the preliminary scheme. Thus FP numbers 11, 31, 132, 149, 153, 219, 259, 273, 275, 292, 299, 303, 356 & 359 of the draft scheme as already stated earlier are not appearing in the preliminary scheme. The Final Plots allotted to the land owners and to the SPA, NAINA are as given in Table B appended to the Preliminary Scheme.

The draft scheme had proposed all the final plots eligible for residential development and final plots fronting the 45 m north-south central road for mixed use development as per the IDP. However, it is observed that original plots which might have front this 45 m road as per IDP are reconstituted elsewhere and large area fronting along this main road has been provided for EWS/LIG Housing, Open spaces and some small final plots are now front it. Hence, the final plots admeasuring 0.20 ha or more in area and fronting on roads of width of 20 m or more are now made eligible for mixed land use as per the special DCPR of the Preliminary Scheme. The major changes carried out while drawing the award of the Preliminary Scheme are already listed above. The reasons for modifying the reconstitution of the Final Plots are recorded in Table A against every original plot. The allotment of Final Plots with their ownerships, areas and tenures is as recorded in Table B. The Land Records Department shall open the Property Cards as per this Table B for


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all the final plot as provided under Rule no. 18 of the Maharashtra Town Planning Schemes Rules, 1974.

The said variations made in the sanctioned draft scheme are of minor nature in view of the provisions of sub-section (7) (b) of Section 72 of the said Act. The Cost of scheme as recorded in the draft scheme per its Form no. 2 is Rs. 26,57,19,018/- In the Preliminary Scheme, 20 m wide east-west road is newly added which is 342 m in length. Similarly, 20 m north-south road is widened to 27 m for its length of 398 m as requested by the SPA. Further, 15 m wide another north-south road is widened to 18 m for its length of 391 m. Two small 12 m wide roads having lengths as 50 m and 33 m have been deleted. Small 5 m wide road is widened to 6 m for its length of 33 m. All other draft scheme roads and the works are maintained and hence, remained unchanged. These variations do not increase the cost of the scheme more than 20 % of the draft scheme cost.

The land-Use Analysis of the Preliminary Scheme is as under.

Table No. 3

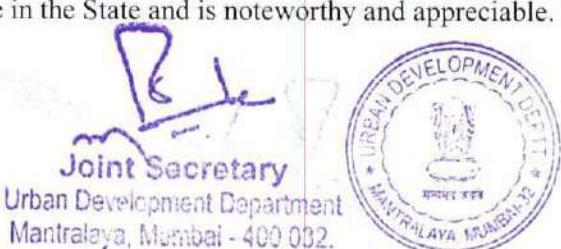
Comparison of Users provided in Draft and Preliminary Schemes

Sr. No.	Public Sites and Users	Percentages with Scheme area				Remarks	
		Draft Scheme		Preliminary Scheme			
		Area (Sq.m.)	%	Area (Sq.m.)	%		
1	Open Spaces	20982.00	1.08	19252.00	0.99	Reduction due to road widening	
2	Parks/ Green belt, Garden	174459.00	8.95	178880.00	9.18	PG is converted to Garden	
3	Play Grounds	137690	7.06	124506.00	6.39	Part of PG is converted to Garden	
4	Schools	18303.00	0.94	18304.00	0.94		
5	Amenity Spaces	59670.00	3.06	47374.00	2.43	Reduction due to road widening & conversion into Sale Plot	
6	Daily Bazaar	1600.00	0.08	1600.00	0.08		
7	Primary Health Centre	1600.00	0.08	1600.00	0.08		
8	Electric Sub-Station	2200.00	0.11	2216.00	0.11		
9	ESR / GSR	7202.00	0.37	7202.00	0.37		
10	Plots for sale	00.00	---	25706.00	1.32		
11	Roads	299717.00	15.38	294748.00	15.12	Changes due to Road widening and new road & IDP road is excluded from Forest Land	
12	MMC	28882.00	1.48	3982.00	0.20	Forest Land and Cremation Ground is excluded	
Total	Users as per Section 64 (g-1) (ii)	752305.00	38.59	725370.00	37.21	It is well below cap of 40%	
13	EWS/LIG Housing	130386.00	6.69	110896.00	5.69	Reduction due to road widening &	



						conversion into Sale Plot
Total	Users as per Section 64 (g-1) (i)	130386.00	6.69	110896.00	5.69	It is well below cap of 10%
14	Growth Centre	307698.00	15.79	304055.00	15.60	Reduction due to exclusion of Forest Land & introduction of 20 m new Road
15	Reserved Forest Land	8567.00	0.44	26743.00	1.37	Some part is under railway
16	Cremation Ground	---	0.00	1120.00	0.06	Cremation ground was acquired in the draft scheme, but maintained now
17	Govt. Land	---	0.00	70064.00	3.59	Three FPs were allotted to Gram Panchayat but now vested in Govt.
18	Land under Railway Track	33861.00	1.74	33861.00	1.74	Existing Panvel-Karjat Railway track
19	Final Plots for Owners	716283.00	36.75	676991.00	34.74	FPs allotted to owners are not less than 40 % of OPs
Total	Users not falling under section 64(g-1)	1066409.00	54.72	1112834.00	57.10	
Total	Total Scheme users	1949100.00	100.00	1949100.00	100.00	

The percentage of lands under IDP/Scheme roads including MMC, social infrastructure, utilities and open spaces proposed in the draft scheme was at 37.97 %. In the Preliminary scheme, this percentage is slightly decreased to 37.21 % mainly in view of exclusion of forest land and land under cremation ground. One 20 m wide new road is provided as missing link to connect the scheme road. Widening of some scheme roads from 15 m to 20 m, from 20 m to 27 m and from 15 m to 18 m in the Preliminary Scheme is made considering the mobility within the scheme and of the adjoining area. Two schools, four play grounds, 25 amenities and 17 open spaces and 2 Park/Green belt and 6 gardens are provided in the scheme in addition to the IDP reservations and they are provided mainly because the scheme area will be developed with higher FSI of 2.5 and will have higher population density. The IDP does not propose infrastructure to cater the population expected in the scheme area. The sanctioned IDP has proposed nearly 50% of the reservations required as per planning standards and shortfall is expected to be met through the NAINA Schemes under DCRs 12.6 & 13 of the DCPR 2017. However, the SPA, NAINA has come to conclusion that to expect development to happen through the NAINA Schemes at the will of private developer/land owners is impracticable. The SPA, NAINA has therefore decided to undertake series of T. P. Schemes under MR & TP Act, 1966 to mitigate this shortfall and TPS, NAINA No. 2 is one of them. The CIDCO's step to implement IDP proposals and to provide micro-level infrastructure by undertaking series of TP Schemes almost covering the entire area of IDP is, in my opinion, happening first time in the State and is noteworthy and appreciable. This will provide



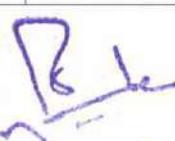
good layouts and mobility to upcoming development and will also transform the haphazard land parcels into well laid form.

While drawing the award of the scheme, the Arbitrator is required to ascertain that the public sites, roads, EWS/LIG housing plots provided in the scheme shall satisfy the caps prescribed under section 64 (g-1) of the MR & TP Act, 1966. The Table No. 4 below gives these details in this respect and the Preliminary Scheme satisfies these statutory provisions.

Table No. 4

User category as per Section 64(g-1) and its percentage with Preliminary Scheme area

Sr. No.	Purpose	Area in sq. m	Percentage with Scheme Area	Remarks
1	Open Spaces 64(g-1)(ii)(B)	322638.00	16.56	Parks, Play Grounds, Gardens, Open Spaces
2	Social Infrastructure 64(g-1)(ii)(C)	68878.00	3.53	Schools, Primary Health Centre, Daily Bazaar, Amenities etc.
3	Public Utility 64(g-1)(ii)(C)	9418.00	0.48	Electric Sub-Station & ESR/GSR
4	Sale Plots 64(g-1)(ii)(D)	25706.00	1.32	Provided to raise the funds
5	Roads 64(g-1)(ii)(A)	294748.00	15.12	IDP & Scheme Roads
6	MMC 64(g-1)(ii)(A)	3982.00	0.20	Part of Multi Modal Corridor of MMRP
Total	Users as per Section 64(g-1) (ii)	725370.00	37.21	Less than limit of 40 %
7	EWS/LIG Housing 64(g-1)(i)	110896.00	5.69	This also includes housing of the dishoused
Total	Users as per Section 64 (g-1) (i)	110896.00	5.69	Less than limit of 10 %
8	Growth Centre	304055.00	15.60	City-level IDP Reservation
9	Panvel-Karjat Railway Track	33861.00	1.74	Existing Railway Track
10	Cremation Ground	1120.00	0.06	This is in use and not acquired for MMC
11	Reserved Forest	26743.00	1.37	Forest Land is maintained and can be got transferred latter for MMC, IDP road and Growth Centre
12	Govt. Land	70064.00	3.59	It was transferred to Gram Panchayat as Gurcharan


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				Land and now the use is not in existence
13	Land under Final Plots allotted back to owners in both the Parts of the Scheme	676991.00	34.73	Plots allotted to the Land Owners from villages of Chipale, Vihighar, Devad, Bhokarpada, Belavali & Sangade
Total	Users not falling under section 64(G-1)	1112864.00	57.10	
Total	Total Scheme Area	1949100.00	100.00	

The Arbitrator has recorded the minutes of the hearings and has taken decisions in respect of each and every Original Plot as provided under rule No. 13 (4) (5) of the Maharashtra Town Planning Schemes Rules, 1974 before drawing the Preliminary Scheme as recorded in Table no. A. The decisions regarding redistribution and allotment of Final Plots to the owners of lands included in the Scheme from six villages are as recorded in Table B. The Common decisions are also taken in respect of all the Final Plots of the Preliminary Scheme as given hereinafter. The period within which the SPA shall carryout works contemplated in the scheme has also been decided as provided under section 72(4)(iv) of the said Act. The SPA, NAINA (CIDCO) had moved the Urban Development Department to suspend some of the regulations and not to operate in the scheme area. The State Government, vide letter No. TPS-1718/4354/CR-223/18/UD-12 dated 23-10-2018 has approved the proposal of suspending the Regulations No. 15, 19, 20.3, 20.4, 21, 22.3.1, to 22.3.10 of the DCPR-2017 and now they are not applicable in the scheme area. However, these regulations are not deleted by the State Government and suspension is always for a specific period. Hence, with due spirit of development of the scheme area in a proper manner as desired and considering the much reduced areas available for consumption with higher FSI permitted therein in lieu of compensation, some regulations are relaxed in respect of narrow plots wherever necessary. Some of the other regulations are also relaxed and proposed wherever necessary. The Special Development Control and Promotion Regulations to be made applicable within this scheme area in addition to the DCPR-2017 are therefore prescribed as given hereinafter for the proper and efficient implementation of the Scheme.

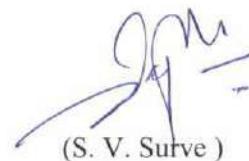
The Preliminary Scheme contains the following Plans and Tables as part of the scheme.

- 1) Plan No. 1 showing the location of the scheme area in the IDP.
- 2) Plan No. 2 (scale 1:2500) showing the Original plots included in the scheme in green colour.
- 3) Plan No. 3 (scale 1:2500) showing the Original Plots in green colour and superimposed thereon the Final Plots in red colour.
- 4) Plan No. 4 (scale 1:2500) showing the Final Plots in red colour allotted in lieu of Original Plots.
- 5) Table A for plot-wise decisions of the Arbitrator (A-3 size)
- 6) Table B for Allotment of final plots with ownerships, areas, tenures (A-3 size)
- 7) Report on drawing of the Preliminary Scheme by the Arbitrator

The Original plots are the original holdings of the land-owners whose lands are included in the scheme exist on the date of declaration of the intention to make a scheme under section 60 (1)

of the said Act. The Final Plots are the reconstituted plots allotted in lieu of the original plots after drawing of the preliminary scheme to the land owners and for public purpose to the SPA. The Preliminary scheme has been drawn up accordingly vide sub-section (7) of Section 72 of the said Act on 15th June 2020 within the prescribed time limit of nine months extended for further 3 months from the appointment of the Arbitrator. The Final Scheme containing mainly the financial part as per section 72 (6) of the scheme will be drawn up separately within the prescribed time limit. Hence, details in Forms No. 1 & 2 prescribed under the Maharashtra Town Planning Schemes Rules, 1974 regarding compensation, contribution, cost of the scheme etc. are not worked out in the preliminary scheme.

The Preliminary Town Planning Scheme, NAINA no. 2 is submitted to the Government under section 72(5) of the Maharashtra Regional and Town Planning Act, 1966 on 25th June 2020 for sanction.



(S. V. Surve)
Arbitrator

Town Planning Scheme, NAINA No. 2
(Chipale, Vihighar, Devad, Bhakarpad, Belavali, Sangade)

15th June 2020



Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 032.



TOWN PLANNING SCHEME, NAINA NO. 2

(Chipale, Vihigar, Devad, Bhokarpada, Belavali, Sangade)

PRELIMINARY SCHEME

General / Common Decisions

The following General/Common decisions shall hold good and shall be applicable within the area of the Town Planning Scheme, NAINA No. 2.

- 1) All the Final Plots have been defined and decided and as settled by the Arbitrator vide sub-section 4 of section 72 of the Maharashtra Regional and Town Planning Act, 1966 and they are as shown on the plans no. 3 & 4 in Red colour and as detailed in Table No. B. They are demarcated on ground and their areas are decided on the basis of actual measurements on land.
- 2) The Ownerships alongwith their shares and the areas of Final Plots allotted in lieu of Original Plots or allotted to the SPA, NAINA shall be as recorded in the Table No. B. These Final Plots shall be referred to in future with their respective Final Plot Numbers mentioned on the plans no. 3 and 4 as well as in Table No. B. Further, where shares in the ownerships are not specifically mentioned, such shares in respect of co-ownerships shall be considered as equal.
- 3) The Tenures, Ownerships and other rights, if any, in respect of Original Plots, unless otherwise extinguished or specifically mentioned in the decisions, shall have been hereby transferred mutatis mutandis to the corresponding Final Plots. However, tenancy rights, if any, shall be considered as transferred only to the relevant portion of such Final Plots proportionately as they exist in the Original Plots.
- 4) The Tenure as Class I or Class II mentioned in respect of any Final Plot in the Table No. B is on the basis of that recorded by the Revenue Department in the respective 7/12 extracts. This Tenure shall stand changed automatically after new tenure is attached subsequently to any Final Plot by the Competent Revenue Officer after following due procedure.
- 5) All rights of mortgagors and mortgagees, if any, existing in the Original Plots are hereby transferred proportionately to the corresponding Final Plots.
- 6) All rights of lessors and lessees, if any, in the Original Plots are hereby transferred to the corresponding Final Plots subject to the adjustments in lease rents in proportion with the changes made in their areas.
- 7) The lands for which no final plot numbers are allotted shall vest free of all encumbrances in the Special Planning Authority, NAINA (CIDCO) (which are generally lands under roads / accesses).



- 8) All the rights of passages, rights of accesses or of easements if any, existing prior to the date of enforcement of the Scheme over any lands / Original Plots included in the Scheme are hereby extinguished. Passages/Accesses shall be derived only through the Interim Development Plan / Scheme Roads provided & constructed in accordance with the Scheme layout.
- 9) The owners of the authorized structures in the Original Plots which are affected by new roads or by the road widening or by other Scheme proposals for which no compensation has been specifically allowed in the Scheme are permitted to remove the materials, if any, of the structures or compound walls, wire fencing, sheds, huts or of any other structures etc. within three month from the date on which the final scheme comes into force provided that they shall fill up at their own cost any hollows created or repair the damages made during such removal of the materials.
- 10) Where any authorized existing compound walls or wire fencings etc. along the boundary of the Original Plots which are affected by the reconstitution of Final Plots or by proposed road widening or by new roads or by any other Scheme proposals and where no compensation for the above has specifically been allowed in the Scheme and in such cases, the materials of such compound walls or of wire fencings are not removed by the concerned owners, then the Special Planning Authority, NAINA (CIDCO) shall demolish and remove the affected compound walls or wire fencings at its own cost. If the owners who are allowed to remove the structures and take away the materials, fail to do so within the specified period or within the period extended by the SPA, the Special Planning Authority, NAINA (CIDCO) shall remove the structures and take away the materials. In such cases, the material so removed shall belong to the Special Planning Authority, NAINA (CIDCO).
- 11) The structures/Chawls those are constructed without obtaining due permission shall be removed by the SPA, NAINA (CIDCO) within a reasonable period and the families dispossessed shall be rehabilitated in the FP no. 113.
- 12) No trees shall be cut down nor any excavation / development shall be carried out by the owner/s within the portion of their Original Plots which are reconstituted to form the Final Plots not allotted to them
- 13) The Final Plots allotted for public purposes in the Scheme shall vest in the Special Planning Authority, NAINA (CIDCO) free from all encumbrances w.e.f. the date on which the Preliminary Scheme comes into force. The Special Planning Authority, NAINA (CIDCO) shall keep all such public



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sites free of any encroachments and exclusively use for the purposes designated in the scheme.

- 14) The Amenity Plots/Open Spaces provided in the scheme shall be exclusively used for the benefits of the residents of the scheme.
- 15) The plots provided for the Amenities shall be utilized only for the social infrastructure solely beneficial to the residents of the scheme such as local level Educational & Medical facilities, Shopping Centres, retail Markets, Convenience Shopping, Recreation, Parking Lots, Utilities such as Water Supply, Sanitation, drainage & Electric Supply, Communication etc. The Vice Chairman & Managing Director, CIDCO is authorized to add any user of public nature and may utilize any amenity plot for such user which is beneficial to the scheme residents.
- 16) Unless otherwise specified wherever there are two or more owners shown against any serial number in the Table No. B, the net demand under column no. 15 of Form No. 1 in the Final Scheme shall be shared by such persons either in proportion of their shares held in the property or in proportion of the areas held by them in the respective Final Plot.
- 17) Where a Final Plot wholly or partly is sold out or laid out into sub-plots and such sub-plots are sold by the owner/s before making payment of incremental contribution to the Special Planning Authority, NAINA (CIDCO) levied to such Final Plot, the purchasers / new owners / successors shall be liable for payment of such incremental contribution levied on such Final Plot in proportion of the areas held by new owners. In case of any dispute in this regard, the decision of the Vice Chairman & Managing Director, CIDCO is final and conclusive and shall remain binding on the respective new owners.
- 18) Development in a Final Plot shall be permitted only after payment of net demand mentioned in column 15 of the Form No.1 of the Final Scheme. This payment of net demand is in addition to development charges prescribed under chapter VI-A of the Maharashtra Regional & Town Planning Act, 1966. The development fund in the form of incremental contribution collected by the Special Planning Authority, NAINA (CIDCO) from the owners of the Final Plots shall be deposited in a separate account and shall be utilized for the development of the scheme and to carry out works stipulated in the Town Planning Scheme, NAINA No. 2.
- 19) The Special Planning Authority, NAINA (CIDCO) shall construct within the time frame prescribed all the roads provided in Part A of the scheme to its specifications.
- 20) The Special Planning Authority, NAINA (CIDCO) shall transfer and hand over the possessions of all the final plots to the owners to whom they are



allotted as mentioned in Table-B within six months from the date of enforcement of the Preliminary Scheme.

- 21) The SPA, NAINA shall divert the existing Gas Pipe Line passing through the Final Plot No. 3 to make possible the respective owner to develop the said plot with its full potential.
- 22) The Special Planning Authority, NAINA (CIDCO) shall, within three months from the enforcement of the Preliminary Scheme, forward certified true copy of the Scheme to the concerned Land Record Department and get the record of lands changed in accordance with Table B of the sanctioned Preliminary Scheme as provided under Rule 18 of the Maharashtra Town Planning Schemes Rules, 1974.
- 23) Special Planning Authority, NAINA (CIDCO) shall, within three months from the date of enforcement of the Preliminary Scheme inform the owners of the Final Plots by means of a public notice that on application, they are entitled to get a Certificate of Tenure and Title in respect of their final plots from the Director of Town Planning, Pune in form 7 as provided under rule no. 26 (2) of the Maharashtra Town Planning Schemes Rules, 1974.
- 24) The Special Planning Authority, NAINA, CIDCO shall construct all the roads having widths upto 20 m proposed in Part-1 of the Scheme within a period of one and half year and the roads of more widths in Part-1 within a period of two and half years from the date of enforcement of the Scheme.
- 25) The SPA/NAINA (CIDCO) shall immediately fence all the public sites excepting those under Growth Centres, Play Ground (FP no. 349) and the Parks/Green Belts (FPs no.29, 37, 104 & 114) so as to avoid the probable encroachments.
- 26) The Special Planning Authority, NAINA, CIDCO shall develop Gardens, Parks, Play-Grounds and open spaces provided in the scheme within a period of five years from the date of enforcement of the Scheme. The priority in this respect shall be decided considering the pace of development and need of the facility to the scheme residents.
- 27) The Parks and the Green Belts provided along the river Kalundre in FPs no. 29, 37, 104 and 114 shall be developed by planting big trees as green cover with perennial foliage within a reasonable time frame.
- 28) The Special Planning Authority, NAINA, CIDCO shall lease out final plots no. 50, 127, 270 & 311 provided for schools to the renowned registered educational trusts to erect & impart educational facilities desired by the SPA, NAINA within the reasonable time considering the need of the local population.


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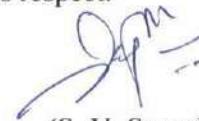


- 29) The housing for EWS/LIG in FPs No. 2, 113, 189 & 281 shall be developed by the Special Planning Authority, NAINA, CIDCO within a reasonable time frame considering the need of the facility and the general social housing programme. The FP no. 113 shall, in addition, be utilized for rehabilitation of the dispossessed persons in the process of implementation of the Scheme.
- 30) The FPs no. 84 and 339 are provided as sale plots. The SPA, NAINA shall sell these plots in the open market for any use including IT/ITES establishments excepting industrial use for raising the funds to provide infrastructure to the scheme area as provided under clause (ii) (D) of the section 64 (g-1) of the MT & TP Act, 1966.
- 31) The Growth Centres in FPs no. 19, 20, 348, 354, 355, 357, 358 & 360 shall be developed by the Special Planning Authority, NAINA, CIDCO as per the programme of implementation of the Growth Centres proposed in the IDP in general.
- 32) The FPs nos. 350, 351A, 351B, 351C and 351D are acquired for MMC shall be transferred to the MMRDA for its implementation. In case of MMC project is dropped by the MMRDA, then these plots shall be merged in to the adjoining plots of Growth Centres except FP no. 350 which shall be merged in to Play Ground in FP no. 349.
- 33) The Cremation Ground in FP no. 352 is being used by the villagers of Sangade and hence, it is retained for the same purpose. If the land under it becomes necessary for the proposed MMC, then it can be acquired by the MMRDA separately.
- 34) The Panvel-Karjat Railway track is being widened and the land acquisition procedure is initiated. The SPA, NAINA shall see that the compensation shall not be paid to the owners of the respective original plots as they have been allotted final plots elsewhere and the land under widening vests in the SPA, NAINA.
- 35) The lands required for the MMC, Growth Centre and for the 27 m IDP road in Part B of the Scheme from the protected forest land comprised in FP no. 353 are not acquired under this scheme which may be got transferred after following due procedure with the Forest Department.
- 36) The SPA, NAINA shall coordinate all the roads which are running further through the areas of adjoining TP schemes as well as the part reservations of public sites provided on the boundary of this scheme with the sites to be provided in such adjoining schemes. Due changes in this respect in the draft scheme at the southern boundary of this scheme are specifically made for such coordination on the request of the SPA, NAINA.
- 37) In case, the SPA, NAINA, CIDCO is unable to complete the works within the time limits prescribed by the Arbitrator, then the SPA, NAINA, CIDCO

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shall approach the State Government under section 111 (1) of the MR & TP Act, 1966 to seek extension in this respect.



(S. V. Surve)

Arbitrator

Town Planning Scheme, NAINA No. 2
(Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade)



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Mantralaya, Mumbai - 400 032.



TOWN PLANNING SCHEME, NAINA No. 2
(Chipale, Vihigar, Devad, Bhokarpada, Belavali, Sangade)

Preliminary Scheme
SPECIAL DEVELOPMENT CONTROL AND PROMOTION REGULATIONS

~~In addition to the Development Control and Promotion Regulations in force within the area included in the Interim Development Plan of 23 villages from Panvel Tahsil of Raigad District which have been sanctioned vide Urban Development Department Notification No. TPS-1215 / 245 / CR-332 / 2015 / SM / UD-12 dated 27th April 2017 (hereinafter referred to as 'DCPR-2017'), the following Special Regulations shall apply to the development of any sort to be carried out in the Final Plots of the Town Planning Scheme, NAINA No. 2 (Chipale, Vihigar, Devad, Bhokarpada, Belevali, Sangade). In case of any conflict arises between the regulations in the DCPR-2017 and these special regulations prescribed below, then these special regulations shall prevail.~~

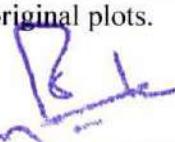
In addition to the Development Control and Promotion Regulations, which are made applicable to the 23 Revenue villages of NAINA vide directives given by Government vide no. TPS-1717/2750/ C.R.91/19/UD-12, dated 6/1/2020 (hereinafter called as 'DCPR-2019') under section 37(IAA) read with section 154 of the Maharashtra Regional and Town Planning Act, 1966, the following special Regulations are sanctioned as proposed. Regulations shall apply to the development of any sort to be carried out in the final plots of the Town Planning Scheme, NAINA No.-2

In case of any conflict between the regulations in DCPR-2019 and these special regulations prescribed below arises, then these special regulations shall prevail.

- 1) The Final Plots allotted to the owners in lieu of their Original Plots shall be considered as included in the Residential Zone of the sanctioned Interim Development Plan and shall be eligible for development for users prescribed in Regulation No. 31 of the DCPR-2017.

Provided that, the final plots fronting on roads having width of 20 m or more and admeasuring atleast 0.20 ha in area shall be permissible for development either under regulations of Residential Zone or under Mixed Land Use Zone of the DCPR-2017 irrespective of the actual zonal boundaries of the IDP.

- 2) Boundaries of the Final Plots shall not be hereinafter changed, modified or altered during any development.
- 3) Amalgamation of two or more Final plots shall not be permitted to form a new Final Plot. However, integrated development in two or more adjoining Final Plots shall be permitted considering sum of their areas as one unit of development.
- 4) Temporary / short term development proposals on any ground shall not be permitted within the portions of original plots which are merged during the reconstitution to form Final Plots not allotted to the holders / owners of such original plots.


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- 5) Development Permission in a Final Plot shall be granted only after ascertaining that the amount mentioned in column 15 of Form No. 1 of the Final Scheme under Rule No. 6 (v) of the Maharashtra Town Planning Schemes Rules, 1974 is fully recovered. However, the Special Planning Authority, NAINA (CIDCO) may allow such amount to be recovered in suitable installments within a period upto the issuance of Occupancy Certificate. This amount is in addition to the Development Charges prescribed under chapter VI-A of the Maharashtra Regional and Town planning Act, 1966.
- 6) Internal sub-division / partition of a Final Plot shall be permissible subject to strictly adhering to the boundaries of respective Final Plot and subject to DCPR-2017.
- 7) The 10 % Recreational Open Space prescribed under regulation No. 20.3.1 of the DCPR-2017 shall not be enforced in developing Final Plots admeasuring 0.40 ha or more considering that such Open Spaces are provided in the form of play-grounds and open spaces in the scheme in addition to those reserved in the Interim Development Plan for which owners of the original plots have shared their lands.
- 8) The 5 % Amenity Space prescribed under regulation No. 20.3.11 of the DCPR-2017 shall not be enforced in developing Final Plots admeasuring 2.00 ha or more considering that such Amenity Spaces are provided separately in the scheme in addition to those reserved in the Interim Development Plan for which owners of the original plots have shared their lands.
- 9) The provision of 20 % plots/tenements for EWS / LIG as inclusive housing prescribed under Regulation No. 20.6 of the DCPR-2017 read with Annexure- 4 shall not be made applicable for a sub-division or layout of a Final Plot as the Scheme provides EWS / LIG housing in Final Plots no. 2, 113, 189 & 281 for which the owners of final plots have shared the lands from their original plots.
- 10) The owners of Final Plots are entitled to monetary compensation as recorded in form No. 1 of the Final Scheme as per Rule 6 (v) of the Maharashtra Town Planning Schemes Rules, 1974. However, the owners may opt for FSI or TDR in lieu of monetary compensation as provided under section 100 of the Maharashtra Regional and Town Planning Act, 1966. Such Compensation partially in terms of FSI / TDR and partially in amount shall not be permissible.
- 11) The base FSI applicable to the Final Plots allotted under the Town Planning Scheme shall be 1.00. However, if the owners of Final Plots opt compensation in the form of FSI as provided under section 100 of the Act, then the FSI permissible in a Final Plot shall be computed as below.


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Area of Original Plot

FSI of Final Plot =

Area of respective Final Plot

Provided that such FSI computed as above shall be permissible to only those who have opted to avail the compensation in terms of FSI instead of monetary compensation worked out in Form No. 1 of the Final Scheme.

- 12) The permissible FSI in respect of Final Plot, whose owners have been awarded monetary compensation as per Form No. 1 of the Final Scheme prescribed under Rule No. 6(v) of the Maharashtra Town Planning Schemes Rules, 1974 shall be 1.00.
- 13) Additional FSI, Premium FSI or FSI in the form of TDR generated outside this Town Planning Scheme shall not be permissible to be loaded for consumption in any final plot included in this scheme.
- 14) If the FSI mentioned in the Special regulation No. 11 above permissible in a Final Plot becomes unable to be consumed for maintaining prescribed marginal distances / height restrictions / fire fighting requirements or any such statutory restriction, in such cases, the balance FSI over and above FSI of 1.00 may be permitted to be transferred as TDR to any Final Plot situated in this scheme subject to

If the FSI mentioned in the Special Regulation No. 11 above permissible in a Final Plot becomes unable to be consumed for maintaining prescribed marginal distances/ height restrictions/ firefighting requirements or any such statutory restriction, in such cases, the balance FSI over and above FSI consumed may be permitted to be transferred as TDR to any Final Plot situated in this scheme subject to

- i) The provisions of Regulation No. 43 of the DCPR - 2017 shall be applicable
- ii) Such transfer of development right from a Final Plot to another Final Plot shall be permitted once only.
- iii) The aggregate FSI in a receiving Final Plot shall not exceed 4.00
- iv) The owner transferring the FSI shall not develop his Final Plot at any time to consume FSI more than 1.00.
- v) The Final Plot, after such transfer, shall not be eligible for any additional FSI / TDR in future.
- vi) The owner of such Final Plot shall not ask for monetary compensation for balance FSI if any after partially transferring the FSI received in lieu of monetary compensation as TDR.

- 15) The permissible FSI in respect of Final Plots designated to Amenity Plots or to Schools, Primary Health Centre shall be 2.5.

- 16) The permissible FSI in respect of Final Plots designated to Electric Sub-Station, Daily Bazaar, ESR/GSR in this scheme shall be 1.00.
- 17) The permissible FSI in respect of Final Plots designated to EWS/LIG Housing or Housing of the dispossessed persons or Final Plots reserved as sale plots in this scheme shall be 4.00.
The permissible FSI in respect of Final Plots designated to EWS/LIG Housing or Housing of the dispossessed persons or Final Plots reserved as sale plots in this scheme shall be 2.5.
- 18) The permissible FSI in respect of Final Plots designated to Growth Centres in this scheme shall be 2.5.
The permissible FSI in respect of Final Plots designated to Growth Centers in this scheme shall be 2.5. Provided that the aforesaid FSI may be increased maximum up to 4.00 on payment of FSI Linked premium (FLP) for over and above 2.5 FSI as prescribed in the sanctioned DCPRs of NAINA for every increase of FSI of 0.30.
- 19) The permissible FSI in respect of Final Plots no. 16, 38 and 70 allotted in this scheme to State Government shall be 2.5.
- 20) Any further development of Cremation Ground in Final Plot no. 352 shall not be permitted as it is subjected to acquisition for MMC by the MMRDA. In case, if the MMC project has been dropped in future, the SPA, NAINA shall shift this Cremation Ground at suitable location to the satisfaction of the villagers of Sangade and merged this final plot no. 352 into the final plot no. 360 provided for growth centre.
- 21) Development of Final Plots allotted to the Special Planning Authority, NAINA (CIDCO) and designated to various public purposes in the Scheme shall be irrespective of any restriction on width of the roads they are fronting.
- 22) The Final Plots designated as Open Spaces, Parks or Play-Grounds are permissible to built-up area equal to 15 % of the respective final plot area subject to ground coverage upto 10 % of the respective plot and structures shall be only of ground floor or ground plus one upper floor. Such structures shall be at one corner of respective plot and shall be used for any use complementary to the designated use of such final plot.
- 23) The Set-backs from the roads and the side/rear marginal distances are prescribed as below.



The set-backs from the roads and the side/ rear marginal distances as per the provisions of Rule No. 7 of special development control regulations for Draft TPS-2 as follows: -

Front, Side and Rear Marginal Distances

Area of Plot (1)	Category of Building (2)	Maximum permissible height of the building (3)	Min. Marginal Open Spaces (in m)		Set-back from the road (in m) (6)
			Side (4)	Rear (5)	
less than 150 sq. m	Row House Type	15 m	0.0	1.5	3.00
	Semi-detached type	15 m	1.5	1.5	3.00
150 sq. m to less than 450 sq. m	Semi-Detached type	15 m	1.5	2.25	3.00
	Detached type	15 m	2.25	2.25	3.00
450 sq. m to less than 1000 sq. m	Detached type	Above 15 m upto 24 m	6.00	6.00	As per road width
		15 m	3.00	3.00	As per road width
1000 and above	Detached type	Above 15 m upto 37.5 m	6.00	6.00	As per road width
		15 m	3.00	3.00	As per road width
		Above 37.5 m upto 60.0 m	6.00	6.00	As per road width
		Above 60.0 m	9.00	9.00	As per road width
		Above 60.0 m	12.00	12.00	As per road width

Area of Plot (1)	Category of Building (2)	Maximum permissible height of the building (3)	Min. Marginal Open Spaces (in m)	
			Side (4)	Rear (5)
40 sq. m to less than 150 sq. m * Please refer special note	Row House Type	15 m	0.0	1.5
		15 m	1.5	1.5
150 sq. m to less than 450 sq. m	Semi-detached type			
	Semi Detached type	15 m	1.5	2.25
		15 m	2.25	2.25
	Detached type	Above 15 m upto 24 m	6.00	6.00
		15 m	3.00	3.00

*Special Note - Irrespective of the road width on which these plots abuts, the maximum front margin shall be 3.00 m.

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450 sq. m to less than 1000 sq. m		Above 15 m upto 37.5 m	6.00	6.00
1000 sq.m and above	Detached type	15 m	3.00	3.00
		Above 15 m upto 37.5 m	6.00	6.00
		Above 37.5 m upto 60.0 m	9.00	9.00
		Above 60.00 m	12.00	12.00
Irrespective of height & length of the buildings, the marginal open spaces more than 12.00 shall not be insisted upon. Long length factor for building above 40m. length shall not be applicable. The provision of dead wall mentioned in sanctioned DCPRs IDP Shall be applicable.				

No projections of any sort shall be permissible in the side & rear marginal open spaces mentioned above.

Provision of front open spaces shall be in accordance with sanctioned DCPRs of IDP.

Provided that

- i) the front, side and rear marginal distances shall be limited to 12 m irrespective of height of the building above 60 m;
- ii) additional marginal distances as per Regulation No. 22.3.5 of the DCPR-2017 shall not be insisted for length of building beyond 40 m;
- iii) regulation in respect of dead walls prescribed under DCPR-2017 shall remain in operation wherever necessary;
- iv) projections of any sort shall not be permissible in these marginal distances;
- v) set-backs from any road shall satisfy the relevant regulation of the DCPR-2017.

24) The distance between two main buildings in a final plot shall be that required to be provided for a taller building amongst them subject to 12 m as maximum.

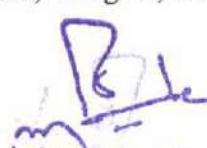
25) The land parcels eligible for 1.00 FSI as per provisions of sanctioned DCPRs of NAINA (i.e. within 200 M of Gaonthan), if included in TPS shall be permitted 25 % additional incentive FSI in lieu of their 60 % land contribution to the project. The FSI of the final plot (whether anchored at its original location or otherwise) against such land parcels shall be increased in proportion to its area, irrespective of whether the final plot is a stand- alone plot or amalgamated with other land parcels.



(S. V. Surve)

Arbitrator

Town Planning Scheme, NAINA No. 2
(Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade)


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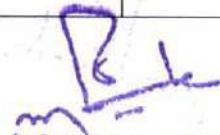
TOWN PLANNING SCHEME, NAINA No. 2

(Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade)

Preliminary Scheme

Legal Formalities

Sr. No.	Legal Stage	Section/Rule of the Act	Reference	Date
(A) Draft Scheme by SPA, NAINA				
1	Declaration of Intention	60 (1)	Resolution No. 11973, (Board Meeting No. 608)	6 th December 2017
2	Gazette publication of notice	60 (2)	Maharashtra Government Gazette, Extraordinary Part II	8 th December 2017
3	Newspaper publication of notice	60 (2) Rule 3(2)	The Asian Age (English) Ram Prahar (Marathi)	18 th December 2017
4	Copies of intention declaration and plan to Govt. and DTP	60 (2)	Letter No. CIDCO/NAINA/TPS-2/2017/5786	11 th December 2017
5	Publication of plan and Gazette notice in SPA's office	60 (3) Rule. 3(1)	-----	10 th December 2017
6	Meeting with Owners	Rule 4(1)	-----	8 th , 9 th and 10 th May 2018
7	Consultation with DTP	61(1) Rule 4(2)	Letter No. CIDCO/NAINA/TPS-2/2018/2221	4 th July 2018
7A	Extension of time	61(3)	प्रा.न.र.यो. क्र. २/नैना /कलम ६१(३)/मुदतवाद/सहसंकोषि/ ६५०९	20 th November 2018
8	DTP's Remarks on draft scheme	61(1) Rule 4(2)	जा.क्र .नैनानरयो.क्र . २/प्र क्र . २०९/१८/टीपीक्षि -३/६६६५	29 th November 2018
9	Publication of the draft scheme	61(1) Rule 4(2)	Resolution No. 11973, Board Meeting No. 608 (Ref- resolution no. 6)	6 th December 2018
10	Gazette publication of notice	61(1) Rule 5(1)	Maharashtra Government Gazette, Extraordinary Part II	6 th December 2018
11	Newspaper publication of notice	61(1) Rule 5(2)	The Afternoon (English) Nava Kal (Marathi)	11 th December 2018
12	Objections/suggestions received	61(1) Rule 5(2)	-----	10 th Jan 2019
13	Hearing of the owners	67 Rule 5(2)	----	----
14	Submission to Govt. for sanction (Now to MD, CIDCO)	68(1)	CIDCO/NAINA/TPS-2/ 2019/10	29 th January 2019
15	Consultation with DTP	68(2)	CIDCO/VC&MD/NAINA/ TPS-2/Consultation/ 2019/50	14 th February 2019
16	Sanction to the Draft Scheme	68(2)	Notification no. CIDCO/NAINA/TPS-2/ 2019/92	26 th April 2019



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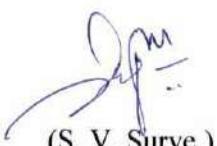


17	Gazette publication of notification	68(2)	Maharashtra Government Gazette, Extraordinary Part II	3 rd May 2019
18	Newspaper publication of notification	68(2)	Ramprahar PunyaNagari (Marathi)	08 th May 2019
19	Publication of sanctioned draft scheme in SPA's office	68(3)	-----	06 th May 2019
(B) Arbitration Proceedings				
20	Appointment of Arbitrator by Govt.	72(1)	TPS-1219/1293/CR-51/19/UD-12	24 th May 2019
21	Gazette publication of appointment	72(1) Rule 11	Maharashtra Government Gazette, Konkan Dn, Part I	24 th May 2019
22	Arbitrator to commence the duties	Rule 13	ARB/TPS-2/Gen/2019/58	24 th June 2019
23	Gazette of commencement of duties	Rule 13	Maharashtra Government Gazette, Extraordinary Part II	26 th June 2019
24	Newspaper publication of commencement of duties	Rule 13(1)	Newsband (English)	30 th June 2019
25	Special Notices in Form 4 to Owners	72(4)(i) Rule 13(3)	-----	14 th August 2019
26	Hearings of land owners	72(4)(i) Rule 13(4)	-----	26 th August 2019 to 10 th Jan 2020
27	Public notice for hearings of owners remained absent to hearing	72(4)(i) Rule 13(4)	Kille Raigad Raigad Nagari	28 th December 2019
28	Letter for hearing to SPA, NAINA	72(4)(i) Rule 13(4)	Arbitrator/TPS-2/Gen/357	11 th February 2020
29	Hearing to SPA, NAINA (CIDCO)	72(4)(i) Rule 13(4)	-----	18 th February 2020
30	Letter of SPA, NAINA (CIDCO) on hearing to Arbitrator	--	सिडको/व.नि. (नैना)२०२०/सप/१७५७/२३५	3 rd march 2020
31	Arbitrator to subdivide the scheme into Preliminary and Final Schemes	72(3)	Arbitrator/TPS-2/Gen/355	3 rd February 2020
32	Arbitrator to draw the Preliminary T. P. Scheme	72(7)	Arbitrator/ TPS-2/NAINA/Gen/471	15 th June 2020
33	Publication of notice regarding drawing the preliminary scheme in M. G. Gazette	Rule 13(9)	Maharashtra Govt. Gazette, Extra-Ordinary Pages 1 to 4	17 th June 2020
34	Publication of notice regarding drawing the preliminary scheme in Newspaper	Rule 13(9)	Dainik Sagar Raigad Nagari	18 th June 2020
35	Submission of Preliminary Town Planning Scheme to Govt. for sanction	72(5)	Arbitrator/TPS/NAINA-2/Pre-Sub/2020/474	25 th June 2020


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Time Limits Followed

Sr No.	Section of the Act	Time Limit prescribed	Time limit followed
1	60(1)	Declaration of Intention	CIDCO Board's Resolution 6 th December 2017
2	60(2)	Publication of Intention 30 days (upto 5 th January 2018)	Gazette on 8 th December 2017
			11 th December 2017
			10 th December 2017
			Newspaper on 18 th December 2017
3	61(1)	Publication of draft scheme 9 + 3 months extension (upto 6 th December 2018)	6 th December 2018
			Gazette on 6 th December 2018
			Newspaper on 11 th December 2018
4	68(1)	Submission of draft scheme to Govt. 3 months from publication (upto 5 th March 2019)	29 th January 2019
5	68(2)	Sanction to draft scheme by Govt. 3 months from submission by Planning Authority (upto 28 th April 2019)	26 th April 2019
6	72(1)	Appointment of Arbitrator One month (upto 25 th May 2019)	24 th may 2019
7	72(3)	To draw Preliminary Scheme 9 months+3months extension + period of Code of Conduct (upto 27 th June 2020)	15 th June 2020
8	72(5)	Submission of the Preliminary scheme (No time limit is prescribed)	25 th June 2020



(S. V. Surve)

Arbitrator

Town Planning Scheme, NAINA No. 2
(Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade)



Joint Secretary
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TOWN PLANNING SCHEME, NAINA NO. 2
 (Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade)

PRELIMINARY SCHEME

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

Table A
Original Plot-wise Decisions of the Arbitrator

Sr. No.	Name of Owner- Updated	Village	Hisra No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
1	2	3(d)	3(q)	3(a)	4	5	6	7
1	Sachin Omprakash Agrawal	Devad	69	11	Class I	3740	1	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 25 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B
2	Sachin Omprakash Agrawal	Devad	69	1	Class I	3790	2	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 25 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B
3	Santosh Dattatreya Waghmare, Janabai Dattatreya Waghmare, Jagdish Dattatreya Waghmare, Jyoti Vishwas Waghmare, Nitin Dattatreya Waghmare, Sachin Vishwas Waghmare, Vishwa Vishwas Waghmare	Devad	68	6	Class II	4650	3	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 14 is slightly revised due to 9 m road as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B

Re
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 Mantralaya, Mumbai - 400 032



Sr. No.	Name of Owner- Updated	Village	Husa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
4	Sagar Sachin Agrawal	Devad 68	7	Class I	1450	4	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 24 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
5	Hirabai Shantakar Waghmare, Ramasdas Shankar Waghmare, Subhash Shankar Waghmare, Nilam Vikas Waghmare, Sharda Subhash Gaikwari, Amusaya Gajanan Waghmare, Jyothi Sunil Ravandal, Sandeep Gajanan Waghmare, Harsha Gajanan Waghmare, Vaibhav Gajanan Waghmare, Bhagwan Shantaram Patil, Ananta Shantaram Patil, Yamuna Ambo Mali, Doraki Namdev Ambekar, Barki Baliram Patil, Surekha Balaram Kadav, Geeta Haribhau Bhagat	Devad 69	2/A	Class I	4	5A	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 4 is slightly revised due to shift in the road alignment And its widening as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
6	Sagar Sachin Agrawal	Devad 69	2/B	Class I	2000	5B	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 24 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
7	Raghunath Mahadev Godbole, Rambchandra Mahadev Godbole	Devad 69	2/C	Class I	1620	5C	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme with a request to amalgamate two FPs to form a single FP. Decision:- The draft scheme FPs no. 3 and 11 are shifted and amalgamated to form new single FP no. 3 as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B.	



Sr. No.	Name of Owner- Updated	Village	Hisa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
8	Raghunath Mahadev Godbole, Maharashtra State Public Work Department	Devad	69	6/A (pt)	Class I	867	6	The FP no. 11 will not now appear. The Gas Line shall be shifted by the SPA to allow the FP to be developed suitably. Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme with a request to amalgamate two FPs to form a single FP. Decision:- The draft scheme FPs no. 3 and 11 are shifted and amalgamated to form new single FP no. 3 as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B. The FP no. 11 will not now appear. The Gas Line shall be shifted by the SPA to allow the FP to be developed suitably.
9	Parasharam Dharma Waghmare, Bhagubai Maruti Patil, Baliram Narayan Waghmare, Godabai Dhaku Patil, Shalu Bhagwan Patil, Tai Narayan Choudhary, Shalik Dhai Waghmare, Rambhau Dhai Waghmare, Lila Dhai Waghmare, Nirmala Dhai Waghmare, Sunil Dhai Waghmare, Bami Budhaji Mhatre, Gulab Krishna Waghmare, Bhaskar Krishna Waghmare, Shashikant Krishna Waghmare, Sangita Dinanath Fadke, Sulochana Gopal Gaykar, Mali Bhau Gharat, Shaila Kisan Waghmare, Radhabai Padmakar Patil, Suman Kisan Gharat, Vaman Ganpat Waghmare, Arun Ganpat Waghmare, Uttam Ganpat Waghmare, Sandip Ganpat Waghmare, Nanda Ganpat Waghmare,	Devad	69	6/B (pt)	Class II	2763	7	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme Decision:- The FP no. 10 is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B. The area of the Govt. already acquired shall be curtailed from the FP



B.L.
Joint Secretary
Urban Development Department
Mumbai, Mumbai - 400 032.

Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
	Maharashtra State Public Works Department							
10	Jankeebai Parashuram Godbole, Bharatchandra Parashuram Godbole, Surendra Parashuram Godbole, Krantu Parashuram Godbole	Devad 69	S/A (pt)	Class I	16163	8	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- The draft scheme proposal is confirmed. The FP no. 9 is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B.	
11	Arijun Balaram Waghmare, Arun Balaram Waghmare, Venuhai Hiraji Waghmare, Umesh Hiraji Waghmare, Santosh Hiraji Waghmare, Nandu Hiraji Waghmare, Aarti Hiraji Waghmare, Mainabai Amaram Waghmare, Chandrakant Amaram Waghmare, Prem Amaram Waghmare, Meghna Niles Khutarkar, Sanjay Sukur Naik, Kishore Sukur Naik, Yamuna Balram Waghmare, Ramchandra Balram Waghmare	Devad 69	S/B	Class II	1520	9	They have not appeared for hearing. Decision:- The draft scheme proposal is confirmed. The FP no. 8 is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B.	
12	Raghunath Mahadev Godbole, Ramchandra Mahadev Godbole	Devad 69	3	Class I	7890	10	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme with a request to amalgamate two FPs to form a single FP. Decision:- The draft scheme FPs no. 3 and 11 are shifted and amalgamated to form new single FP no. 3 as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B. The FP no. 11 will not now appear. The Gas Line shall be shifted by the SPA to allow the FP to be developed suitably.	

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Mantralaya, Mumbai - 400 032.



Sr. No.	Name of Owner- Updated	Village	Hisab No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
13	Jankeebai Parashuram Godbole, Bharatchandra Parashuram Godbole, Surendra Parashuram Godbole, Kranti Parashuram Godbole	Devad 69	4	Class I	9900	11	Heard the owners. They have generally accepted the reconstituted Final plot as per the Draft scheme. Decision:- The draft scheme proposal is confirmed. The FP no. 9 is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B.	
14	Sachin Omprakash Agrawal	Devad 75	1	Class I	15000	12 (part)	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- The 20 m east-west road which is starting from the Panvel-Matheran State Highway shall be extended for the better mobility through the IDP Reservations of Play Ground (Site No. 46-A) and Park (site No. 13) along the northern boundary of FP 28 to connect it to 15 m road. This 15 m road shall be widened to 20 m. These IDP reservations shall be rearranged without reducing their areas as shown on the Plan no. 4. The FP no. 28 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
15	Sagar Sachin Agrawal	Devad 75	2	Class I	12000	12 (part)	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 26 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	



R. J.
Joint Secretary
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Matheran, Maharashtra - 400 022.

Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
16	Akash Sachin Agrawal	Devad 75	3	Class I	12000	12 (part)	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 27 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
17	Jankiebai Parashuram Godbole, Bharatchandra Parashuram Godbole, Surendra Parashuram Godbole, Kranti Parashuram Godbole, Maharashtra State Public Works Department	Devad 69	7 (pt)	Class I	5296	13	Heard the owners. They have generally accepted the reconstituted Final plot as per the Draft scheme Decision:- The draft scheme proposal is confirmed. The FP no. 6 is allotted as shown on Plan no. 4 to the owners and of the area as recorded in Table B.	
18	Dilip Walaku Waghnare, Dattatreya Walaku Waghnare, Walaku Goma Waghnare, Maharashtra State Public Works Department	Devad 69	9(pt)	Class I	2516	14	Heard the owners. They have not accepted the reconstituted Final Plot of the draft scheme as 15 m road totally affects their running bottling plant. They have requested to shift this road along northern boundary of their FP so as to save their plant. They have also requested to reduce the width of road which is provided to give access to existing building complex which has another access. Further, they have requested to update the ownership as per 7/12 extract submitted. Decision:- The road shall be reduced to 9 m and shall be shifted along the northern boundary of the revised FP. The FP no. 13 is allotted as shown on Plan no. 4 to the owners and of the area as recorded in Table B.	
19	Mohan Narayan Shetty, Jagdishprasad Kediyा, Vint Jagdishprasad Kediyा, Maharashtra State Public Work Department	Devad 57	4(pt)	Class I	1346	15	The owners had not attended the hearing. The building complex is already existing. Decision:- The FP no. 15 is slightly revised as shown on Plan no. 4 and allotted to the owners and of the area as recorded in Table B. The area of the Govt. already acquired shall be curtailed from the FP	



R. J.
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Mumbai, Mumbai - 400 032.

Sr. No.	Name of Owner- Updated	Village	Hisaa No. (pt)	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
20	Hiranan Kathor Waghmare, Maharashtra State Public Work Department	Devad 56	Class II (pt)	838	16		Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme Decision:- The FP no. 7 is allotted as shown on Plan no. 4 to the owner and of the area as recorded in table B.	
21	Namdev Balu Fadde, Dattaram Narayan Thokal, Roshan Dattaram Thokal, Roshni Mahesh Mhatre, Reshma Dattaram Thokal, Dilip walaku Waghmare, Walaku Goma Waghmare, Sitabai Naresh Koparkar, Harishchandra Walaku Waghmare, Urmila Urfe Baby Prakash Patil, Maharashtra State Public Work Department	Devad 70	-	Class I 14130	17		Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft Scheme. The building complex is already existing. Further, they have requested to update the ownership as per 7/12 extract submitted. Decision:- The draft scheme proposal is confirmed. The FP no. 18 is allotted as shown on Plan no. 4 and of the area as recorded in table B. The area of the Govt, already acquired shall be curtailed from the FP	
22	Sakharam Bhokya Waghmare	Devad 74	-	Class I 5030	18		Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. He further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 23 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
23	Ambavi Mahadeo Gothi, Kankubhen Mahadeo Gothi,	Devad 71	(pt)	Class I 4050	19		Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 21A is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	

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Sr. No.	Name of Owner- Updated	Village	Hisan No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
24	Jagan Shankar Waghmare, Soni Tukaram Bhopani, Gomi Shankar Mhatte, Parshuram Jayram Waghmare, Sanjay Jayram Waghmare, Vishwas Jayram Waghmare, Manisha Mangesh Bhagat, Janabai Changa Patil, Sonabai Jayram Waghmare, Maharashtra State Public Work Department	Devad	(pt) 72	Class II	3810	20	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 22 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
25	Lahu Nagu Waghmare, Suresh Nagu Waghmare, Prakash Nagu Waghmare, Ravi Nagu Waghmare, Jijabai Dattu Shedge, Uma Nagu Waghmare, Santosh Ananta Waghmare, Padmabai Ananta Waghmare, Sandhya Bhunkant Patil, Maharashtra State Public Work Department	Devad	(pt) 73	Class II	4230	21	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 59 is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
26	Group Grampanchayat Vichumbe	Devad	(pt) 78	Class I	174971	22	Heard the Sarpanch and the Panchayat members of village Devad The State Government land had been handed over to then Vichumbe Group Gram Panchayat for grazing of cattle of Devad village. Now the land is in the possession of the Devad Gram Panchayat. The land is no longer to be used for grazing of cattle as it is laid out into three plots for non-agricultural activities in the scheme. Decision:- The Draft Scheme proposal is confirmed except its allotment. The Final Plots bearing numbers 16, 38 and 70 as shown on the plan no. 4 shall be allotted to the Maharashtra State Government. The areas of these plots are as recorded in Table B	





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Mantralaya, Mumbai - 400 032
M.S.W.V.S., Mumbai - 400 032

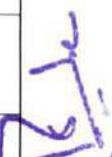
Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
	Kamlakar Govind Waghmare, Vasant Govind Waghmare, Madhu Govind Waghmare, Dhanhubai Harishchandra Shelke, Ramchandra Balaram Waghmare, Arun Balaram Waghmare, Arjun Balaram Waghmare, Yamuna Balaram Waghmare, Shantaram Rama Waghmare, Sudan Rama Waghmare, Venuhai Hiraji Waghmare, Santosh Hiraji Waghmare, Umesh Hiraji Waghmare, Nandu Hiraji Waghmare, Aarti Hiraji Waghmare, Mainabai Atmaram Waghmare, Chandrakant Aat Posted arama, Prem Atmaram Waghmare, Megha Nilesh khutarkar, Sanjay sukur Naik Kishor sukur Naik						B. These three plots would be transferred to the SPA, NAINA (CIDCO) for providing infrastructure to the IDP area.	
27		Devad 102	-	Class I	6370	23	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 58 is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
28	Jhumaria Motilal Bhalat	Devad 101	-	Class I	2860	24	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft Scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 148 is allotted as shown on Plan no. 4 to the owner and of the area as recorded in table B	
29	Khushalchand Fakirchand Lunkad, Suhas Khushalchand Lunkad, Milind Khushalchand Lukand, Bharat Suvalal Desadla, Deepak Kacharadas Bhaivera	Devad 77	-	Class I	6400	25	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no.	



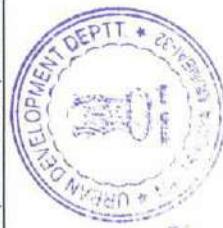

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 Urban Development Department
 Mumbai - 400 032.

Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							113 is proposed.	
							Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted.	
							The FP no. 175 A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners, and of the area as recorded in table B	
30	Parvati Goma Gaykar	Devad 76	2	Class I	1830	26	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 5 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
31	Sachin Omprakash Agrawal	Devad 76	1	Class I	20000	27	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 25 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
32	Sanjay Khushalchand Lunakad	Devad 79	-	Class I	7460	28	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate	




 Joint Secretary
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 Maharashtra Legislative Assembly
 Mumbai - 400 001

Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
33	Kaluram Marya Gaykar, Janardan Namdev Gaykar, Vasant Namdev Gaykar, Manjula Shantaram Bhagat, Santosh Namdev Gaykar, Ashok Goma Gaykar, Ganesh Goma Gaykar, Kishor Goma Gaykar, Suman Ramakant Bhalekar, Parvati Goma Gaykar, Gangubai Rambhai Gaykar, Savita Mangesh Mumbaikar, Sima Mangesh Pavarri, Manta Vilas Patil	Devad 80	-	Class II	5180	29	Heard the owner. They have generally accepted the reconstituted Final Plot as per the draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 49 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
34	Khushalchand Fakirchand Lunkad, Suhlas Khushalchand Lunkad, Milind Khushalchand Lunkad, Bharat Suvalal Desadla, Deepak Kachardas Bhatavera	Devad 81	-	Class I	660	30	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations	



R. J.
Joint Secretary
Urban Development Department
Mumbai - 400 012

Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FP's separately clearly stating their original plots which has been accepted. The FP no. 175A for this OP alongwith other OP's is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B
35	Padmakar Sitaram Waghmare, Sadashiv Sitaram Waghmare, Pandurang Sitaram Waghmare, Bhagwan Sitaram Waghmare, Ramabai Dattatreya Patil, Vandana Shivdas Bhoir, Somibai Sitaram Waghmare	Devad 82	-	Class II	7280	31	Heard the owner. They have generally accepted the reconstituted Final plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 55 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
36	Ashwin Suhas Lunkad, Pankaj Ishwarlal Solanki, Gangubai Joma Waghmare, Gurunath Joma Waghmare, Balaram Joma Waghmare, Baburao Joma Waghmare, Pramila Mahadu Patil, Ramabai Sadanand Dhamekar, Hira Kathor Waghmare	Devad 83	2	Class II	13460	32	Heard the owner. They have generally accepted the reconstituted Final plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 67 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
37	Khushalchand Eakirchand Lunkad, Suhas Khushalchand Lunkad, Milind Khushalchand Lukand, Bharat Suvalal Desadia, Deepak Kacharadas Bhatvera	Devad 83	1	Class I	1110	33	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have	



P.C.

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Urban Development Department
Mumbai, Mumbai - 400 032.

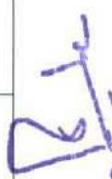
Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B
38	Khushalchand Fakirchand Lunkad, Suhas Khushalchand Lunkad, Milind Khushalchand Lukand, Bharat Suvalal Desadla, Deepak Kacharadas Bhavvera	Devad 83	3	Class I	2120	34	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175 A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175 A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B
39	Harshal Vilas Jamadade, Sarika Vilas Jamadade, Smita Vilas Jamadade	Devad 84	1/A	Class I	4000	35	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 40 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 40 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B
40	Chimaji Shankar Gaikwad, Raghumath Shankar Gaikwad	Devad 84	1/B	Class II	4470	36	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:-	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:-



R. J. B.
Joint Secretary
Urban Development Department
Mumbai, Mumbai - 400 022.

Sr. No.	Name of Owner- Updated	Village	Uisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
41	Tarahai Harakchand Munoth	Devad 84	2	Class I	1340	37	Draft Scheme proposal is confirmed. The FP no. 41 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 39 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B
42	Parashuram Jayram Waghmare, Sanjay Jayram Waghmare, Vishwas Jayram Waghmare, Manisha Mangesh Bhagat, Janabai Changa Patil, Somabai Jayram Waghmare	Devad 87	-	Class II	3520	38	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 45 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 45 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B
43	Gunabai Rama Bhagat, Sunita Ramdas Bedekar, Hirabai Kashinath Kanhere, Ramdas Gavatiya Waghmare, Pandurang Gavatiya Waghmare, Anita Mahadev Patil, Sitabai Dharma Fulore	Devad 88	-	Class I	8500	39	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 34 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 46 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B
44	Usha Budhaji Patil, Haresh Budhaji Patil, Mahesh Budhaji Patil, Sangita Ramchandra Mhare, Chandrabhai Bhau Patil, Sunita Manohar Huddar, Ravindra Bhau Patil,	Devad 86	-	Class II	3790	40	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 46 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no.
45	Khushalchand Fakirchand Lunkad, Suhas Khushalchand Lunkad, Milind Khushalchand Lunkad, Bharat Suvalal Desadla, Deepak Kacharadas Bhatvera	Devad 89	1	Class I	11140	41A		



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175 A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
							Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175B for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
46	Bharat Suvalal Desadla, Milind Khushchand Lunkad	Devad 89	2/A	Class II	3550	41B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 52 is slightly	 Joint Secretary Urban Development Department Mantralaya, Mumbai - 400 032.
47	Vishnu Baburao Patil	Devad 89	2/B	Class II	1600	41C		

Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
48	Vishnu Baburao Patil, Balu Baburao Patil, Sangita Pandurang Khaitri, Jayashree Raghu Nath Pawar, Pratibha Bharat Gaykar	Devad 89	3	Class II	12140	41D	revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B. They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 51 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
49	Vanabai Kashinath Patil, Parashuram Kashinath Patil, Shivaji Kashinath Patil, Santosh Kashinath Patil, Drupada Pandu Fadke, Radha Tuishiram Patil, Sugandha Rama Mali, Shevanti Sudam Gaware	Devad 89	4	Class II	4050	41E	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 48 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
50	Padmakar Sitaram Waghmare, Sadashiv Sitaram Waghmare, Pandurang Sitaram Waghmare, Bhagwan Sitaram Waghmare, Ramabai Dattatreya Patil, Vandana Shivdas Bhoir, Somibai Sitaram Waghmare	Devad 99	-	Class II	4830	42	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 55 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
51	Nandev balu Fadke, Raghunath Gopal Waghmare, Sudam Bama Waghmare, Dipak Laxman Waghmare, Baby Laxman Waghmare, Chandra Motiram Patil, Lakshmi Baijang More, Vandana Janardan Mali, Jyoti Ganesh Chalake, Sugandha Laxman Waghmare	Devad 98	-	Class I	15580	43	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 56 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	



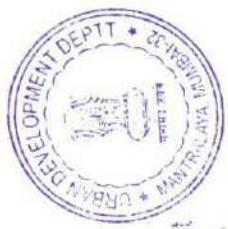

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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
52	Pankaj Ishwarlal Solanki, Ashwin Suhas Lunkad, Anil Padu Waghmare, Dasharath Padu Waghmare, Dilipkumar Fatchlal Kherodiya, Sou. Vijayalakshmi Dilipkumar Kherodiya	Devad 97	-	Class I	9260	44	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 66 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
53	Lakshmi Dharma Mhatre, Dnyaneshwar Dharma Mhatre, Tukaram Dharma Mhatre, Sitaran Dharma Mhatre	Devad 96	1	Class I	5510	45A	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 57 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
54	Khushalchand Fakirchand Lunkad, Suhas Khushalchand Lunkad, Milind Khushalchand Lukand, Bharat Suvalal Desadla, Deepak Kacharadas Bhavvera	Devad 96	2	Class I	52440	45B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175 A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	




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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
55	Khushalchand Fakirchand Lunkad, Suhas Khushalchand Lunkad, Milind Khushalchand Lukand, Bharat Suvalal Desadla, Deepak Kacharandas Bhavera	Devad 95	-	Class I	21350	46	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FP's to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FP's separately clearly stating their original plots which has been accepted. The FP no. 175 A for this OP alongwith other OP's is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	




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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
56	Balaram Goma Fulwara, Devkabu Goma Fulwara, Anant Namdev Fulwara, Maruti Namdev Fulwara, Bhaskar Namdev Fulwara, Ram Namdev Fulwara, Chagunabai Namdev Fulwara, Suman Parshuram Mali, Manisha Prakash Rodpalkar, Babu Vitthal Mhare, Ram Vitthal Mhare, Nurmala Krushna Bhoir, Shankar Gajanan Patil, Sudam Gajanan Patil, Krushna Gajanan Patil, Jayaram Gajanan Patil, Kamalbhai Sakharam Dhavale, Hirabai Bhaga Sheldake	Devad 94	-	Class II	13890	47	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 61 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in Table B	
57	Pankaj Ishwarlal Solanki, Ashwin Suhas Lunkad	Devad 93	-	Class I	11050	48	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan	




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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
58	Raghunath Gopal Waghmare, Ashok Barku Waghmare, Gana Barku Waghmare	Devad 92	-	Class II	1800	49	no. 4 to the owners and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 53 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B
59	Anil Padu Waghmare, Dasharath Padu Waghmare	Devad 91	-	Class I	4530	50	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 47 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 47 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B
60	Vijay Narottamdas Agarwal, Madhu Vijay Agarwal	Devad 90	-	Class I	4530	51	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 44B as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 44C as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B
61	Vijay Narottam Agarwal Madhu Vijay Agarwal, Vimay Vijay Agarwal, Vivek Vijay Agarwal	Devad 85	-	Class I	16060	52	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 42 is slightly revised for better shape as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 42 is slightly revised for better shape as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B
62	Haresh Rawaji Majethia, Preeti Manoj Bhujbal	Bhokarpada 25	-	Class I	20000	53	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:-	Joint Secretary Urban Development Department Mantralaya, Mumbai - 400 032.
63	Ambo Kendya Waghmare, Pandharinath Balkrushna Waghmare, Ganesh Balkrushna Waghmare, Balaram Mahadev Waghmare, Padmakar Mahadev	Bhokarpada 26	1	Class I	18500	54A		



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
	Waghmare, Dnyaneshwar Mahadev Waghmare						Draft Scheme proposal is confirmed. The FP no. 78 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
64	Madhu Vijay Agarwal	Bhokarpada 26	2	Class I	4000	54B	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 44A as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
65	Chhaya Madan Gowari, Madan Ganpat Gowari	Bhokarpada 27	1	Class I	1200	55	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 80 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
66	Chhaya Madan Gowari, Madan Ganpat Gowari	Bhokarpada 27	3	Class I	800	56	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 80 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
67	Sanjay Khushalchand Lunkad	Bhokarpada 27	2	Class I	3100	57	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the	



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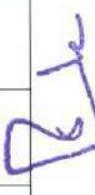
Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted.
68	Ravindra Ramprakash Gupta, Sanjeev Ramprakash Gupta	Bhokarpada	27	4	Class I 2200	58	The FP no. 328 for this OP alongwith other OPs is allotted as shown on plan no. 4 to the owners and of the area as recorded in table B	
69	Sunil Chamanlal Gupta	Bhokarpada	23	-	Class I 62700	59	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 79 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
70	Shantaram Shankar Mhatre, Rajesh Ram Fadke	Bhokarpada	29	1/B	Class II 4400	60	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 131 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
71	Bharat Suvallal Desadia	Bhokarpada	29	1/A	Class I 4400	61	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft Scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 82 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
							Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations	



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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OP's is allotted as shown on Plan no. 4 to the owners and of the area as recorded in Table B
72	Kanubhai Manilal Thakkar, Jyoti Kanubhai Thakkar	Bhokarpada 28	1	Class I	12600	62	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 81 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
73	M/s. Choice Buildcon LLP tarfe Bhagidaar Deepak Walji Kanya	Bhokarpada 29	1/C	Class I	4400	63	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 83 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in Table B	
74	Kanubhai Manilal Thakkar, Jyoti Kanubhai Thakkar	Bhokarpada 29	2	Class I	3500	64	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 81 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
75	Bhaskar Ambo Fulore	Bhokarpada 28	2/1	Class II	3200	65	Heard the owner. He has not accepted the reconstituted FPs in the draft scheme. He has said that OP 136 is having Family's old house jointly owned. He stated that 50 % part of OP no. 65 has been sold to Mr. Bhavesh Golu. He further said that OPs no. 169 and 192 are jointly owned by three brothers. However, he has submitted the revised 7/12 extracts in this regard. Hence, his request to allot FPs ownershipwise or to change the ownerships as per his statement is considered. Decision:-	




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Sr. No.	Name of Owner- Updated	Village	Hisaar No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								Draft Scheme proposal is confirmed. The FP no. 73 is slightly revised due to the rearrangement of the adjoining FPs as shown on Plan no. 4 and revised FP no. 73 and FP no. 185 are allotted alongwith his other OPs to the owner and of the areas as recorded in Table B
76	Dnyaneshwar Sitaram Devkar, Ramkrishna Sitaram Deokar, Maruti Sakharam Shelar. Shrikrishna Digambarrao Pawar, Sudhir Dattatreya Bhanaage	Bhokarpada 28	2/2	Class I	3100	66	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. However, they have requested to split up draft scheme FP as per the OPs. Decision:- Draft Scheme Final plot no. 147 has been split up into three FPs. The FP no. 147 B as shown on Plan no. 4 is allotted to the owners and of the area as recorded in Table B	
77	Khushalchand Fakirchand Lunkad, Suhas Khushalchand Lunkad, Sanjay Khushalchand Lunkad, Milind Khushalchand Lunkad, Bharat Savallal Desai, Deepak Kacherdus Bhatevara	Bhokarpada 24	1	Class I	10100	67	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward where they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in Table B	
78	Panga Vitlu Fulora	Bhokarpada 24	2	Class II	4800	68	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 75 as shown on	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
79	Padu Bhau Fulora, Shantibai Balaram Ujwekar, Gomubai Krushna Mhatre, Mangalbai Vitthal Mhatre	Bhokarpada 24	3	Class II	4900	69	Plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. However, they have requested to split up draft scheme FP as per the OPs. Decision:- Draft Scheme Final Plot no. 76 has been split up into two FPs. The FP no. 76 A as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B
80	Sanjay Khushalchand Lunkad, Bharat Suvalal Desadla	Bhokarpada 22	1	Class I	7100	70A	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SIA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at -Q[locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	The concerned owners are in possession of various plots at different locations and they requested to the SIA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at -Q[locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B
81	Sanjay Khushalchand Lunkad	Bhokarpada 22	2	Class I	7100	70B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LG housing in plot no.	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LG housing in plot no.



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
						113 is proposed.		
							The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
82	Padu Bhau Fulora, Shantibai Balaram Ulwekar, Gomubai Krishna Mhatre, Mangalbai Vitthal Mhatre	Bhokarpada 21	1	Class II	7900	71A	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. However, they have requested to split up draft scheme FP as per the OPs. Decision:- Draft Scheme Final Plot no. 76 has been split up into two FPs. The FP no. 76 B as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
83	Manohar Dharma Fulore, Mohan Dharma Fulore, Nanda Anil Mhatre, Sitabai Dharma Fulore, Mava Panga Fulore, Janardan Panga Fulore, Namdev Panga Fulore, Dashrath Panga Fulore, Houshibhai Padu Fadke, Padu Bhau Fulore, Shantibai Balaram Ulwekar, Mangalbai Vitthal Mhatre, Gomubai Krishna Mhatre	Bhokarpada 21	2	Class I	8100	71B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 124 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
84	Sunil Chamandal Gupta	Bhokarpada 20	-	Class I	28300	72	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 131 as shown on	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							Plan no. 4 is allotted to the owners and of the area as recorded in table B	
85	Reshma Eknath Mhatre, Valku Hiru Mhaire	Bhokarpada 13	2	Class I	3200	73	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 130 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
86	Janki Arvind Sawant	Bhokarpada 19	2/B/1	Class I	2700	74A	Heard the owner. She has generally accepted the reconstituted Final plot as per the Draft scheme. However, she requested to save trees planted in premises. Decision:- Draft Scheme proposal is confirmed. The FP no. 122 is slightly revised due to the revision in the alignment of 45 m road as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
87	Janki Arvind Sawant	Bhokarpada 19	2/B/2	Class I	2700	74B	Heard the owner. She has generally accepted the reconstituted Final plot as per the Draft scheme. However, she requested to save trees planted in premises. Decision:- Draft Scheme proposal is confirmed. The FP no. 122 is slightly revised due to the revision in the alignment of 45 m road as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
88	Janki Arvind Sawant	Bhokarpada 19	2/A/1	Class I	13900	75A	Heard the owner. She has generally accepted the reconstituted Final Plot as per the Draft scheme. However, she requested to save trees planted in premises. Decision:- Draft Scheme proposal is confirmed. The FP no. 122 is slightly revised due to the revision in the alignment of 45 m road as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
89	Fatamabibi Vinate Yusufkhan, Sharifabibi Vinate Yusufkhan	Bhokarpada 19	2/A/2	Class I	1500	75B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 200 as shown on	



[Signature]
Joint Secretary
Urban Development Department
Mumbai, Mumbai - 400 032.

Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
90	Kanubhai Manilal Thakkar, Jyoti Kanubhai Thakkar	Bhokarpada 19	3	Class I	1000	76	Plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 81 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B
91	Kanubhai Manilal Thakkar, Jyoti Kanubhai Thakkar	Bhokarpada 19	1	Class I	4100	77	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 81 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:-
92	Sanjay Khushalchand Lunkad	Bhokarpada 30	-	Class I	1200	78	The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B
93	Anant Sadashiv Shinde	Bhokarpada 31	3	Class I	1700	79	They have not appeared for hearing.	Decision:-



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							Draft Scheme proposal is confirmed. The FP no. 117 is slightly revised due to the revision in the alignment of 45 m road as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
94	Vilas Changra Thakur	Bhokarpada 32	5	Class I	2400	80	They have not appealed for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 116 is slightly revised due to the revision in the alignment of 45 m road as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
95	Balaram Hiru Patil	Bhokarpada 32	4	Class II	4080	81	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 115 is slightly revised due to the revision in the alignment of 45 m road as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
96	Sanjay Khushalchand Lukand, Bharat Suvallal Desadla	Bhokarpada 32	1	Class I	4300	82	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
97	Kalavati Anand Sakhare, Bharati Suresh Pujari, Neha Sharad Ghodke.	Bhokarpada 33	5	Class I	400	83	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 94 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
98	Dattatreya Balaram Mhatre, Sarita Sakharan Patil, Harishchandra Balaram Mhatre, Lata Krushna Gharat.	Bhokarpada 33	4	Class II	3100	84	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 110 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
99	Eknath Kondu Mhatre	Bhokarpada 33	2	Class II	1500	85	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 109 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
100	Kalavati Anand Sakhare, Bharati Suresh Pujari, Neha Sharad Ghodke.	Bhokarpada 33	1	Class I	400	86	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 94 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
101	Eknath Kondu Mhatre	Bhokarpada 33	3	Class II	3900	87	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 109 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
102	Nandalal Madhavji Thakkar	Bhokarpada 33	6	Class I	1000	88	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 86 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	




Joint Secretary
 Urban Devt. Deptt. (M.L.U.)
 Mantralay, Mumbai - 400 002

Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
103	Kaluram urfa Ram Parshuram Mhatre, Shantanar ShanKar Mhatre, Padu Shankar Mhatre, Rajesh Ram Fadke	Bhokarpada 32	3	Class II	1200	89	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 207 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
104	Anant Sadashiv Shinde, Anil Damodar Pote, Sunil Damodar Pote, Anil Damodar Patil	Bhokarpada 32	2	Class I	4500	90	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 112 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B. The structures shall be removed by the SPA, NAINA while handing over the possession.	
105	Anil Damodar Pote, Anant Sadashiv Shinde	Bhokarpada 32	6	Class I	620	91	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 208 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
106	Ramchandra Ganpati Mhatre	Bhokarpada 31	1	Class I	1500	92	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 206 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
107	Anil Tukaram Mhatre	Bhokarpada 31	6	Class I	800	93	They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:-	
108	Bharat Suvalai Desadla	Bhokarpada 31	2	Class I	1000	94	The concerned owners are in possessions of various plots at	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							different locations and they requested to the SPA to amalgamate to form bigger FP's to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FP's separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OP's is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
109	Om Shri Mahalakshmi Sahakari Gruha nirman sanstha maryadit	Bhokarpada	5/A 31	Class I	2400	95	Heard the Society. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 253 is slightly revised for revision in the road alignment as shown on Plan no. 4 and is allotted to the Society and of the area as recorded in table B	
110	Kanubhai Mamjal Thakkar, Jyoti Kanubhai Thakkar	Bhokarpada	6 18	Class I	3400	96	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 81 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
111	Janki Arvind Sawant, Arvind Vimayak Sawant	Bhokarpada	5 18	Class I	5900	97	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. However, they requested to save trees planted in the premises. Decision:- Draft Scheme proposal is confirmed. The FP no. 122 is slightly revised due to the revision in the alignment of 45 m road as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
112	Kishor Shamlal Alreja	Bhokarpada	4 31	Class I	1200	98	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 118 is slightly revised due to the revision in the alignment of 45 m road as shown on Plan no. 4 and is allotted to the owner and of the area	



Sr. No.	Name of Owner- Updated	Village	Hisa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
113	Kishor Shamla Alreja	Bhokarpada 31	5/B	Class I	2000	99	as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 119 is slightly revised due to the revision in the alignment of 45 m road as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B
114	Janki Arvind Sawant, Arvind Vinayak Sawant	Bhokarpada 18	1	Class I	1700	100	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. However, they requested to save trees planted in the premises. Decision:- Draft Scheme proposal is confirmed. The FP no. 122 is slightly revised due to the revision in the alignment of 45 m road as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme.
115	Sunita Gurudev Pawar, Hari Narayan Mhatre, Balaram Narayan Mhatre, Madhu Narayan Mhatre, Mahadev Narayan Mhatre	Bhokarpada 18	2	Class I	1100	101	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft Scheme. However, they requested to save trees planted in the premises. Decision:- Draft Scheme proposal is confirmed. The FP no. 174 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:-
116	Pankaj Ishwarlal Solanki, Ashwin Suhas Lunkad	Bhokarpada 18	3	Class I	1700	102	The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the	Joint Secretary Urban Development Department Mumbai, Mumbai - 400 002.



Sr. No.	Name of Owner- Updated	Village	Hissa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
							Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed.	
							Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
117	Pankaj Ishwarijal Solanki, Ashwin Suhas Lunkad	Bhokarpada 17	1	Class I	1800	103	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 205 is slightly revised for the widening of the road from 15 m to 18 m as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
118	M/s. Ichchhapuri Homes tarfe, Jivan Bhausaheb Shingie, Suraj Pandurang Kasurde, Subhash Daji Rahate	Bhokarpada 17	2	Class I	1700	104	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 174 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
119	Sunita Gurudev Pawar, Hari Narayan Mhatre, Balaram Narayan Mhatre, Madhu Narayan Mhatre, Mahadev Narayan Mhatre	Bhokarpada 18	4	Class I	1300	105	 They have not appeared for hearing.	
120	Shalik Ganpat Mhatre	Bhokarpada	3	Class I	3000	106	 They have not appeared for hearing.	



Sr. No.	Name of Owner- Updated	Village	Hisa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
		17						
121	Shashikala Ramkrushna Devkar	Bhokarpada	4/A/1	Class I	1800	107A	Decision:- Draft Scheme proposal is confirmed. The FP no. 201 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B Heard the owner. She has generally accepted the reconstituted Final Plot as per the Draft scheme.	
122	Singubhai Chahu Patil, Maruti Kana Fulora, Dharmhai Madhu Dhamankar, Lata Kana Fulora, Anusaya Kana Fulora, Baby Budhaji Fulore, Dhanashree Budhaji Fulore, Vijaya Budhaji Fulore, Anil Budhaji Fulore, Rajesh Budhaji Fulore, Ambaji Mahadev Mhatre, Ganesh Ambaji Mhatre, Haresh Ambaji Mhatre	Bhokarpada	4/A/2	Class II	3100	107B	Decision:- Draft Scheme proposal is confirmed. The FP no. 203 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
123	Manodhar Dhama Fulore, Mohan Dhama Fulore, Nanda Anil Mhatre, Sitabai Dhama Fulore, Maya Panga Fulore, Janardan Panga Fulore, Namdev Panga Fulore, Dashrath Panga Fulore, Houshibai Padu Fadke	Bhokarpada	4/B/1	Class II	1800	107C	Decision:- Draft Scheme proposal is confirmed. The FP no. 204 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
124	Sanjay Khushalchand Lukand, Bharat Suvalal Desadla, Pankaj Ishwarlal Solanki	Bhokarpada	15	Class I	2700	108	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the	



[Signature]
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Urban Development Department
Mumbai, Mumbai - 400 032

Sr. No.	Name of Owner- Updated	Village	Wisa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed.	Decision:-
							The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other QPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	Decision:-
							Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed.	Decision:-
							Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed.	Decision:-
125	Bharat Suvalla Desadia	Bhokarpada	15	Class I	900	109	The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other QPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	Decision:-
126	Ramchandra Ganapat Mhatre, Satish Dattu Mhatre, Dattu Ganapat Mhatre	Bhokarpada	15	2/A	Class I	7500	110A	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 197 as shown on



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
127	Arun Hiru Mhatre	Bhokarpada 15	2/B	Class I	3350	110B	Plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owner s. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 199 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B
128	Dnyaneshwar Tukaram Mhatre, Anil Tukaram Mhatre	Bhokarpada 15	2/C	Class I	3350	110C	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 198 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 199 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B
129	Sunita Gurudev Pawar, Hari Narayan Mhatre, Balaram Narayan Mhatre, Madhu Narayan Mhatre, Mahadev Narayan Mhatre	Bhokarpada 15	2/D	Class I	3350	110D	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 196 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 196 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
130	Omprakash B. Chajed Partner Mahavir Impex	Bhokarpada 13	1/A	Class I	2150	111A	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 195 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 194 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
131	Motiram Hiru Mhatre	Bhokarpada 13	1/B	Class I	2150	111B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 193 as shown on plan no. 4 is allotted to the owner and of the area as recorded in	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 193 as shown on plan no. 4 is allotted to the owner and of the area as recorded in
132	Dnyaneshwar Tukaram Mhatre	Bhokarpada 13	1/C	Class I	2150	111C		



Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
133	Sunita Gurudev Pawar, Hari Narayan Mhatre, Balaram Narayan Mhatre, Madhu Narayan Mhatre, Mahadev Narayan Mhatre	Bhokarpada 13	1/D	Class I	2100	111D	table B	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 196 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B
134	Sanjay Khushalchand Lunkad	Bhokarpada 14	1/A	Class I	4200	112A	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this DP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in Table B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:-
135	Bharat Suvalal Desadla	Bhokarpada 14	1/B	Class I	4200	112B		Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:-



Sr. No.	Name of Owner- Updated	Village	Hisra No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								The concerned owners are in possession of various plots at different locations and they requested to the SDA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B
136	Chandrabhaga Changa Bhopi, Kaipana Haribhau Bhoir, Janardan Changa Bhopi, Surekha Changa Bhopi, Sangita Changa Bhopi, Santosh Changa Bhopi, Ranjana Dilip Bhopi, Rajesh Dilip Bhopi, Rutika Dilip Bhopi	Bhokarpada 12	1/A	Class I	1400	113A	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 133 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	
137	Manjula Naga Mhare	Bhokarpada 12	1/B	Class I	4000	113B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 134 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
138	Kundalik Songya Fulora	Bhokarpada 12	2/A	Class II	1100	114A	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 191 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
139	Lalu Ragho Fulora, Baliram Ragho fulora, Namdev Ragho Fulora, Bamiba Ashok Patil, Laxmibai Ragho Fulora	Bhokarpada 12	2/B	Class II	1200	114B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 192 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	



Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
140	Dayaneshwar Sitaram Deokar. Maruti sakharam Shelar, Sunny Ramkrishna Deokar	Bhokarpada 12	3	Class I	1700	115	Heard the owners. They have generally accepted the reconstituted Final plot as per the Draft scheme. However, they have requested to split up draft scheme FP as per the OPs. Decision:- Draft Scheme Final Plot no. 147 has been split up into three FPs. The FP no. 147 A as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B.	
141	Dayaneshwar Sitaram Devkar, Satish Narayanrao Suparkar, Sunny Ramkrishna Devkar.	Bhokarpada 12	4	Class I	1700	116	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 135 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
142	Gajanan Sudam Fulora	Bhokarpada 12	5	Class I	1000	117	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 137 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
143	Shashikala Ramkrishna Devkar	Bhokarpada 11	4	Class I	3200	118	Heard the owner. She has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 136 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
144	Viththal Sudam Fulora	Bhokarpada 11	3	Class I	3800	119	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 172 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	




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145	Anil Baliram Thakur, Suraj Ravindra Thakur, Rushikesh Ravindra Thakur, Nikhil Ravindra Thakur	Bhokarpada 11	1	Class I	1600	120	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 171 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	
146	Gajanan Sudam Fulora	Bhokarpada 11	2/A	Class I	3100	121A	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 252 is slightly revised for widening of road from 15 m to 18 m as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
147	Bharat Suvalal Desadla	Bhokarpada 11	2/B	Class I	2600	121B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other Ops is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
148	Ambavi Mahadeo Gothi, Kankuben Mahadeo Gothi	Bhokarpada 10	1	Class I	2000	122	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 21B is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
149	Jhumardal Motilal Bhalgat	Bhokarpada 10	6	Class I	2000	123	Heard the owner Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft Scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 148 is allotted as shown on Plan no. 4 to the owner and of the area as recorded in table B	
150	Pandurang Baban Fulore, Ramakant Baban Fulore, Ashok Baban Fulore, Ramkrushna Sitaran Devkar, Vijaya Dnyaneshwar Devkar	Bhokarpada 10	5	Class I	6000	124	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft Scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 145 is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
151	Vijaya Dnyaneshwar Devkar	Bhokarpada 9	3	Class I	800	125	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. However, they have requested to split up draft scheme FP as per the OPs. Decision:- Draft Scheme Final Plot no. 147 has been split up into three FPs. The FP no. 147 C as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
152	Harichandra sudam fulore	Bhokarpada 10	2	Class I	3500	126	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft Scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 162 is slightly revised as shown on Plan no. 4 and allotted to the owner and of the area as recorded in table B	
153	Anil Tukaram Mhatre	Bhokarpada 10	3	Class I	700	127	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 155 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
154	Anil Baliram Thakur, Suraj Rayendra Thakur, Rushikesh Ravindra Thakur, Nikhil Ravindra Thakur	Bhokarpada 9	2	Class I	3800	128	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 171 as shown on Plan no. 4 is allotted to the owners and of the area as recorded	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								in table B
155	Pandurang Baban Fulore, Ramakant Baban Fulore, Ashok Baban Fulore	Bhokarpada 9	4	Class I	300	129	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft Scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 146 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
156	Anil Baliram Thakur, Suraj Ravindra Thakur, Rushikesh Ravindra Thakur, Nikhil Ravindra Thakur	Bhokarpada 9	5	Class I	1200	130	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 171 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
157	Anil Baliram Thakur, Suraj Ravindra Thakur, Rushikesh Ravindra Thakur, Nikhil Ravindra Thakur	Bhokarpada 9	6	Class I	700	131	They have not appeared for hearing. scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 171 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
158	Sunita Gurudev Pawar, Hari Narayan Mhatre, Balaram Narayan Mhatre, Madhu Narayan Mhatre, Mahadev Narayan Mhatre	Bhokarpada 14	6	Class I	900	132	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 196 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
159	Pandurang Baban Fulore, Ramakant Baban Fulore, Ashok Baban Fulore	Bhokarpada 14	3	Class I	3100	133	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 188 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
160	Anil Tukaram Mhatre	Bhokarpada 14	4	Class I	300	134	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 155 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
161	Sudam Padu Fulora	Bhokarpada	6	Class I	300	135	They have not appeared for hearing.	



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Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
		15					Decision:- Draft Scheme proposal is confirmed. The FP no. 186 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
162	Bhaskar Ambo Fulore	Bhokarpada 16	6	Class I	200	136	Heard the owner. He has not accepted the reconstituted FPs in the draft scheme. He has said that OP 136 is having Family's old house jointly owned. He stated that 50 % part of OP no. 65 has been sold to Mr. Bhavesh Goloi. He further said that OPs no. 169 and 192 are jointly owned by three brothers. However, he has submitted the revised 7/12 extracts in this regard. Hence, his request to allot FPs ownershipwise or to change the ownerships as per his statement is considered. Decision:- Draft Scheme proposal is confirmed. The FP no. 73 is slightly revised due to the rearrangement of the adjoining FPs as shown on Plan no. 4 and revised FP no. 73 and FP no. 185 are allotted alongwith his other OPs to the owner and of the areas as recorded in Table B	
163	Tukaram Padu Mhatre	Bhokarpada 16	5	Class I	900	137	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 184 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
164	Gangaram Posha Fulora	Bhokarpada 15	5	Class I	1000	138	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 142 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
165	Vishnu Bapu Fulore	Bhokarpada 14	2	Class I	1900	139	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 190 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
166	Raghunath Hiru Mhatre	Bhokarpada 4	4	Class I	710	140	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme.	



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		15					Final Plot as per the Draft scheme.	Decision:-
167	Singubhai Chahu Patel, Maruti Kanu Fulora, Dharmhai Madhu Dhamankar, Lata Kana Fulora, Anusaya Kana Fulora, Baby Budhaji Fulore, Dhanashree Budhaji Fulore, Vijaya Budhaji Fulore, Anil Budhaji Fulore, Rajesh Budhaji Fulore, Ambiji Mahadev Mhatre, Ganesh Ambaji Mhatre, Haresh Ambaji Mhatre	Bhokarpada 16	4	Class II	1000	141	Draft Scheme proposal is confirmed. The FP no. 183 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 203 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B
168	Bhagwan Barku Fulora, Janabai Sitaram Patil, Babiba Kaluram Mali	Bhokarpada 16	3	Class II	2700	142	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme.	Decision:- Draft Scheme proposal is confirmed. The FP no. 231 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B
169	Meiba Sikhera urf, Nita Anil Rathod	Bhokarpada 16	2	Class I	1800	143	They have not appeared for hearing.	Decision:- Draft Scheme proposal is confirmed. The FP no. 181 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B
170	Maruti Gopal Fulora, Govind Gopal Fulora, Joma Gopal Fulora, Bama Gopal Fulora, Baliram Gopal Fulora	Bhokarpada 16	1	Class II	4200	144	They have not appeared for hearing.	Decision:- Draft Scheme proposal is confirmed. The FP no. 180 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B
171	Sanjay Khushalchand Lunkad	Bhokarpada 34	-	Class I	35600	145	Heard the owners. They have not accepted the reconstituted Final plot as per the Draft Scheme. They have pointed out that	



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							their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed.	
							Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the areas as recorded in table B	
172	Bhaskar Gopal Joshi, Balkrushna Gopal Joshi, Narayan Gopal Joshi	Bhokarpada	6	Class I	800	146	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 209 is slightly revised due to widening of road from 15 m to 18 m as shown on plan no. 4 and is allotted to the owners and of the area as recorded in table B	
173	M C Sunny, Sherley M. Sunny	Bhokarpada	5	Class I	800	147	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 108 is revised for better shape as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
174	M C Sunny, Sherley M. Sunny	Bhokarpada	4	Class I	1200	148	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 108 is revised for better shape as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
175	M C Sunny, Sherley M. Sunny	Bhokarpada	3	Class I	2900	149	Heard the owner. He has generally accepted the reconstituted	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
		35					Final Plot as per the Draft scheme.	
176	M C Sunny, Sherley M. Sunny	Bhokarpada 35	1	Class I	1900	150	Decision:- Draft Scheme proposal is confirmed. The FP no. 108 is revised for better shape as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme.
177	M C Sunny, Sherley M. Sunny	Bhokarpada 35	2	Class I	1600	151	Decision:- Draft Scheme proposal is confirmed. The FP no. 108 is revised for better shape as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme.
178	P. M. Abraham	Bhokarpada 36	4	Class I	3000	152	Decision:- The draft scheme FPs no. 265 and 266 shall be rearranged to form two new FPs no. 265 and 266 to be allotted in lieu of OPs 152 and 155 as per their ownerships as shown on Plan no. 4 in view of their request. The 12 m draft scheme road now becomes redundant and hence shall be deleted. The revised FP no 266 comprised of OP no. 152 and part of 155 is allotted to the owner and of the area as recorded in table B.	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme.
179	Vasant Gana Mhatre	Bhokarpada 36	3	Class II	1100	153		Heard the owner. He has not accepted the reconstituted Final Plot as per the Draft scheme. He requested to allot separate FP



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							and his brother should be allotted separate plot as per 7/12 extracts.	
180	Milind Khushalchand Lunkad	Bhokarpada 36	1/A/1	Class I	2200	154A	Decision:- Request is accepted. Draft Scheme proposal is modified. The FP no. 105A is formed as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B.	
181	Sanjay Khushalchand Lunkad	Bhokarpada 36	1/A/2	Class I	2000	154B	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 100 is revised for better shape as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B.	
182	P M Abraham, Sanjay Khushalchand Lunkad	Bhokarpada 36	1/B	Class I	4500	155	Heard the owner. He has not accepted the reconstituted Final plot as per the Draft scheme. He requested that his farm house and the farm store should be included in a single FP to be allotted to him. Mr. Lunkad who is co-owner in one hissa	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								number is physically not in possession of his land. He suggested that Mr. Lunkad would be allotted a separate plot from their common plot at the southern end where his out house exists. The Lunkad during hearing accepted this arrangement. Decision:-
							The draft scheme FPs no. 265 and 266 shall be rearranged to form two new FPs no. 265 and 266 to be allotted in lieu of Ops 152 and 155 as per their ownerships as shown on Plan no. 4 in view of their request. The 12 m draft scheme road now becomes redundant and hence shall be deleted. The revised FP no 265 is allotted to Mr. Lunkad and revised FP no. 266 to Mr. Abraham independently of the areas as recorded in table B.	
183	Veena Vinod Shanthag	Bhokarpada	36	Class I	2100	156	Heard the owner. She has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:-	
184	Amrut C. Purohit	Bhokarpada	37	Class I	1800	157	Draft Scheme proposal is confirmed. The FP no. 264 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:-	
185	Pandurang Gana Mhatre	Bhokarpada	37	Class II	4500	158	Draft Scheme proposal is confirmed. The FP no. 263 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B Heard the owner. He has not accepted the reconstituted Final Plot as per the Draft scheme. He requested to allot separate FP and his brother should be allotted separate plot as per 7/12 extracts. Decision:-	
186	E. V. Thomas	Bhokarpada	37	Class I	4300	159	Request is accepted. Draft Scheme proposal is modified. The FP no. 262 is revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. However, he has requested to allot the FP of larger area considering the social activity.	




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							Decision:- Draft Scheme proposal is confirmed. The FP no. 255 is slightly revised due to the widening of road from 15 m to 18 m and shift in the alignment as shown on Plan no. 4. and is allotted to the owner and of the area as recorded in table B		
187	E. V. Thomas	Bhokarpada	44	1	Class I	1900	160	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. However, he has requested to allot the FP of larger area considering the social activity. Decision:- Draft Scheme proposal is confirmed. The FP no. 255 is slightly revised due to the widening of road from 15 m to 18 m and shift in the alignment as shown on Plan no. 4. and is allotted to the owner and of the area as recorded in table B	
188	Jan Vikas Society Secretary, Shri Father Frances Mulkal	Bhokarpada	37	5	Class I	2500	161	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. However, he has requested to allot the FP of larger area considering the social activity. Decision:- Draft Scheme proposal is confirmed. The FP no. 254 is slightly revised due to the widening of road from 15 m to 18 m and shift in the alignment as shown on Plan no. 4. and is allotted to the owner and of the area as recorded in table B	
189	Gajanan Sudam Fulora	Bhokarpada	44	3	Class I	1700	162	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 252 is slightly revised for widening of road from 15 m to 18 m as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
190	Suresh Matadin Dhobi Pardeshi	Bhokarpada	44	5	Class I	1600	163	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 251 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
191	Sanjay Khushalchand Lunkad	Bhokarpada	44	2	Class I	2000	164	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that	



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								their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote areas. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B
192	Puthen Banglow G. Verghes Mathew	Bhokarpada 44	4	Class I	3100	165	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 212 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
193	Puthen Banglow G. Verghes Mathew	Bhokarpada 45	1	Class I	3700	166	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 212 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
194	Pradastithal Setu Madhavan	Bhokarpada 44	6	Class I	900	167	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 210 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	




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195	Pradastithal Setu Madhavan	Bhokarpada	2	Class I	700	168	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 210 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
196	Bhaskar Ambo Fulore, Dinesh Ambo Fulore, Rohidas Ambo Fulore	Bhokarpada	1/2	Class I	3800	169	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 227 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
197	Pradastithal Setu Madhavan	Bhokarpada	3/A	Class I	2700	170A	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 210 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
198	Pradastithal Setu Madhavan	Bhokarpada	3/B	Class I	2600	170B	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 210 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
199	Mulaji Hiru Fulora, Hasubai Balkrishna Patil, Anil Chahu Popeta, Prakash Chahu Popeta, Chandrakant Chahu Papetta, Surekha Suresh Thakur	Bhokarpada	4	Class I	400	171	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 176 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	



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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
200	Mukrabai Ganpat Fulore, Ramchandra Ganpat Fulore, Lakshman Ganpat Fulore, Venubai Kisan Fadke, Parvathbai Ashok Patil, Namuhai Kisan Fadke, Bharati Bai Ganesh Patil	Bhokarpada 45	5	Class I	500	172	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 178 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	
201	Nanikram Murjimal Devnani	Bhokarpada 47	1	Class I	400	173	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 229 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
202	Nanikram Murjimal Devnani	Bhokarpada 47	2	Class I	400	174	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 229 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
203	Milind Khushalchand Lunkad	Bhokarpada 47	3	Class I	2300	175	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 100 is revised for better shape as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
204	Lakshmi Hiru Mhatre, Valaku Hiru Mhatre, Viththal Hiru Mhatre, Motiram Hiru Mhatre, Raghunath Hiru Mhatre, Arun Hiru Mhatre, Reshma Ek Nath Mhatre	Bhokarpada 47	4/A	Class I	3000	176	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 173 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	



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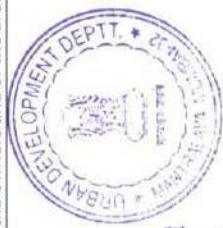
Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
205	Sunita Gurudev Pawar, Hari Narayan Mhatre, Balaram Narayan Mhatre, Madhu Narayan Mhatre, Mahadev Narayan Mhatre	Bhokarpada 47	4/B	Class I	3040	177	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 196 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
206	Viththal Sudam Fulore	Bhokarpada 48	1	Class I	1500	178	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 172 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
207	Muktabai Ganpat Fulore, Ramchandra Ganpat Fulore, Lakshman Ganpat Fulore, Venuhai Kisan Fadke, Parvatibai Ashok Patil, Namubai Kisan Fadke, Bharati Bai Ganesh Patil	Bhokarpada 48	3	Class I	1400	179	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 165 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
208	Pramodbhai Jethabhai Thadeshwari, Hareshwar Jethabhai Thadeshwari, Prakashbhai Jethabhai Thadeshwari	Bhokarpada 49	1	Class I	2400	180	Heard the Firm. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 163 as shown on Plan no. 4 is allotted to the firm and of the area as recorded in table B	
209	Harchandra Sudam Fulore	Bhokarpada 49	2	Class I	3300	181	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft Scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 162 is slightly revised as shown on Plan no. 4 and allotted to the owner and of the area as recorded in table B	



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Sr. No.	Name of Owner- Updated	Village	Hisara No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
210	Sadu Tukaram Mhatre, Dnyanshwar Tukaram Mhatre, Anil Tukaram Mhatre, Avinash Tukaram Mhatre	Bhokarpada 49	3	Class I	3100	182	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 159 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	
211	Pramodhai Jethabhai Thadeshwari, Hareshwar Jethabhai Thadeshwari, Prakashbhai Jethabhai Thadeshwari	Bhokarpada 48	4	Class I	5300	183	Heard the Firm. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 170 as shown on plan no. 4 is allotted to the Firm and of the area as recorded in table B	
212	Anil Baliram Thakur, Suraj Ravindra Thakur, Rushikesh Ravindra Thakur, Nikhil Ravindra Thakur	Bhokarpada 48	2	Class I	5600	184	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 171 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	
213	Khushalchand Fakirchand Lunkad, Suhas Khushalchand Lunkad, Sanjay Khushalchand Lunkad, Milind Khushalchand Lunkad, Bharat Suvalal Desadia, Deepak Kacherdas Bhatevara	Bhokarpada 47	5	Class I	5300	185	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded	



Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							in table B	
214	Milind Khushalchand Lunkad	Bhokarpada 46	3	Class I	4000	186	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 267 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
215	Milind Khushalchand Lunkad	Bhokarpada 46	2	Class I	6100	187	Heard the owners. They have not accepted the reconstituted Final Plots as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:-
216	Milind Khushalchand Lunkad	Bhokarpada 46	1/A	Class I	5900	188A		



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							Draft Scheme proposal is confirmed. The FP no. 267 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
217	Pankaj Ishwari Solanki, Ashwin Suhas Lunkad	Bhokarpada 46	I/B	Class I	2000	188B	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 267 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
218	Nanikram Murjimal Devnani	Bhokarpada 43	3	Class I	1600	189	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 229 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
219	Nanikram Murjimal Devnani	Bhokarpada 43	2	Class I	2800	190	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 229 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
220	Pankaj Ishwari Solanki, Ashwin Suhas Lunkad	Bhokarpada 43	1/1	Class I	3500	191	Heard the owners. They have not accepted the reconstituted Final plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SIA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no.	



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Urban Development Department
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Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
221	Bhaskar Ambo Fulore	Bhokarpada 42	3	Class I	1900	192	305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	Heard the owner. He has not accepted the reconstituted FPs in the draft scheme. He has said that OP 136 is having Family's old house jointly owned. He stated that 50 % part of OP no. 65 has been sold to Mr. Bhavesh Gol. He further said that OPs no. 169 and 192 are jointly owned by three brothers. He has submitted the revised 7/12 extracts in this regard. Hence, his request to allot FPs ownershipwise or to change the ownerships as per his statement is considered. Decision:- Draft Scheme proposal is confirmed. The FP no. 73 is slightly revised due to the rearrangement of the adjoining FPs as shown on Plan no. 4 and revised FP no. 73 and FP no. 185 are allotted alongwith his other OPs to the owner and of the areas as recorded in table B
222	Orion Trust	Bhokarpada 41	2	Class I	1900	193	Heard the Trust. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 283 as shown on Plan no. 4 is allotted to the Trust and of the area as recorded in table B	They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 283 as shown on Plan no. 4 is allotted to the Trust and of the area as recorded in table B
223	Anant Nathu Fadke, Dasharath Nathu Fadke, Arun Nathu Fadke, Sitarai Rama Fadke, Kusum Lahu Mhatre, Shakun Chandrakant Patel, Tulasa Rajan Madhvji, Nanda Rama Fadke, Manda Rama Fadke, Kunda Ram Fadke	Bhokarpada 38	2	Class II	10300	194	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 215 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 215 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B
224	Kamladevi Jain	Bhokarpada 37	1	Class I	2600	195	They have not appeared for hearing. Decision:-	They have not appeared for hearing. Decision:-



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							Draft Scheme proposal is confirmed. The FP no. 261 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
225	Pandurang Dharma Patil, Pundalik Dharma Patil, Jagan Dharma Patil	Bhokarpada 38	1	Class II	11500	196	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 245 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
226	Shankar Dhau Patil	Bhokarpada 39	1	Class I	3600	197	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 244 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
227	Chunilal Kishorlal Gupta	Bhokarpada 39	4	Class I	3000	198	He has not appeared for hearing. Decision:- Draft Scheme proposal is modified considering the structures and the new changes in ownerships. The revised FP no. 218 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
228	Chunilal Kishorlal Gupta	Bhokarpada 39	5	Class I	500	199	He has not appeared for hearing. Decision:- Draft Scheme proposal is modified considering the structures and the new changes in ownerships. The revised FP no. 218 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
229	Ajit Lala Kharat + 94 Others	Bhokarpada 39	2	Class I	3000	200	Heard the Society. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:-	

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Mumbai, Mumbai - 400 032.

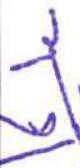
Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
230	Ramesh Ganapat Chavan	Bhokarpada 39	3	Class I	600	201	Draft Scheme proposal is confirmed. The FP no. 242 as shown on plan no. 4 is allotted to the owner and of the area as recorded in Table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 238 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
231	Rameshbhai Vallabhbhai Patel	Bhokarpada 41	1	Class I	2100	202	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 234 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	Heard the Trust. They have generally accepted the reconstituted Final plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 283 as shown on plan no. 4 is allotted to the Trust and of the area as recorded in table B
232	Orion Trust	Bhokarpada 41	3	Class I	900	203	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 222 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 231 as shown on
233	Nira Bama Popeta, Gulab Vilas Mokal	Bhokarpada 41	4	Class II	700	204	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 223 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 223 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
234	Kanubai Savlaram Gaykar	Bhokarpada 42	2	Class II	300	205	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 223 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme.
235	Bhagwan Barku Fulora, Janabai Sitaram Patil, Babiba Kaluram Muli	Bhokarpada 42	1	Class II	4800	206	Joint Secretary Urban Development Department Mantralaya, Mumbai - 400 032.	Decision:- Draft Scheme proposal is confirmed. The FP no. 231 as shown on



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
236	Padu Bhau Fulore, Maya Panga Fulore, Janardan Panga Fulore, Namdev Panga Fulore, Dashratha Panga Fulore, Sitabai Dharma Fulore, Manohar Dharma Fulore, Mohan Dharma Fulore, Nanda Anil Mhaire	Bhokarpada 42	4/A	Class II	3720	207A	Plan no. 4 is allotted to the owners and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 232 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B
237	Pankaj Ishwari Solanki, Ashwin Suhas Lunkad	Bhokarpada 42	4/B	Class I	8000	207B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:-	The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B
238	Orion Trust	Bhokarpada 41	5	Class I	1200	208	Heard the Trust. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 283 as shown on	Joint Secretary, Urban Development Deptt/PTD Mumbai, Maharashtra - 400 032.



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Urban Development Deptt/PTD
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Sr. No.	Name of Owner- Updated	Village	Hisara No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							Plan no. 4 is allotted to the Trust and of the area as recorded in table B	
239	Pankaj Ishwardal Solanki, Ashwin Suhas Lunkad	Bhokarpada 40	-	Class I	13400	209	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the areas as recorded in table B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP is split up as per the tenures as 268 A and 268B. The FP no. 268A as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B
240	Digambar Barku Patil, Parashuram Barku Patil, Gajanan Barku Patil, Hasubai Gangaram Bade, Sulochana Prakash Shinde, Padmavati Lahu Raje, Chandrabhaga Barku Patil, Sumita Janardan Patil, Kajal Janardan Patil, Jagruti Janardan Patil, Nikita Janardan Patil, Vighnesh Janardan Patil, A.P.K. Aai Sanita Janardan Patil	Chipale 16	5	Class I	2400	210	Heard the owners. They have generally accepted the reconstituted Final Plots as per the Draft scheme.	Urban Development Department Mianralaya, Mumbai - 400 032.
241	Mandakini Rameshchandra Vasaikar	Chipale 16	4	Class I	1800	211	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme.	Joint Secretary  Urban Development Department Mianralaya, Mumbai - 400 032.



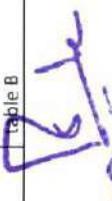
Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
242	Mandakini Rameshchandra Vasaikar	Chipale 16	3	Class I	2000	212	Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B
243	Mandakini Rameshchandra Vasaikar	Chipale 23	2	Class I	1100	213	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme.	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme.
244	Budhaji Sawlaram Shelke, Ankush Sawlaram Shelke, Baiiba Janu Patil, Bhau Kawlya Bhoir, Ayubai Gopinath Mhatre, Maribai Changa Patil, Manut Changa Patil, Harishchandra Changa Patil, Yamuna Changa Patil, Ramchandra Changa Patil, Shalihai Digambar Ainkar, Lahu Sawlaram Shelke, Sunil Vasant Shelke, Sunita Vasant Shelke, dwarkabai Gajanan Patil,	Chipale 17	5	Class II	1200	214	Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B

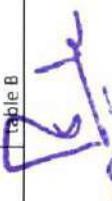


Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
	Hirabai Ek Nath Waghmare, Laxmibai Hiraji Waghmare, Vasant Maruti Gharat, Sangita Kawlya Bhair, Rekha Sanjay Patel, Dhananjay Pundalkar, Karmelkar, Kailas Pundalkar Karmelkar, Puja Pundalkar Karmelkar, Samadhan Pundalkar Karmelkar							
245	Orion Trust	Chipale 17	4	Class I	1700	215	Heard the Trust. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 283 as shown on plan no. 4 is allotted to the Trust and of the area as recorded in table B	
246	Mandakini Rameshchandra Vasankar	Chipale 23	I/A	Class II	2000	216	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 307B as shown on Plan no. 4 is allotted to the owner and of the areas as recorded in table B	
247	Gautambhai Mohanbhai Patel, Hitendra Kumar Manjibhai Patel, Bharatkumar Devsibhai Patel	Chipale 23	I/B	Class I	10200	217	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 243 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
248	Mandakini Rameshchandra Vasankar	Chipale 23	3	Class I	2600	218	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	

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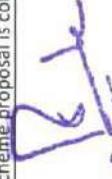



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 Mumbai - 400 032


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 Mumbai - 400 032

Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
249	Mandakini Rameshchandra Vasalkar	Chipale 23	4	Class I	400	219	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	
250	Debu Bendu Patil, Vithabai Gangaram Bhagat, Krushrabai Bama Fadke, Sushilbhai Bendu Patil, Jaishree Vishnu Fadke, Dhananjay Govind Patil, Pratibha Anil Gondhal, Prachi Prabhakar Naik, Viththal Ragho Patil, Usha Budhaji Patil, Manubai Ragho Patil, Lilavati Ragho Patil, Dnyanshwar Ragho Patil, Kalpana Bhushan Fagade, Pandharinath Ragho Patil	Chipale 22	3	Class II	4600	220	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 286 is slightly revised due to the widening of road from 20 m to 27 m as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
251	Janardan Ganu Fadke	Chipale 22	4	Class I	3500	221	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 285 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
252	Shankar Dhuu Patil	Chipale 22	5	Class I	3800	222	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 269 is slightly	




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Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
253	Diganbar Barku Patil, Parashuram Barku Patil, Gajanan Barku Patil, Hasubai Gangaram Bade, Sulochana Prakash Shinde, Padmavati Lahu Raje, Chandrabhaga Barku Patil, Sunita Janardan Patil, Kajal Janardan Patil, Jagniti Janardhan Patil, Nikita Janardan Patil, Vighnesh Janardhan Patil, A P K Avi Sunita Janardhan Patil	Chipale	5/A 25	Class II	6140	223	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP is split up as per the tenures as 268 A and 268B. The FP no. 268B as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B
254	Sanjay Khushalchand Lunkad	Chipale	26	Class I	2890	224	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP is split up as per the tenures as 268 A and 268B. The FP no. 268B as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B



Sr. No.	Name of Owner- Updated	Village	Hisa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
255	Milind Khushalchand Lunkad	Chipale	5	Class I	500	225	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 100 is revised for better shape as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
256	Suresh Ganu Mhatre	Chipale	27	Class I	2700	226	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. However, he has requested to revise the eastern boundary and for that, he has agreed to remove the structure at his own cost. Decision:- Draft Scheme proposal is confirmed. The FP no. 99 is revised for better shape as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
257	Pareshkumar Ratilal Patel, Jayashree Rameshbhai Patel, Rameshbhai Karsanbhai Patel, Hitendrakumar Manjibhai Patel.	Chipale	3	Class II	600	227	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 106 is slightly revised for rearranging the adjoining FPs as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
258	Khushalchand Fakirchand Lunkad, Milind Khushalchand Lukand, Bharat Suvalal Desadia, Deepak Kacharadas Bhatvera	Chipale	1	Class I	2400	228	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated.	




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Sr. No.	Name of Owner- Updated	Village	Hissa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 175A for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B
259	Sanjay Jayakisan Nogaja	Chipale 27	4	Class I	600	229		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 85 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
260	Sanjay Jayakisan Nogaja	Chipale 27	6	Class I	400	230		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 85 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
261	Sanjay Jayakisan Nogaja	Chipale 27	5	Class I	300	231		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 85 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
262	Dilip Balaram Patil, Vishwajit Viththal Patil, Deepak Balaram Patil, Hansh Balaram Patil, Subhash Balaram Patil	Chipale 29	7	Class I	1000	232		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 105 is slightly revised for rearranging the adjoining FPs as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B
263	Dilip Balaram Patil & 4 others	Chipale 28	3	Class I	1100	233		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 87 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B




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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
264	Dilip Balaram Patil, Vishwajit Viththal Patil, Deepak Balaram Patil, Harish Balaram Patil, Subhash Balaram Patil	Chipale 28	5	Class I	600	234	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 105 is slightly revised for rearranging the adjoining FPs as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
265	Suresh Gana Mhatre	Chipale 28	8	Class I	300	235	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 97 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
266	Alka Balaram Patil	Chipale 28	9	Class I	600	236	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 93 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
267	Balaram Ramdas Patil	Chipale 28	7	Class I	300	237	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 96 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
268	Dilip Balaram Patil, Vishwajit Viththal Patil, Deepak Balaram Patil, Harish Balaram Patil, Subhash Balaram Patil	Chipale 28	6	Class I	400	238	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 105 is slightly revised for rearranging the adjoining FPs as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
269	Dilip Balaram Patil & 4 others	Chipale 28	4	Class I	400	239	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 87 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
270	Nandalal Madhayji Thakkar	Chipale 28	1	Class I	1200	240	They have not appeared for hearing. Decision:-	



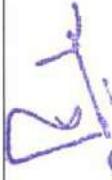
Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
271	Nandalal Madhavji Thakkar	Chipale 28	2	Class I	400	241	Draft Scheme proposal is confirmed. The FP no. 86 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 86 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
272	Dilip Balaram Patil & 4 others	Chipale 29	6	Class I	1500	242	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 87 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 87 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B
273	Dilip Balaram Patil & 4 others	Chipale 29	4	Class I	800	243	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 87 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 86 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
274	Nandalal Madhavji Thakkar	Chipale 29	5	Class I	600	244	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 86 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 87 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B
275	Dilip Balaram Patil & 4 others	Chipale 29	1	Class I	1300	245	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 87 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 86 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
276	Nandalal Madhavji Thakkar	Chipale 29	2	Class I	300	246		


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Sr. No.	Name of Owner- Updated	Village	Hisra No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
277	Dnyaneshwar Pandurang Mhatre	Chipale 29	3	Class II	1100	247	Heard the owner. He has generally accepted the reconstituted Final plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 98 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
278	Niren Manilal Shahla, Bhadresh Mulji Patel, Hirrat Khwaja Mo. Habib Shahla, Kadri ul Chisti Alias Nurani Peer	Chipale 29	1/A (pt)	Class I	248A	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 102 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B		
279	Dinesh Trilokchand Chaudhary, Mukesh Trilokchand Chaudhary	Chipale 30	1/B (pt)	Class I	248B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 102 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B		
280	Dinesh Trilokchand Chaudhary	Chipale 30	1/C (pt)	Class I	248C	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 102 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B		
281	Mukesh Trilokchand Chaudhary	Chipale 26	1/D (pt)	Class I	248D	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 102 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B		
282	Ashwin Suhas Lunkad	Chipale 26	4	Class I	1300	249	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:-	



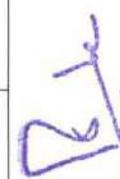

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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OP's is allotted as shown on plan no. 4 to the owners and of the area as recorded in table B.	
283	Milind Khushalchand Lunkad	Chipale	3	Class I	1798.39	250	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:-	
284	Alpana Arvind Agrawal, Arvindkumar Agrawal	Chipale	31	5(pt)	517.45	251	The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OP's is allotted as shown on plan no. 4 to the owners and of the area as recorded in table B	
285	Shankar Joma Fadke	Chipale	26	1(pt)	88.00	252	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 341 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B.	
							He has not appeared for hearing. However, it is found difficult to allot FP as per draft scheme considering the structures. He has	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							accordingly changed the ownership.	
286	Road Land	Chipale	-	--	661	253	The OP is under the Panvel-Matheran State Highway. Hence, question of allotting any FP in the scheme does not arise.	
287	Jyoti Hasha Fadke, Dhiraj Prakash Patil, Pratik Prakash Patil, Mansi Maruti Popat (Prakash Bamji Patil), Vithal Shalik Popeta, Vishu Shalik Popeta, Shashikant Hasha Fadke, Sangeeta Sanjay Choraghe, Mandabai Suresh Gondhal, Chandrabbhaga Hasha Fadke	Chipale 25	6	Class I	20	254	The land under OP no. 254 is partly acquired for Panvel-Matheran State Highway. The small part left out is under widening of this State Highway. This remaining portion is unbuildable due to Ribbon Development Rules of the State Highway. Hence, no any FP shall be allotted and disposed off.	None of any owners has appeared for hearing. Decision:-
288	Jyoti Hasha Fadke, Dhiraj Prakash Patil, Pratik Prakash Patil, Mansi Maruti Popat (Prakash Bamji Patil), Vithal Shalik Popeta, Vishu Shalik Popeta, Shashikant Hasha Fadke, Sangeeta Sanjay Choraghe, Mandabai Suresh Gondhal, Chandrabbhaga Hasha Fadke	Chipale 25	3	Class I	108	255	The land under OP no. 255 is partly acquired for Panvel-Matheran State Highway. The small part left out is under widening of this State Highway. This remaining portion is unbuildable due to Ribbon Development Rules of the State Highway. Hence, no any FP shall be allotted and disposed off.	None of any owners has appeared for hearing. Decision:-
289	Rajendra Champalal Gandhi	Chipale 25	4/A(pt)	Class I	382.01	256	Heard the owner. He has stated that OP No. 256 is admeasuring to 918.00 sq. m and most of its part is already acquired for Panvel-Matheran road. He has purchased the left out land which	




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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								is lying outside TP Scheme beyond this road where he got the building permission. Hence, he pointed out that question of allotting any FP does not arise. Decision:- Draft Scheme proposal to allot FP no. 275 to this OP is deleted. Hence, FP no. 275 will not appear in the Scheme.
290	Kirit Jammnadas Bhayani, SOU. Manju Kantilal Jain	Chipale 22	2	Class I	3600	257	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 103 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	
291	MS Santram Builders Tarf Bhagidar, Kalpesh Jasubhai Patel, Paresh Ramanlal Patel	Chipale 25	2A (p0)	Class I	265	258A	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 88 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	
292	Government of Maharashtra Public Works Department	Chipale 25	2/B		63.00	258B	Decision:- The land under OP no. 255 is acquired for Panvel-Matheran State Highway. Hence, question of allotting any FP does not arise.	
293	Wilson Philip, Suja Wilson	Chipale 25	2/D(p0)	Class I	756	258C	None of any owners has appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 343 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B.	
294	Ownership as per Revenue Record or as decided by the competent Revenue Officer/Court	Chipale 25	2E		342	258D	7/12 extract is not traceable. None of any persons has claimed the ownership. The draft scheme has not recorded ownership for the OP no. 258D but the Final Plot no. 89 is allotted to this	



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						OP.		
							Decision:- Draft Scheme proposal is confirmed. The FP no. 89 as shown on Plan no. 4 is allotted to the owner as per Revenue Record or as decided by the Revenue Department/Court and of the area as recorded in table B. In the absence of any ownership, the plot shall vest in the SPA, NAINA for public purpose.	
							Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 272 is slightly revised due to the rearrangement of the adjoining FPs as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
295	Dhananjay Govind Patil	Chipale 21	1(pt)	Class II	2356.00	259		
							They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 276 is slightly revised due to the rearrangement of the adjoining FPs as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
296	Shri Sadhvijinayak Enterprises Register Partnership Organization, Jannadas Jethmal Palan	Chipale 21	2(pt)	Class I	353.88	260	Heard the owner. She has generally accepted the reconstituted Final plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in	
297	Mandakini Rameshchandra Vasalkar	Chipale 21	5	Class I	2890	261		



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Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
298	Mandakini Rameshchandra Vasaikar	Chipale 22	1	Class I	2240	262	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	
299	Debu Bendu Patil, Vithhabai Gangaram Bhagat, Krushnabai Bama Fadke, Sushilabai Bendu Patil, Jaishree Vishnu Fadke, Dhananjay Govind Patil, Pratibha Anil Gondali, Prachi Prabhakar Naik, Viththal Ragho Patil, Usha Budhai Patil, Manabai Ragho Patil, Lilavati Ragho Pathi, Dnyaneshwar Ragho Patil, Kalpana Bhushan Fagade, Pandharinath Ragho Patil	Chipale 21	6	Class I	1700	263	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 287 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
300	Mandakini Rameshchandra Vasaikar	Chipale 17	3	Class I	400	264	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	
301	Mandakini Rameshchandra Vasaikar	Chipale 17	2/A	Class I	8700	265	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:-	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	
302	Mandakini Rameshchandra Vasalkar	Chipale 17	2/B	Class I	2000	266	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	
303	Mandakini Rameshchandra Vasalkar	Chipale 16	2	Class I	1800	267	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	
304	Mandakini Rameshchandra Vasalkar	Chipale 16	1	Class I	800	268	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	
305	Mandakini Rameshchandra Vasalkar	Chipale 15	-	Class I	22500	269	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	



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306	Mandakini Rameshchandra Vasaikar	Chipale 17	1	Class I	2200	270	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	
307	Budhaji Sawlaram Shelke, Ankush Sawlaram Shelke, Balibai Janu Patil, Bhanu Kawlya Bhoir, Aytubai Gopinath Mhatre, Maribai Changa Patil, Bharti Maruti Patil, Suvarna Prashant Khude, Manisha Motiram Patil, Manoj Maruti Patil, Mahesh Maruti Patil Harishchandra Changa Patil, Yamuna Changa Patil, Ramchandra Changa Patil, Shahubai Digambar Ainkar, Lahu Sawlaram Shelke, Sunil Vasant Shelke, Sunita Vasant Shelke, Dwarkabai Gajanan Patil, Hirbabai Eknath Waghamare, Laxmibai Hiraji Waghamare, Vasanti Manuti Gharat, Sangita Kawlya Bhoir, Rekha Sanjay Patil, Dhananjay Pundalik Karmelkar, Kailas Pundalik Karmelkar, Puja Pundalik Karmelkar.	Chipale 18	4	Class II	4700	271	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 282 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	



[Signature]
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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
308	Samadhan Pundalik Karmelkar Digambar Barku Patil, Parashuram Barku Patil, Gajanan Barku Patil, Hasubai Gangaram Bade, Sulochana Prakash Shinare, Padmavati Lahu Raje, Chandrabhaga Barku Patil, Sunita Janardan Patil, Kajal Janardan Patil, Jagruti Janardan Patil, Nikita Janardan Patil, Vighnesh Janardan Patil, A.P.K. Aai Sunita Janardan Patil	Chipale	6	Class II	3700	272	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP is split up as per the tenures as 268 A and 268B. The FP no. 268B as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
309	Shankar Dhaud Patil	Chipale	4	Class I	3100	273	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 269 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
310	Debu Bendu Patil, Vithabai Gangaram Bhagat, Krushnabai Bama Mhaire, Sushilabai Bendu Patil, Jayashree Vistinu Fadke, Dhananjay Govind Patil, Pratibha Anil Gondali, Prachi Prabhakar Naik, Viththal Raghu Patil, Usha Budhaji Patil, Mainabai Ragho Patil, Lilavati Ragho Patil, Dnyaneshwar Ragho Patil, Kaipana Bhushan Fegade, Pandharinath Ragho Patil	Chipale	5	Class I	1700	274	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 287 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
311	Mandakini Rameshchandra Vasaikar	Chipale	3 (pt)	Class I	1390.00	275	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme.	



R.L.
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Sr. No.	Name of Owner- Updated	Village	Hisa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B
312	Sandhya Gaibhiye, Neeraj Kothari, Kondu Hiru Mhatte, Eknath Kondu Mhatte	Chipale 20	4(A)(pt)	Class I	2744	276	Heard the owners. They have generally accepted the reconstituted Final plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 345 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
313	State Government	Chipale	---	Govt.	3026	277	The land under this OP is already acquired for the Panvel-Matheran State Highway.	
314	M/s Sunrise Builders Partner Bipin B. Vaidya	Chipale 20	5(pt)	Class I	135.73	278	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 277 is slightly revised due to the rearrangement of the adjoining FPs as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
315	Sudhakar Shankar Malotkar, Nandkumar Shankar Malotkar, Ganesh Shankar Malotkar	Chipale 20	6(pt)	Class I	772	279	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 342 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
316	Vinay Shravankumar Agrawal	Chipale 19	5/B/1(p t)	Class I	1850	280A	Heard the owner. He further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 293 as shown on Plan no. 4 is jointly allotted to the owner and of the area as recorded in table B	



B.L.
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Urban Development Department
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Sr.No.	Name of Owner- Updated	Village	Hisa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
317	Sunrise House Makers Pvt. Ltd. Director L.R. Vyankatramm	Chipale 19	5/B/2(p) 10	Class I	700	280B	Heard the owner. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 293 as shown on Plan no. 4 is jointly allotted to the Firm and of the area as recorded in table B	
318	Shikara Construction Pvt. Ltd. Director, Ashokkumar Banshiram Mehara	Chipale 19	5/A (pt)	Class I	2500	281	Heard the Firm. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 294 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B	
319	Sunrise Builders Bipin B. Vaidya	Chipale 19	4/A(pt)	Class I	790	282A	Heard the Firm. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 296 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B	
320	Anuvilla Housing Society	Chipale 19	4/B(pt)	Class I	3000	282B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 295 as shown on Plan no. 4 is allotted to the Society and of the area as recorded in table B	




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Mumbai - 400 032.

Sr. No.	Name of Owner- Updated	Village	Hsasa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
321	Maribai Changha Patil, Maruni changa Patil, Harishchandra Changha Patil, Yamuna Changha Patil, Ramchandra Changha Patil, Shalubai Digambar Aenkar, Budhaji Sawalaram Shelake, Lahu Sawalaram Shelake, Ankush Sawalaram Shelake, Balibai Janu Patil, Sunil Vasant Shelake, Sunita Vasanti Shelake, Bhan Kavlya Bhoir, Dwarkabhai Gajanan Patil, Ayutbai Govindnath Mhatre, Hirbabai Eknath Waghmare, Laxmibai Hiraji Waghmare, Vasantri Manuji Gharat, Sangita Kavlya Bhoir, Rekha Sanjay Patil, Dhananjay Pundalik Karmelakar, Kailas Pundalik Karmelakar, Puja Pundalik Karmelakar, Samadhan Pundalik Karmelakar	Chipale 18	3	Class I	400	283	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 340 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
322	Shikara Construction Pvt. Ltd Director, Ashokkumar Banshiram Mehera	Chipale 18	2	Class I	1000	284	Heard the Firm. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 296 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B	
323	Ashwin Subhas Lunkad, Vilas Madanlal Kotari	Chipale 14	1/B	Class I	7300	285	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no.	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							113 is proposed.	
324	Ashwin Suhas Lunkad, Pankaj Ishwarlal Solanki, Vilas Madanlal Kothari, Pankaj Ishwarlal Solanki	Chiplale 14	5	Class I	5300	286	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
325	Pankaj Ishwarlal Solanki, Ashwin Suhas Lunkad	Chiplale 14	2	Class I	7000	287	Heard the owners. They have not accepted the reconstituted Final plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have	



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Urban Development Department
Saurashtra, Gujarat - 360 022

Sr. No.	Name of Owner- Updated	Village	Hisan No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed.	Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on plan no. 4 to the owners and of the area as recorded in table B
326	Milind Khushalchand Lunkad, Dipak Khushalchand Lunkad	Chipale 14	4	Class I	4100	288	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on plan no. 4 to the owners and of the area as recorded in table B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the
327	Milind Khushalchand Lunkad	Chipale 10	5	Class I	1000	289		



Sr. No.	Name of Owner- Updated	Village	Hisba No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed.	
							Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
328	Mandiakini Rameshchandra Vasaikar	Chipale	10	6 Class I	800	290	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	
329	Mandiakini Rameshchandra Vasaikar	Chipale	9	2/A Class I	2000	291	Heard the owner. She has generally accepted the reconstituted Final Plots as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP no. 307 is split up as per the tenures as 307A and 307B. The FPs no. 288 and 307A as shown on Plan no. 4 are allotted to the owner alongwith her other OPs and of the areas as recorded in table B	
330	Sudhir Bhalchandra Joshi	Chipale	9	3 Class I	1500	292	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 314 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in	




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Sr.No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq.M	OP No.	Decisions of the Arbitrator	Remarks
331	Dagadu Halya Chambar	Chipale 9	4	Class II	900	293	They have not appeared for hearing.	
332	Nilesh Sadashiv Sawant, Prakash Arjun Bansode, Pravin Mahadev Pawar, Pravin Vasant Babar, Anil Arun Sawant, Shivnath Vithoba Sanap, Savkar Ganpat Aroge, Sambhaji Baburao Wagh, Hausa Shantanam Argade, Yogesh Balu Yewale	Chipale 9	1	Class I	1300	294	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 313 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
333	Lahu Rama Patil, Appasaheb Tanaji Patil, Amol Arjun Sarwande, Abasabch K. Adul Lalzare, Ashish Ganpat Mohite, Ganesh Tukaram Sartjine, Jalinder Jaising Solaskar, Nilesh Pandharinath Dhumal, Bharat Sadashiv Ghadge, Mahendra Bhaskar Gunjal, Yogesh Balu Yewale, Vijay Vishnu Savant, Viththal Ganpat Fadlare, Vishwas Jairam Patil, Vishwas Parashuram Patil, Shivnath Vithoba Sanap, Shridhar Annarao Salunkhe, Sonya Bapu Vishwanath Mavale, Sandip Viththal Nangare	Chipale 9	2/B	Class II	8300	295	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 312 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	



Sr. No.	Name of Owner- Updated	Village	Hisab No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
334	Shantanram Dhau Fadke	Chipale 8	3/A	Class II	5400	296	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 320 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
335	Chandrakant Kashinath Patil, Sandeep Kashinath Patil, Pravin Kashinath Patil	Chipale 10	3	Class I	6000	297	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 317 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	
336	Debu Benu Patil Vithalai Gangaram Bhagat, Krushnabhai Bama Fadke, Sushilbhai Benu Patil, Jaishree Vishnu Fadke, Dhananjay Govind Patil, Pratibha Anil Gundhali, Prachi Prabhakar Naik, Viththal Raghoo Patil, Usha Budhaji Patil, Manabai Raghoo Patil, Lilavati Raghoo Patil, Dnyaneshwar Raghoo Patil, Kaipatra Bhushan Fegade, Pandharinath Raghoo Patil	Chipale 10	4	Class I	200	298	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 287 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
337	Monika Dattatreya Mhatre	Chipale 10	2	Class I	3400	299	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 316 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
338	Vilas Madanlal Kothari, Pankaj Ishwari Solanki	Chipale 14	3	Class I	4200	300	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have	



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Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed.	<p>Decision:-</p> <p>The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B</p>
339	Swami Mohan Dasji	Chipale	13	Class I	300	301A	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. However, he requested that two amenity plots reserved fronting on the State Highway would be shifted to the Vihighar road to have larger frontage to his Ashram plot.	<p>Decision:-</p> <p>Draft Scheme proposal is modified. The amenities proposed in the draft scheme in FPs no. 299 and 300 just adjacent are shifted to front on the Vihighar road to form a single amenity plot in a FP no. 300 and the FP no. 301 is therefore revised accordingly as shown on Plan no. 4. The revised FP no. 301 is allotted to the owner alongwith his other OPs and of the area as recorded in table B. The owner has accepted to remove his structures falling under FP 300 at his cost and shall be removed by him before handing over possession of FP no. 301 to the owner.</p>
340	Sanjay Khushalchand Lunkad	Chipale	13	Class I	3800	301B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed.	 <p>Joint Secretary Urban Development Department, Mantranya, Mumbai - 400 032.</p>



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							Decision:- The concerned owners are in possession of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
341	Ashokkumar Banshiram Mehera	Chipale 14	I/A	Class I	1500	302	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 297 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B.	
342	Swami Mohan Dasji	Chipale 5	4	Class I	4700	303	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. However, he requested that two amenity plots reserved fronting on the State Highway would be shifted to the Vihighar road to have larger frontage to his Ashram plot. Decision:- Draft Scheme proposal is modified. The amenities proposed in the draft scheme in FPs no. 299 and 300 just adjacent are shifted to front on the Vihighar road to form a single amenity plot in a FP no. 300 and the FP no. 301 is therefore revised accordingly as shown on Plan no. 4. The revised FP no. 301 is allotted to the owner alongwith his other OPs and of the area as recorded in table B. The owner has accepted to remove his structures falling under FP 300 at his cost and shall be removed by him before handing over possession of FP no. 301 to the owner.	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
343	Shikara Construction Pvt. Ltd Director, Ashokkumar Banshiram Mehara	Chipale 18	1	Class I	1000	304	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 296 as shown on plan no. 4 is allotted to the Firm and of the area as recorded in table B	
344	Sunrise Builders, B. B. Vaidya, partner Bipin, through Sunrise Builder B. B. Vaidya	Chipale 19	3/1 (pt)	Class I	1590	305A	Heard the Firm. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 296 as shown on plan no. 4 is allotted to the Firm and of the area as recorded in table B	
345	Sunrise Builders, B. B. Vaidya, partner Bipin, through Sunrise Builder B. B. Vaidya	Chipale 19	3/B (pt)	Class I	1800	305B	Heard the Firm. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 296 as shown on plan no. 4 is allotted to the Firm and of the area as recorded in table B	
346	Shikara Construction Pvt. Ltd Director, Ashokkumar Banshiram Mehara	Chipale 3	4(pt)	Class I	1430	306	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 296 as shown on plan no. 4 is allotted to the Firm and of the area as recorded in table B	
347	Shikara Construction Pvt. Ltd Director, Ashokkumar Banshiram Mehara	Chipale 3	5	Class I	1850	307	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 296 as shown on plan no. 4 is allotted to the Firm and of the area as recorded in table B	



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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
348	Ashok Joma Mhatre, Kamakar Dhondu Mhatre, Ganesh Dhondu Mhatre, Changuna Dhondu Mhatre, Chandrabhaga Joma Mhatre, Tukaram Dhondu Mhatre, Namdev Dhondu Mhatre, Parvati Pandurang Mhatre, Balaram, Dhondu Mhatre, Tukaram Dhondu Mhatre, Ganu Dhonda Mhatre	Chipale 3	3/A(pt)	Class I	392.71	308	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 280 is slightly revised due to the rearrangement of the adjoining FPs as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in Table B	
349	Mangal Tukaram Ganme	Chipale 3	3/B(pt)	Class I	1630.31	309	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 298 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
350	M/s. Satyam Developers taric Pro Prayer. Rajesh Dharamveer Gulati.	Chipale 3	2(pt)	Class I	309.16	310	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 274 is slightly revised due to the rearrangement of the adjoining FPs as shown on Plan no. 4 and is allotted to the Firm and of the area as recorded in table B	
351	Dagdu Halya Chambhar, Gopal Halya Chambhar, Changuna Kondiram Chambhar, Vikesh Kondiram Chambhar, Mangesh Kondiram Chambhar, Shaila Ganesh Tike, Chhaya Sandeep Bhoir	Chipale 4	3(pt)	Class II	3400.00	311	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 344 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
352	Swami Mohan Dasji	Chipale 12	1	Class I	300	312	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. However, he requested that	



Sr. No.	Name of Owner- Updated	Village	Hisaia No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							two amenity plots reserved fronting on the State Highway would be shifted to the Vihighar road to have larger frontage to his Ashram plot.	Decision:- Draft Scheme proposal is modified. The amenities proposed in the draft scheme in FPs no. 299 and 300 just adjacent are shifted to front on the Vihighar road to form a single amenity plot in a FP no. 300 and the FP no 301 is therefore revised accordingly as shown on Plan no. 4. The revised FP no. 301 is allotted to the owner alongwith his other OPs and of the area as recorded in table B. The owner has accepted to remove his structures failing under FP 300 at his costand shall be removed by him before handing over possession of FP no. 301 to the owner.
353	Minakshi Rajendra Fadke	Chipale	12	2	Class I 200	313	Heard the owner. She has generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 279 is slightly revised due to the rearrangement of the adjoining FPs as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. However, he requested that two amenity plots reserved fronting on the State Highway would be shifted to the Vihighar road to have larger frontage to his Ashram plot. Decision:- Draft Scheme proposal is modified. The amenities proposed in the draft scheme in FPs no. 299 and 300 just adjacent are shifted to front on the Vihighar road to form a single amenity plot in a FP no. 300 and the FP no 301 is therefore revised accordingly as shown on Plan no. 4. The revised FP no. 301 is allotted to the owner alongwith his other OPs and of the area as recorded in table B. The owner has accepted to remove his structures failing under FP 300 at his costand shall be removed by him before
354	Swami Mohan Dasji	Chipale	5	3	Class I 4500	314		



Sr. No.	Name of Owner- Updated	Village	Hisa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							handing over possession of FP no. 301 to the owner.	
355	Shankar Jorna Fadke	Chipale 11	3/A	Class II	4400	315A	He has not appeared for hearing. However, it is found difficult to allot FP as per draft scheme considering the structures. He has accordingly changed the ownership. Decision:- Draft Scheme proposal is modified considering the changes in ownerships and the structures nearby while granting him the final plot. The draft scheme FP no. 216 is revised and is split up as 216A and 216B tenurewise and the FP 216 B as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
356	Chandrabhaga Hasha Phadke, Sangeeta Sanjay Chorghe, Dhurai Prakash Patil, Shashikant Hasha Phadke, Vitthal Shalik Popete, Mansi Maruti Popat, Jyoti Hasha Phadke, Vishnu Shalik Popete, A.P.K. Father Prakash Bamji Patil, Pratik Prakash Patil, Mandabai Suresh Gondhal	Chipale 11	3/B	Class I	4000	315B	Heard the new owners. The ownership is now changed. New owners have many lands in joint ownership and they have not accepted the reconstituted Final plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The new owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OP's is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B	
357	Ashwin Suhas Lunkad	Chipale 10	1	Class I	5000	316	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have	



Sr. No.	Name of Owner- Updated	Village	Hisaat No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated. The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 328 for this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners, and of the area as recorded in table B	
							Heard the owners. They have not accepted the reconstituted Final Plots as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed. Decision:- Heard the owners. They have not accepted the reconstituted Final Plots as per the Draft Scheme. They have pointed out that their some of the original plots are located on the existing village roads and at better locations. The draft scheme has allotted the plots of awkward shapes and at remote area. Hence they have demanded to allot the plot where EWS/LIG housing in plot no. 113 is proposed.	
358	Pankaj Ishwarlal Solanki, Ashwin Suhas Lunkad	Chiplak	7	Class I	5800	317	Decision:- The concerned owners are in possessions of various plots at different locations and they requested to the SPA to amalgamate to form bigger FPs to house the building projects. They have been provided with plots alongwith this plot at better locations and as far as possible at locations where their lands are situated.	



Sr. No.	Name of Owner- Updated	Village	Hissa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
								The shape is also not so awkward that they cannot develop the plot. There another demand was to allot FPs separately clearly stating their original plots which has been accepted. The FP no. 305 to this OP alongwith other OPs is allotted as shown on Plan no. 4 to the owners and of the area as recorded in table B
359	Siddhnil Enterprises tarie Partner, Vilas Madanlal Kothari	Chipale 8	1	Class I	4300	318		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. However, the draft scheme FP is split up according to the ownerships as 329 A, 329B and 329C. The FP no. 329A is slightly revised for better shape as shown on Plan no. 4 and is allotted to the Firm and of the area as recorded in table B
360	Siddhnil Enterprises tarie Partner, Vilas Madanlal Kothari	Chipale 8	2	Class I	3700	319		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. However, the draft scheme FP is split up according to the ownerships as 329 A, 329B and 329C. The FP no. 329A is slightly revised for better shape as shown on Plan no. 4 and is allotted to the Firm and of the area as recorded in table B
361	Kanu Shantaram Fadke	Chipale 8	3/B	Class I	5300	320		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 319 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B
362	Janardan Dhai Patel, Namdev Dhai Patel, Pandurang Dhai Patel, Mahadev Dhai Patel, Rupesh Ramdas Patel	Vihighar 16	3	Class I	510	321		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 321 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B
363	Dilipkumar Fatehal Kherodiya	Vihighar 16	17	Class I	610	322		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 322 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
364	Mahadev Dhau Patil	Vihighar 16	1/A(pt)	Class I	4500	323A	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 323 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
365	Sainath Naga Patil, Krushna Naga Patil	Vihighar 16	1/B(pt)	Class I	2810	323B	Heard the owners. They have generally accepted the reconstituted Final plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 324 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
366	Mahadev Dhau Patil	Vihighar 17	-	Class I	3590	324	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 323 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	
367	Vithal Dharma Patil	Vihighar 18	(pt)	Class I	1136	325	Heard the owner. He has not accepted the reconstituted Final plot as per the Draft scheme. He stated that his land is partially included in the scheme and the plot proposed is also not adjoining his left out land so that he can develop them jointly. He requested to make suitable changes in the scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is modified. The draft scheme FP no. 326 is shifted as per his request to front the village road (which is also being widened in the adjoining TP Scheme) as shown on Plan no. 4 and revised FP no. 326 is allotted to the owner and of the area as recorded in table B.	



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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
368	Joseph Anthony Kokadon	Vihighar 19	1	Class I	2700	326A	Heard the owner. He has not accepted the reconstituted Final Plot as per the Draft scheme. He stated that the shape of the plot proposed is not suitable for development. He requested to make suitable changes in the scheme. Decision:- Draft Scheme proposal is modified. The draft scheme FP no. 327 is revised as per his request to as shown on Plan no. 4 and revised FP no. 327 is allotted to the owner and of the area as recorded in Table B.	
369	Joseph Anthony Kokadon	Vihighar 19	2	Class I	1600	326B	Heard the owner. He has not accepted the reconstituted Final Plot as per the Draft scheme. He stated that the shape of the plot proposed is not suitable for development. He requested to make suitable changes in the scheme. Decision:- Draft Scheme proposal is modified. The draft scheme FP no. 327 is revised as per his request to as shown on Plan no. 4 and revised FP no. 327 is allotted to the owner and of the area as recorded in Table B.	
370	Sanjay Kumar Singh	Chipale 7	3	Class I	900	327	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 330 is slightly revised in shape as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in Table B	
371	Sudhakar Ganapati Vernkar, Prakash Khandu Fadke, Sunil Khandu Fadke, Prakash Lalaji Singh	Chipale 7	1	Class I	5700	328	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 331 is slightly revised for area as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in Table B	
372	Savitribai Ganpat Mhatre (Chamhhbar), Madhukar Ganpat Mhatre (Chamhhbar), Nandkumar Ganpat Mhatre (Chamhhbar), Ranidas Ganpat Mhatre (Chamhhbar)	Chipale 6	3	Class II	4400	329	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 333 is slightly revised for area as shown on Plan no. 4 and is allotted to the	



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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							owners and of the area as recorded in table B	
373	Jai-Hind Sahakari Grukh Nirman Sanstha Niyoget	Chipale	1A	Class I	2400	330 A	Heard the Society. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 335 as shown on plan no. 4 is allotted to the Society and of the area as recorded in table B	
374	Vijayalakshmi Dilipkumar Kherodia	Chipale	1B	Class I	1600	330 B	They have not appealed for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 336 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
375	Tukaram Dhondu Mhatre, Balaram Dhondu Mhatre, Kamalakar Dhondu Mhatre, Ashok Joma Mhatre, Ganesh Dhondu Mhatre, Namdev Dhondu Mhatre	Chipale	2	Class I	4200	331	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 337 as shown on plan no. 4 is allotted to the owners and of the area as recorded in table B	
376	Radhabai Baliram Patil	Chipale	1A	Class II	2100	332A	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 338 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	



Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
377	Digambar Barku Patil, Parashuram Barku Patil, Gajanan Barku Patil, Hasubai Gangaram Bade, Sulochana Prakash Shinare, Padmavati Lahu Raje, Chandrabbhaga Barku Patil, Sunita Janardan Patil, Kajal Janardan Patil, Jagruti Janardan Patil, Nikita Janardan Patil, Vighnesh Janardan Patil, A.P.K. Aai Sunita Janardan Patil	Chipale 11	1/B	Class II	2100	332B	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft Scheme. Decision:- Draft Scheme proposal is confirmed. However, the draft Scheme FP is split up as per the tenures as 268 A and 268B. The FP no. 268B as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
378	Harishchandra Maruti Abanave, Sudhakar Bhivasan Nanote, Anita Digambar Kale, Anita Babasaheb Kumbhar, Kalindi Deepak Kale, Rajesh Adikeshawalu Naidu, Umarani Tahidi Devraj	Chipale 11	2/B	Class I	2700	333	They have not appeared for hearing. The strip-type amenity proposed in the draft scheme is of no use and is affecting frontage of the developed plot. Hence, the amenity shall be deleted. Decision:- Draft Scheme proposal is modified. The FP no. 302 is revised and very small amenity proposed in the draft scheme is deleted as shown on Plan no. 4 and revised FP no. 302 is allotted to the owners and of the area as recorded in table B	
379	Rampal Jitmal Mittal	Chipale 11	2/A	Class II	2700	334	They have not appeared for hearing. The strip-type amenity proposed in the draft scheme is of no use and is affecting frontage of the developed plot. Hence, the amenity shall be deleted. Decision:- Draft Scheme proposal is modified. The FP no. 304 is revised and very small amenity proposed in the draft scheme is deleted as shown on Plan no. 4 and revised FP no. 304 is allotted to the owners and of the area as recorded in table B	
380	Swami Mohan Dasji	Chipale 5	2	Class I	4500	335	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft Scheme. However, he requested that two amenity plots reserved fronting on the State Highway would be shifted to the Vihighar road to have larger frontage to his Ashram plot.	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							Decision:- Draft Scheme proposal is modified. The amenities proposed in the draft scheme in FPs no. 299 and 300 just adjacent are shifted to front on the Vihighar road to form a single amenity plot in a FP no. 300 and the FP no 301 is therefore revised accordingly as shown on Plan no. 4. The revised FP no. 301 is allotted to the owner alongwith his other OPs and of the area as recorded in table B. The owner has accepted to remove his structures failing under FP 300 at his cost and shall be removed by him before handing over possession of FP no. 301 to the owner.	
							Decision:- Draft Scheme proposal is modified. The amenities proposed in the draft scheme in FPs no. 299 and 300 just adjacent are shifted to front on the Vihighar road to form a single amenity plot in a FP no. 300 and the FP no 301 is therefore revised accordingly as shown on Plan no. 4. The revised FP no. 301 is allotted to the owner alongwith his other OPs and of the area as recorded in table B. The owner has accepted to remove his structures failing under FP 300 at his cost and shall be removed by him before handing over possession of FP no. 301 to the owner.	
381	Swami Mohan Dasji	Chipale	5	Class I	4500	336	Decision:- Draft Scheme proposal is modified. The amenities proposed in the draft scheme in FPs no. 299 and 300 just adjacent are shifted to front on the Vihighar road to form a single amenity plot in a FP no. 300 and the FP no 301 is therefore revised accordingly as shown on Plan no. 4. The revised FP no. 301 is allotted to the owner alongwith his other OPs and of the area as recorded in table B. The owner has accepted to remove his structures failing under FP 300 at his cost and shall be removed by him before handing over possession of FP no. 301 to the owner.	
382	Dagadu halya Chamhhar	Chipale	4	2 (pt)	Class II	1420.00	337	Decision:- Draft Scheme proposal is confirmed. The FP no. 347 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B
383	Maharashtra State Government Public Works Department	Chipale	4	part	Govt.	1135.00	338	Decision:- The land is already under Panvel-Matheran State Highway and hence question of allotting any plot does not arise.




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Sr. No.	Name of Owner- Updated	Village	Hisara No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
384	Mahesh Amrut Mohite (PMR)	Chipale 2	3/1	Class I	0	339	They have not appeared for hearing. Decision:- The land under OP no. 339 is partly acquired for Panvel-Matheran State Highway. The small part left out is under widening of this State Highway. This remaining portion is unbuildable due to Ribbon Development Rules of the State Highway. Hence, no any FP shall be allotted and disposed off.	
385	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 131	1	Class I	4270	340A	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
386	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 131	2	Class I	3600	340B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
387	Bhadresh Labhashankar Joshi	Sangade 130	0(pt)	Class I	3091	341	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
388	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 129	0 (pt)	Class I	6	342	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
389	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 141	8 (pt)	Class I	21	343	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	



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Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
390	Jayashree Surendra Patel, Nishit Bhupesh Patel	Sangade 141	2 (pt)	Class I	3854	344	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 241 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
391	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 132	-	Class I	1500	345	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
392	Sona Ramesh Mehta	Sangade 133	-	Class I	4000	346	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
393	Keshav Bandu Gavte	Sangade 135	-	Class I	400	347	They have not appeared for hearing. Decision:- Draft Scheme proposal shall be modified as the open space adjoining to the FP is unsuitable in shape for the purpose. The two final plots no. 150 and 153 proposed for open spaces in the draft scheme shall be combined to form a single FP no. 150 as open space from utility point of view. In view of this, the FP no. 152 is revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
394	Pandurang Hasha Kadav, Sakharam Hasha Kadav, Raghav Hasha Kadav, Muktabai Hasha Kadav, Gunabai Ulhas Patil, Madhavi Hasha Kadav, Sonuba Kamlakar Juikar, Vithabai Hasha Kadav, Prakash Viththal Kadav, Deepak Viththal Kadav, Pradnya Viththal Kadav, Rukhminu Viththal Kadav,	Sangade 134	-	Class II	4200	348	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 318 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	

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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
	Jijabai Tukaram Kadav, Maniresh Tukaram Kadav, Manisha Dattatray Patil, Manoj Tukaram Kadav, Charushila Gorakhnath Mokal							
395	Sunil Mahadev Pawar, Sachin Mahadev Pawar, Vaishnavi Manojkumar Patil, Jyoti Ganesh More, Sunanta Mahadev Pawar, Shantabai urfa Sita Shantaram Patil	Sangade 140	-	Class II	1564	349	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 54 is slightly revised as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
396	Sudam Balaram Bhopi, Harishchandra Balaram Bhopi, Asha Krishna Thakur, Jankibai Balaram Bhopi, Subhadra Chandrakant Bhopi, Bhagya Shree Bhaskar Bhopi, Shital Bhaskar Bhopi, Ankita Bhaskar Bhopi, Alipesh Bhaskar Bhopi, Shital, Ankita, Alipesh A.P.K. aai Bhagyashree	Sangade 141	1 (pt)	Class II	10882	350	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 123 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
397	Bhadresh Labhashankar Joshi	Sangade 141	3A (pt)	Class II	170	351	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
398	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 141	4 (pt)	Class I	8	352	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
399	Ravindra Motiram Patil, Baliram Motiram Patil, Nanda Sitaram Mundhe,	Sangade 139	5	Class II	710	353	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:-	



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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
	Kunda Ganesh Mhatre, Anandi Motiram Patil, Balaram Budhaji Patil, Tukaram Budhaji Patil, Barku Budhaji Patil, Kashiba Dharma Pawar, Janabai Shantaram Gayakar						Draft Scheme proposal is confirmed. The FP no. 164 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B.	
400	Ramchandra Shankar Patil	Sangade 139	4	Class I	5360	354	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 211 is slightly revised as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
401	Ravindra Motiram Patil, Baliram Motiram Patil, Nanda Sitaram Mundhe, Kunda Ganesh Mhatre, Anandi Motiram Patil, Balaram Budhaji Patil, Tukaram Budhaji Patil, Barku Budhaji Patil, Janabai Shantaram Gayakar	Sangade 138	2	Class II	1400	355	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 248 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
402	Sanjay Harksandas Sanghvi	Sangade 139	2	Class I	1800	356	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
403	M/s. Dynasty Home Makers Pvt Ltd.	Sangade 139	3	Class I	100	357	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
404	M/s. Dynasty Home Makers Pvt Ltd.	Sangade 139	1	Class I	1640	358	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of	



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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks	
	Janardan Raghoo Patil, Pandurang Raghoo Patil, Ravindra Chahu Patil, Prakash Chahu Patil, Gunwanti Gajanan Joshi, Sarita Chahu Patil, Vikas Ganesh Patil, Ashwini Ashok Patil, Sunita Ganesh Patil, Manish Ramdas Patil, Meghna Ramdas Patil, Kiran Ramdas Patil, Savita Ramdas Patil, Tai Ashok Patil, Manda Anant Mhatre, Surekha Tukaram Patil, Vilas Tukaram Patil, Sanjivani Sanjay Fadke, Kamlakant Tukaram Patil						the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.		
405	Sangade 149	-	Class I	3010	359			They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 202 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
406	Sona Ramesh Mehta	Sangade 138	1	Class I	2600	360		They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
407	Kashinath Posha Patil	Sangade 136	-	Class I	6040	361		Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal shall be modified for better arrangement of the adjoining FPs. The final plot no. 226 of amenity is therefore shifted. The revised FP no. 228 as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	



Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
408	Ms. Sai Darshan Builders and Developers tarfe Partner Tushar Dashrath Durge.	Sangade 137	-	Class I	1200	362	Heard the owners. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 92 is slightly revised as shown on Plan no. 4 and is allotted to the Firm of the area as recorded in table B	
409	Sona Ramesh Mehta	Sangade 150	5	Class I	1340	363	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B	
410	Dhau Tukaram Bhopi, Pandurang Tukaram Bhopi, Bhagwan Tukaram Bhopi, Krishna Tukaram Bhopi, Mahadev Tukaram Bhopi, Hirabai Namdev Shendre, Kamlabai Janardan Gadkari	Sangade 161	-	Class I	6800	364	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. However, the FP no. 63 is split up tenureswise into 63 A and 63B as shown on Plan no. 4. The FP no. 63A is allotted to the owners and of the area as recorded in table B	
411	Pandurang Kanu Powar	Sangade 150	2/1	Class II	3780	365	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 230 as shown on plan no. 4 is allotted to the owner of the area as recorded in table B	
412	M/s. Dynasty Home Makers Pvt Ltd	Sangade 150	1/1	Class I	1820	366	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
413	M/s. Dynasty Home Makers Pvt Ltd.	Sangade 150	3/1	Class I	10	367	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
414	Suresh Ranganath Thakur	Sangade -	-	Class I	4200	368	Heard the owner. He has generally accepted the reconstituted	

Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
		151					Final Plot as per the Draft scheme. He further requested to update the ownership as per 7/12 extract submitted.	
415	Eknath Bhagoji Patil, Sitaran Bhagoji Patil, Narayan Bhagoji Patil	Sangate 150	4B	Class II	5590	369	Decision:- Draft Scheme proposal is confirmed. The FP no. 332 is slightly revised as shown on Plan no. 4 and is allotted to the owner of the area as recorded in table B	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme.
416	Sona Ramesh Mehta	Sangate 158	1	Class I	1380	370	Decision:- Draft Scheme proposal is confirmed. The FP no. 224 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	They have not appeared for hearing.
417	Sona Ramesh Mehta	Sangate 159	1	Class I	500	371	Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	They have not appeared for hearing.
418	Dhau Tukaram Bhopi, Pandurang Tukaram Bhopi, Bhagwan Tukaram Bhopi, Krishna Tukaram Bhopi, Mahadev Tukaram Bhopi, Hirabai Nandev Shendre, Kamlabai Janardan Gadkari	Sangate 160	-	Class II	400	372	Decision:- Draft Scheme proposal is confirmed. However, the FP no. 63 is split up tenureswise into 63 A and 63B as shown on Plan no. 4. The FP no. 63B is allotted to the owners and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme.
419	Arun Mahadev Patil, Machhdranath Mahadev Patil, Ranjana Mahadev Patil, Jijabai Mahadev Patil	Sangate 148	0(p)	Class I	7066	373	Decision:- Draft Scheme proposal is confirmed. The FP no. 62 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme.



Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
420	Viththal Damu Patil, Janardan Damu Patil, Dinkar Damu Patil, Harishchandra Damu Patil, Sadasiv Damu Patil, Sunita Gopinath Mhatre, Sujata Ramdas Patil	Sangade 167	2	Class II	1060	374	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 169 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
421	Chetan Balkrushna Patil	Sangade 147	0(pt)	Class I	165	375	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 278 is slightly revised due to the rearrangement of the adjoining FPs as shown on Plan no. 4 and is allotted to the owner and of the area as recorded in table B	
422	Ramkrushna Ambo Patil, Nirmala Balkrushna Patil, Sarita Balkrushna Patil, Nisha Balkrushna Patil, Sarika Balkrushna Patil, Muktibai Kishore Ulyekar, Manibai Hiru Patil, Nirmala Ambo Patil, Mahesh Balkrushna Patil	Sangade 146	0(pt)	Class II	468	376	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 256 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
423	Charls Marvel Ruman	Sangade 167	4	Class I	280	377	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in Table B.	
424	Rajesh Sohammal Mehta, Ajay Mohannal Mehta, Sanjay Mohannal Mehta	Sangade 168	0(pt)	Class I	1210	378	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 236 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
425	Dharma Mukta Kadav, Chandrakant Mukta Kadav, Ashok Mukta Kadav	Sangade 166	0(pt)	Class I	1260	379	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 235 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
426	Devaki Dehu Pawar, Tara Dehu Pawar, Savita Balkrushna Patil, Sharad Dehu Pawar, Kamal Arjun Mhatre	Sangade 165	3(pt)	Class II	1657	380	Heard the owner. They have not accepted the reconstituted Final Plot as per the Draft scheme. They requested to exclude the area of OP no. 407A having under different ownership and draft scheme FP no. 72 and this OP area would be merged to form new single FP for allotting them. Decision:- Draft Scheme proposal shall be modified. The draft scheme FP no. 74 with revised area shall be allotted to Pawar family and the draft scheme FP no. 72 with revised area shall be allotted to Patil family as per the request of these owners. The revised FP no. 74 as shown on Plan no. 4 alongwith their other OPs is allotted to the owners and of the area as recorded in table B.	
427	M/s. Dynasty Home Makers Pvt Ltd.	Sangade 167	3	Class I	1140	381	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
428	M/s. Dynasty Home Makers Pvt Ltd.	Sangade 167	1	Class I	450	382	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
429	Balaram Mukta Bhopi	Sangade 162	3	Class I	790	383	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. However, the draft scheme FP is split up according to the ownerships as 329 A, 329B and 329C. The FP no. 329C as shown on Plan no. 4 is allotted to the owner and of the area as recorded in table B	




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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
430	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 163	-	Class I	1900	384	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in Table B.	
431	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 162	2	Class I	3010	385	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in Table B.	
432	Ganibai Nathu Bhopi, Namdev Nathu Bhopi, Mathura Narayan Thakur, Pandurang Nathu Bhopi, Janabai Manuti Khutte, Kashinath Nathu Bhopi	Sangade 162	1	Class II	680	386	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. However, the draft scheme FP is split up according to the ownerships as 329 A, 329B and 329C. The FP no. 329B is as shown on Plan no. 4 is allotted to the owners and of the area as recorded in Table B	
433	Narayan Tukaram Gaykar, Ramdas Tukaram Gaykar, Naresh Gopinath Gaykar, Ajay Gopinath Gaykar, Minakshi Gopinath Gaykar, Suman Gopinath Gaykar	Sangade 159	3	Class I	660	387	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 258 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in Table B	
434	Baliram Budhaji Patil, Maynabai Tukaram Kokambe, Shanubai Ananta Kurangale, Kalpana Kishor Taware, Gunabai Ramesh Ghogare, Sitabai Budhaji Patil	Sangade 159	2	Class II	1650	388	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 315 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in Table B	
435	Sona Ramesh Mehta	Sangade 157	1	Class I	1160	389	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in Table B.	




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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
436	Vithai Sahakari Gruhaniurman Sanstha Maryadit	Sangade 150	4A	Class II	5580	390	Heard the Society. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 101 is slightly revised as shown on Plan no. 4 and is allotted to the Society and of the area as recorded in table B	
437	Kumar Janardan Patil, Dipak Janardan Patil, Ashok Janardan Patil, Asha Laxman Mhatre.	Sangade 152	1	Class I	4580	391A	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Further they have requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no. 43 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
438	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 152	2	Class I	4500	391B	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
439	M/s. Dynasty Home Makers Pvt. Ltd.	Belavali 144	-	Class I	4600	392	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
440	Namdev Dama Patil, Gopal Dama Patil, Hanuman Rama Patil, Muktabai Sunil Patil, Draupadi Rama Patil, Nagesh Dharma Patil, Anjanai Dharma Patil, Laxmibai Dharma Patil, Ramdas Rama Patil, Rupesh Janardan Patil, Ranjana Shantaram Pawar, Sangita Nathuram Kharakar,	Belavali 143	-	Class I	3900	393	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 225 is slightly revised for better shape as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	



Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
	Bhimabai Janardan Patil							
441	M/s. Dynasty Home Makers Pvt. Ltd.	Belavali 145	-	Class I	5030	394	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
442	M/s. Dynasty Home Makers Pvt. Ltd.	Belavali 146	-	Class I	8300	395	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
443	Maya Govind Patil, Ainbo Govind Patil, Dattatreya Govind Patil, Dharma Govind Patil	Belavali 142	1	Class II	2880	396A	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. They further requested to update the ownership as per 7/12 extract submitted. Decision:- Draft Scheme proposal is confirmed. The FP no.139 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B.	
444	Chandrabhaga Nama Patil, Sanjay Nama Patil, Babybai Kisan Patil, Chhabhai Gopinath Patil, Manisha Pralhad Patil	Belavali 142	2	Class II	14730	396B	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 141 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
445	Chahu Ganu Patil	Belavali 142	3	Class II	8090	396C	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 213 is slightly revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
446	M/s. Dynasty Home Makers Pvt. Ltd.	Belavali 142	4	Class I	2020	396D	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
447	Aruna Vasant Pawar, Vidyadhar Anant Pujare	Belavali 142	5	Class I	6070	396E	the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B. Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 65 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
448	Gopinath Mangalya Patil, Ran Mangalya Patil, Bhau Mangalya Patil, Madhukar Mangalya Patil, Yamuna Mangalya Patil	Belavali 142	6	Class II	2020	396F	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 140 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
449	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 153	1	Class I	3030	397	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
450	Kumar Janardan Patil, Dipak Janardan Patil, Ashok Janardan Patil, Asha Laxman Mhatre.	Sangade 153	2	Class I	2190	398	Heard the owner. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 43 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
451	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 154	-	Class I	280	399	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
452	Maruti Nathu Patil	Sangade 155	1	Class I	1630	400	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 221 is split up into FP 221A and 221B tenureswise as shown on Plan no. 4. FP	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							no. 221A is allotted to the owners and of the area as recorded in table B	
453	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 153	3/A/1	Class I	1300	401	They have not appeared for hearing.	
454	M/s. Dynasty Home Makers Pvt. Ltd.	Sangade 153	3/B	Class I	2340	402	Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
455	Panvel Karjat Railway Line	Sangade				403	They have not appeared for hearing.	
456	Narayan Tukaram Gaykar, Anusaya Tukaram Gaykar, Praveen Randas Gaykar, Amita Randas Gaykar, Sunita Randas Gaykar, Sangita Randas Gaykar, Naresh Gopinath Gaykar, Ajay Gopinath Gaykar, Minakshi Gopinath Gaykar, Suman Gopinath Gaykar	Sangade 156	1	Class I	660	404A	Decision:- Draft Scheme proposal is confirmed. The FP no. 257 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
457	Padmakar Mukta Patil, Janabai Janardan Patil, Ganbai Buleiram Patil, Shingi Ambaji Bhopi, Saraswati Laxman Patil, Hemant Laxman Patil, Mangesh Laxman Patil, Prasanna Laxman Patil, Sulibha Ram Patil ur, Sulabha Santosh Mhatre	Sangade 156	2/1	Class I	1030	404B	They have not appeared for hearing.	



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Sr. No.	Name of Owner- Updated	Village	Hissa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
	Surekha Narayan Patil, Ganesh Narayan Patil, Vaibhav Narayan Patil, Rasika Narayan Patil, Changu Mukta Patil							
458	Devaki Dehu Pawar, Tara Dehu Pawar, Savita Balkrushna Patil, Sharad Dehu Pawar, Kamal Arjun Mhaire	Sangade 165	1/1	Class II	430	405	Heard the owner. They have not accepted the reconstituted Final Plot as per the Draft scheme. They requested to exclude the area of OP no. 407A having under different ownership and draft scheme FP no. 72 and this OP area would be merged to form new single FP for allotting them. Decision:- Draft Scheme proposal shall be modified. The draft scheme FP no. 74 with revised area shall be allotted to Pawar family and the draft scheme FP no. 72 with revised area shall be allotted to Patil family as per the request of these owners. The revised FP no. 74 as shown on Plan no. 4 is allotted alongwith their other OPs to the owners and of their area as recorded in table B.	
459	Padmakar Mukta Patil, Janabhai Janardan Patil, Ganbhai Baliram Patil, Shimgi Ambaji Bhopai, Saraswati Laxman Patil, Hemant Laxman Patil, Mangesh Laxman Patil, Prasanna Laxman Patil, Sulbha Ram Patil ur Sulabha Santosh Mhatre, Changu Mukta Patil, Surekha Narayan Patil, Ganesh Narayan Patil, Vaibhav Narayan Patil, Rasika Narayan Patil Changu Mukta Patil	Belavali 139	1	Class II	1200	406	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 246 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
460	Changu Mukta Patil, Padmakar Mukta Patil, Janabhai Janardan Patil, Ganbhai Baliram Patil	Sangade 165	2A / (pt)	Class II	2390	407A	Heard the owner. They have not accepted the reconstituted Final Plot as per the Draft scheme. They requested to exclude the area of OP no. 407B having under different ownership for	



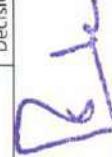
Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
	Shimji Ambaji Bhopi, Saraswati Laxman Patil, Hemant Laxman Patil, Mangesh Laxman Patil, Prasanna Laxman Patil, Sulabha Ram Patil ur Sulabha Santosh Mhatre, Ganesh Narayan Patil, Vaibhav Narayan Patil, Rasika Narayan Patil, Surekha Narayan Patil						allotting FP to them. Decision:- Draft Scheme proposal shall be modified. The draft scheme FP no. 74 with revised area shall be allotted to Pawar family and the draft scheme FP no. 72 with revised area shall be allotted to Patil family as per the request of these owners. The revised FP no. 72 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B.	
461	Devaki Dehu Pawar, Tara Dehu Pawar, Savita Balkrushna Patil, Sharad Dehu Pawar, Kamal Arjun Mhatre	Sangade 165	2B(pt)	Class II	4576	407B	Heard the owners. They have not accepted the reconstituted Final Plot as per the Draft scheme. They requested to exclude the area of OP no. 407A having under different ownership and draft scheme FP no. 72 and this OP area would be merged to form new single FP for allotting them. The area is confirmed by the owners. Decision:- Draft Scheme proposal shall be modified. The draft scheme FP no. 74 with revised area shall be allotted to Pawar family and the draft scheme FP no. 72 with revised area shall be allotted to Patil family as per the request of these owners. The revised FP no. 74 as shown on Plan no. 4 alongwith their other OP's is allotted to the owners and of the area as recorded in table B.	
462	Balaran Nathu Patil	Sangade 164	-	Class I	2700	408	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 220 as shown on plan no. 4 is allotted to the owner and of the area as recorded in table B	
463	Area lying outside the Scheme	Sangade 178	1		3	409	Decision:- As the land is outside the TP scheme, allotting any FP in the scheme does not arise.	

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Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
464	Laxman Mahadev Patil, Balkrushna Mahadev Patil, Bhimabai Nagesh Patil, Babiba Pandurang Male, Sunanda Mahadev Patil, Sanjay Narayan Patil, Shubhangi Balkrishna Lahane, Jijabai Narayan Patil, Anandbai Mahadev Patil	Sangade 180	0 (pt)	Class I	18.89	410	Heard the owners. They have generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal shall be modified as the open space adjoining to the FP is unsuitable in shape for the purpose. The two final plots no. 150 and 153 proposed for open spaces in the draft scheme shall be combined to form a single FP no. 150 as open space from utility point of view. In view of this, the FP no. 151 is revised as shown on Plan no. 4 and is allotted alongwith their another OP to the owners and of the area as recorded in table B	
465	Dynasty Home Makers Pvt. Ltd.	Belavai 137	1	Class I	1400	411	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
466	Group Grampanchayat Chikhale	Sangade 181	-	Govt.	1000.00	412	Heard the villagers of Sangade. In the draft Scheme, FP no. 259 is allotted in Bhokarpada village to the Group Gram Panchayat of Chikhale in lieu of OP no. 412 situated in Sangade village being used as Cremation Ground by the Sangade villagers. They have strongly objected to acquire the existing cremation ground without providing alternate constructed cremation ground at the place to be approved by the villagers of Sangade. Decision:- The draft scheme proposal is modified. The OP no. 412 which is being used as Cremation Ground shall be continued and the entire land under it shall be included in revised FP no. 352 as shown on Plan no. 4 and is allotted to the Group Gram Panchayat of Chikhale for Cremation Ground for Sangade village and of the area as recorded in table B. The draft scheme FP no. 259 shall be deleted.	
467	Laxman Mahadev Patil, Balkrushna Mahadev Patil, Bhimabai Nagesh Patil,	Sangade 183	1	Class I	290	413	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:-	




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	Babubai Pandurang Mate, Sunanda Mahadev Patil, Sanjay Narayan Patil, Shubhangi Balkrishna Lahane, Jijabai Narayan Patil, Anandibai Mahadev Patil						Draft Scheme proposal shall be modified as the open space adjoining to the FP is unsuitable in shape for the purpose. The two final plots no. 150 and 153 proposed for open spaces in the draft scheme shall be combined to form a single FP no. 150 as open space from utility point of view. In view of this, the FP no. 151 is revised as shown on Plan no. 4 and is allotted to the owners and of the area as recorded in table B	
468	M/s. Dynasty Home Makers Pvt Ltd.	Sangade 182	1/1	Class I	700	414A	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The change in the name of the firm shall be recorded. The FP no. 120 as shown on Plan no. 4 is allotted to the Firm and of the area as recorded in table B.	
469	Maruti Nathu Patil	Sangade 182	2	Class II	100	414B	Heard the owner. He has generally accepted the reconstituted Final Plot as per the Draft scheme. Decision:- Draft Scheme proposal is confirmed. The FP no. 221 is split up into FPs 221A and 221B tenureswise as shown on Plan no. 4. FP no. 221B is allotted to the owners and of the area as recorded in table B	
470	Padmakar Mukta Patil, Janabai Janardan Patil, Granibai Bihiram Patil, Shingi Ambaji Bhoroi, Saraswati Laxman Patil, Hemant Laxman Patil, Mangesh Laxman Patil, Prasanna Laxman Patil, Sulbha Ram Patil Surf, Sulabha Santosh Mhatre, Surekha Narayan Patil, Ganesh Narayan Patil, Vaibhav Narayan Patil, Rasika Narayan Patil, Changu Mukta Patil	Belaval 138	1	Class II	160	415	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 246 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	
471	Forest Department Government of Maharashtra	Belaval 136	0	Gov.	8567	416	Heard the Officers attended the hearing on behalf of Forest Department.	



Sr. No.	Name of Owner- Updated	Village	Hisaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
							The Land under OP no. 416 is Protected Forest. In the draft Scheme, it is split up into four final plots no. 351, 352, 356 and 359 according to the reservations in the IDP. However, forest land is controlled under Indian Forest Act, 1927. It is affected by the reservations of IDP, viz. Growth Centre, MMC and 27 m Road. The forest land cannot be disturbed under TP scheme. Decision:- The draft Scheme proposal to split up OP no. 416 into four FPs as FPs nos. 351, 352, 356 and 359 shall be deleted. The FP no. 353 comprised of entire land under protected forest shall be allotted in lieu of OP no. 416 owned by the Forest Department as shown on the plan no. 4 and of the area as recorded in table B.	
472	Haribhai Damu Patil, Ashok Damu Patil, Mukta Janardan Patil, Ambi Anant Gaykan, Dhakali Damu Patil, Suresh Damu Patil	Belavali	140	—	Class I	1770	417 Draft Scheme proposal is modified to increase the area of FP atleast to 40 % of OP area. The revised FP no. 167 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	They have not appealed for hearing. Decision:- Draft Scheme proposal is modified to increase the area of FP atleast to 40 % of OP area. The revised FP no. 167 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B



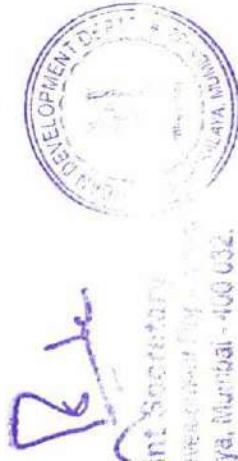
Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 032.

Sr. No.	Name of Owner- Updated	Village	Hsaa No.	Tenure of Land	Area as per 7/12 Record Sq. M	OP No.	Decisions of the Arbitrator	Remarks
473	Deepali Dilip Patil, Dilip Nandev Gaykar, Babiba Balaram Chorgne, Bhagirathi Namdev Gayakar, Ravindra Namdev Gaykar, Sunita Dattatray Patil, Sudain Namdev Gayakar, Padu Hiru Gaykar, Lahu Narayan Gaykar, Sanjay Narayan Gaykar, Durga Janardan Ghariati, Gunabai Bala Patil, Bhimabai Narayan Gaykar, Bhumabai Namdeo Mali, Sulochana Bhaga Gaykar, Sanjay Bhaga Gaykar, Dattatray Bhaga Gaykar, Vandana Harishchandra Mali, Ranjana Bhagwan Patil, Jayashree Jagannath Patil, Anusaya Kathor Gaykar, Ranjita Ravindra Patil	Belavali	141	- Class II	4700	418	They have not appeared for hearing. Decision:- Draft Scheme proposal is confirmed. The FP no. 64 as shown on Plan no. 4 is allotted to the owners and of the area as recorded in table B	

(S. V. Surve)

Arbitrator

Town Planning Scheme, NAINA No. 2
(Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade)



TOWN PLANNING SCHEME, NAINA NO. 2

(Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade)

PRELIMINARY SCHEME

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

Decisions of Arbitrator

Table B

Allotment of Final Plots, their Ownership Rights, Tenure and Areas

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	Devad 69	2	3	4	5	6	7	Raghunath Mahadev Godbole, Ramchandra Mahadev Godbole
		2/C	5C					
		3	10	3	4171.00	Class I	8	
		6 / A (part)	6					
2	Devad 69							Hirabai Shankar Waghmare, Ramdas Shankar Waghmare, Subhash Shankar Waghmare, Nilam Vilas Waghmare, Sharda Subhash Gadkari, Jaya Sunil Ravandal, Jyothi Sunil Ravandal, Sandeep Gajanan Waghmare, Harsha Gajanan Waghmare, Vaibhav Gajanan Waghmare, Bhagwan Shantaram Patil,
		2/A	5A	4	1679.00	Class I		



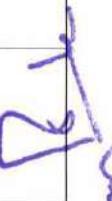

Joint Secretary
 Urban Development Department
 Nagpur, Maharashtra - 440 032.

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
3	Devad 76	2	26	5	740.00	Class I	Parvati Goma Gaykar		
4	Devad 69	7 (part)	13	6	2118.00	Class I	Jankeebai Parashuram Godbole, Bharatchandra Parasuram Godbole, Surendra Parasuram Godbole, Kranti Parashuram Godbole, Maharashtra state Public Work Department		
5	Devad 56	(Part)	16	7	335.00	Class II	Hiraman Kathor Waghmare Maharashtra state Public Work Department		
6	Devad 69	S/B	9	8	608.00	Class II	Arjun Balaram Waghmare, Arun Balaram Waghmare, Venubai Hiraji Waghmare, Unesh Hiraji Waghmare, Santosh Hiraji Waghmare, Nandu Hiraji Waghmare, Aarti Hiraji Waghmare,		

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
							Mainabai Atmaram Waghmare, Chandrakant Atmaram Waghmare, Prem Atmaram Waghmare, Meghma Nilesh Khutarkar, Sanjay Sukur Naik, Kishore Sukur Naik, Yamuna Balram Waghmare, Ramchandra Balram Waghmare		
7	Devad 69	5/A (part)	4	11	10425.00	Class I	Jankeebai Parashuram Godbole, Bharachandra Parashuram Godbole, Surendra Parashuram Godbole, Kranti Parashuram Godbole		
							Parasharam Dharma Waghmare, Bhagabai Maruti Patil, Baliram Narayan Waghmare, Godabai Dhaku Patil, Shalu Bhagwan Patil, Tai Narayan Choudhai, Shalik Dhau Waghmare, Rambhau Dhau Waghmare, Lila Dhau Waghmare, Nirmala Dhau Waghmare, Sunil Dhau Waghmare, Bami Budhaji Mhatre, Gulab Krushna Waghmare,		



B.L.
Joint Secretary
Urban Development Department
Mumbai - 400 032
Montejava Rd.

Sr. No.	Village & Survey/Gat Number of OP	Reference Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	Bhaskar Krushna Waghmare, Shashikant Krushna Waghmare, Sangita Dinanath Fadke, Sulochana Gopal Gaykar, Mali Bhau Bharat, Shaile Kisan Waghmare, Radhabai Padmakar Patil, Suman Kisan Gharat, Vaman Ganpat Waghmare, Arun Ganpat Waghmare, Uttam Ganpat Waghmare, Sandeep Ganpat Waghmare, Nanda Ganpat Waghmare, Maharashtra State Public Work Department
8	Devad 69	6/B (Part)	7	10	1105.00	Class II	9	Dilip Walaku Waghmare (29.25%); Dattatreya Walaku Waghmare (37.60 %); Reshma Dattaram Thokal, Roshni Mahesh Mhatre, Roshan Dattaram Thokal, Dilip Walaku Waghmare, Umila urf Bebi Prakash Patil, Harishchandra Walaku Waghmare, Dattatreya Walaku Waghmare, Sulochana Naresh Koparkar, Devakabai Gajanan Gharat, Anusuya
9	Devad 69	9 (Part)	14	13	1157.00	Class I		  Joint Secretary Urban Development Department Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
							Walaku Gharat (7.24 %); Maharashtra State Public Work Department (25.91 %)		
10	Devad 68	6	3	14	1920.00	Class II	Santosh Dattatreya Waghmare, Janabai Dattatreya Waghmare, Jagdish Dattatreya Waghmare, Jyoti Vishwas Waghmare, Nitin Dattatreya Waghmare, Sachin Vishwas Waghmare, Vishwa Vishwas Waghmare		
11	Devad 57	4 (part)	15	15	1346.00	Class I	Mohan Narayan Shetty, Jagdishprasad Kediya, Vinit Jagdishprasad Kediya, Maharashtra State Public Work Department		
12	Devad 70	--	17	18	5924.00	Class I	Namdev Balu Phadke (78.56 %); Dattaram Narayan Thokal, Roshan Dattaram Thokal, Roshni Mahesh Mhatre, Reshma Dattaram Thokal (1.36 %); Dilip Walaku Waghmare (2.12 %); Reshma Dattaram Thokal, Roshni Mahesh Mhatre, Roshan Dattaram Thokal,	Ownership is updated	



R.S.
Joint Secretary
Urban Development Department
Mumbai, Maharashtra - 400 032

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up						Remarks	
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share				
1	2	3	4	5	6	7	8	9		
1						Dilip Walaku Waghmare, Urmila urf Bebi Prakash Patil, Harishchandra Walaku Waghmare, Dattatreya Walaku Waghmare, Sulochna Naresh Koparkar, Devkabai Gajanan Gharat, Anusaya Walaku Waghmare (0.91 %); Sitabai Naresh Koparkar (1.36 %); Harishchandra Walaku Waghmare (10.52 %); Urmila urf Bebi Prakash Patil (1.36 %); Maharashtra State Public Work Department (3.81 %)		Ambavi Mahadev Gothi, Kankuben Mahadev Gothi		Ownership is updated
13	Devad 71	(part)	19	21A	1625.00	Class I				
14	Bhokarpada 10		122	21B	815.00	Class I	Ambavi Mahadeo Gothi, Kankuben Mahadev Gothi			



[Signature]
Joint Secretary
Urban Development Department
Mumbai, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
15	Devad 72	(part)	20	22	1533.00	Class II	Jagan Shankar Waghmare, Somi Tukaram Bhopi, Gomi Shankar Mhatre, Parshuram Jayram Waghmare, Sanjay Jayram Waghmare, Vishwas Jayram Waghmare, Manisha Mangesh Bhagat, Janabai Changa Patil, Sonabai Jayram Waghmare, Maharashtra state Public Work Department	
16	Devad 74	--	18	23	2021.00	Class I	Sakharam Bhokya Waghmare	
17	Devad 69	2B	5B	24	1386.00	Class I	Sagar Sachin Agrawal	
	Devad 68	7	4					
18	Devad 69	11	1	25	11028.00	Class I	Sachin Omprakash Agrawal	
	Devad 69	1	2					
	Devad 76	1	27					



R. J.
Joint Secretary

Urban Development Department
Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7		8	9
19	Devad 75	2	12 (part)	26	4800.00	Class I	Sagar Sachin Agrawal		
20	Devad 75	3	12 (part)	27	4800.00	Class I	Akash Sachin Agrawal		
21	Devad 75	1	12 (part)	28	6127.00	Class I	Sachin Omprakash Agrawal		
22	Devad 88	--	39	34	3403.00	Class I	Gunabai Rama Bhagat, Sunita Ramdas Bedekar, Hirabai Kashinath Kanhere, Randas Gavatyा Waghmare, Pandurang Gavatyा Waghmare, Anita Mahadev Patil, Sittabai Dharmra Fulore		
23	Devad 84	2	37	39	536.00	Class I	Tarabai Harakchand Munoth		


Joint Secretary
 Urban Development Department
 Mantralaya, Mumbai - 400 032.



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
24	Devad 84	1/A	35	40	1600.00	Class I	Harshal Vilas Jamdade, Sarika Vilas Jamdade, Smita Vilas Jamdade	
25	Devad 84	1/B	36	41	1793.00	Class II	Chimaji Raghunath Shankar Gaikwad, Shankar Gaikwad	
26	Bhokarpada 25	--	53	42	8036.00	Class I	Haresh Rawaji Majethia, Preeti Manoj Bhujbal	
27	Sangade 152	1	391A	43	2708.00	Class I	Kumar Janardan Patil (25.46 %), Ashok Janardan Patil (25.46%), Dipal Janardan Patil (25.45 %), Asha Laxman Mhatre (23.63%)	Ownership is updated
	Sangade 153	2	398					
28	Bhokarpada 26	2	54B	44A	1600.00	Class I	Madhu Vijay Agarwal	
29	Devad 90	--	51	44B	1812.00	Class I	Vijay Narottamdas Agarwal, Madhu Vijay Agarwal	



Joint Surveyary
Urban Development Department
Mumbai, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
30	Devad 85	--	52	44C	6424.00	Class I	Vijay Narottam Agrawal, Madhu Vijay Agrawal, Vinay Vijay Agrawal, Vivek Vijay Agrawal	
31	Devad 87	--	38	45	1408.00	Class II	Parashuram Jayaram Waghmare, Sanjay Jayaram Waghmare, Vishwas Jayaram Waghmare, Manisha Mangesh Bhagat, Janabai Changa Patil, Sonabai Jayaram Waghmare	
32	Devad 86	--	40	46	1516.00	Class II	Usha Budhaji Patil, Haresh Budhaji Patil, Mahesh Budhaji Patil, Sangita Ramchandra Mhatre, Chandrabai Bhau Patil, Sunita Manohar Huddar, Ravindra Bhau Patil	
33	Devad 91	--	50	47	1812.00	Class I	Anil Padhu Waghmare, Dasharath Padu Waghmare	
34	Devad 89	4	41E	48	1620.00	Class II	Vanabai Kashinath Patil, Parashuram Kashinath Patil, Shivaji Kashinath Patil, Santosh Kashinath Patil,	 Joint Secretary Urban Development Department, Mumbai - 400 032. 

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	Drupada Pandu Fadke, Radha Tulsiram Patil, Sugandha Rama Mali, Shevanti Sudam Gawate	8	9
35	Devad 80	--	29	49	2072.00	Class II	Kaluram Matya Gaykar, Janardhan Namdev Gayakar, Vasant Namdev Gayakar, Manjula Shantaram Bhagat, Santosh Namdev Gayakar, Ashok Goma Gayakar, Ganesh Goma Gayakar, Kishor Goma Gayakar, Suman Ramakant Bhalekar, Parvati Goma Gayakar, Gangubai Rambhau Gayakar, Savita Mangesh Mumbaikar, Sima Mangesh Pavari, Mamta Vilas Patil		
36	Devad 89	3	41D	51	4836.00	Class II	Vishnu Baburao Patil, Balu Baburao Patil, Sangita Pandurang Khaitri, Jayashree Raghunath Pawar, Pratibha Bharat Gaykar		



[Signature]
Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7		8	9
37	Devad 89	2/B	41C	52	655.00	Class II	Vishnu Baburao Patil		
38	Devad 92	--	49	53	735.00	Class II	Raghunath Gopal Waghmare, Ashok Barku Waghmare, Gana Barku Waghmare		
39	Sangade 140	--	349	54	640.00	Class II	Sunil Mahadev Pawar, Sachin Mahadev Pawar, Vaishnavi Manojkumar Patil, Jyoti Ganesh More, Sunanda Mahadev Pawar, Shantabai urf Sita Shantaram Patil		
40	Devad 82	--	31				Padmakar Sitaram Waghmare, Sadashiv Sitaram Waghmare, Bhagwan Sitaram Waghmare, Ramabai Duttatray Patil, Vandana Shivdas Bhoir, Somibai Sitaram Waghmare, Sunita Pandurang Waghmare, Sandesh Pandurang Waghmare, Samir Pandurang Waghmare		
41	Devad 99	--	42	55	4856.00	Class II	Nandev bali Fadke, Raghunath Gopal Waghmare, Sudam Bama Waghmare, Deepak Laxman Waghmare, Baby Laxman Waghmare		
				56	6232.00	Class I			

Details of Final Plots allotted as per the Scheme drawn up								
Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	Remarks
1	2	3	4	5	6	7	Chandra Motiram Patil, Lakshmi Bajrang More, Vandana Janardhan Mali, Jyoti Ganesh Chalake, Sugandha Laxman Waghmare	8
42	Devad 96	1	45A	57	2204.00	Class I	Lakshmi Dharmra Mhatre, Dnyaneshwar Dharmra Mhatre, Tukaram Dharmra Mhatre, Sitaram Dharmra Mhatre	9
43	Devad 102	--	23	58	2548.00	Class I	Kamlakar Govind Waghmare, Vasant Govind Waghmare, Madhu Govind Waghmare, Dhambubai Harishchandra Shelke, Ramchandra Balaram Waghmare, Arun Balaram Waghmare, Arjun Balaram Waghmare, Yamuna Balaram Waghmare, Shantaram Rama Waghmare, Sudam Rama Waghmare, Venubai Hiraji Waghmare, Santosh Hiraji Waghmare, Umesh Hiraji Waghmare, Nandu Hiraji Waghmare, Aarti Hiraji Waghmare, Mainabai Atmaram Waghmare, Chandrakant Aat Posted arama, Prem Atmaram Waghmare,	



[Signature]
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Urban Development Department
Mumbai, Maharashtra, India - 400 032

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Hissa Number of OP	Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	Meghna Nilesh khutarkar, Sanjay sukur Naik Kishor sukur Naik	8
								9
							Lahu Nagu Waghmare, Suresh Nagu Waghmare, Prakash Nagu Waghmare, Ravi Nagu Waghmare, Jijabai Dattu Shedge, Uma Nagu Waghmare, Santosh Ananta Waghmare, Padmabai Ananta Waghmare, Sandhya Bhimkant Patil, Maharashtra State Public Work Department	
Devad 73 44	(part)	21	59	1692.00	Class II		Balaram Goma Fulwara, Devkabai Goma Fulwara, Anant Namdev Fulwara, Maruti Namdev Fulwara, Bhaskar Namdev Fulwara, Ram Namdev Fulvara, Chagunabai Namdev Fulwara, Suman Parshuram Mali, Manisha Prakash Rodpalkar, Babu Vitthal Mhaire, Ram Vitthal Mhaire, Nirmala Krushna Bhoir, Shankar Gajanan Patil,	
45	Devad 94	--	47	61	5556.00	Class II		  Joint Survey Party Urban Development Authority Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
						Sudam Gajanan Patil, Krushna Gajanan Patil, Jayaram Gajanan Patil, Kamalbai Sakharam Dhavale, Hirabai Bhaga Shelake		
46	Sangade 148	(part)	373	62	2827.00	Class I	Arun Mahadev Patil, Maschidranath Mahadev Patil, Ranjana Mahadev Patil, Jijabai Mahadev Patil	
47	Sangade 161	--	364	63A	2720.00	Class I	Dhau Tukaram Bhopi, Pandurang Tukaram Bhopi, Bhagwan Tukaram Bhopi, Krishna Tukaram Bhopi, Mahadev Tukaram Bhopi, Hirabai Nandev Shendre, Kamlabai Janardan Gadkari	
48	Sangade 160	--	372	63B	160.00	Class II	Dhau Tukaram Bhopi, Pandurang Tukaram Bhopi, Bhagwan Tukaram Bhopi, Krishna Tukaram Bhopi, Mahadev Tukaram Bhopi, Hirabai Nandev Shendre, Kamlabai Janardan Gadkari	<i>Rele</i>



Urban Development Department
Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
49	Belavali 141	--	418	64	1880.00	Class II	Deeptali Dilip Patil, Dilip Namdev Gaykar, Babibai Balaram Chorhe, Bhagirathi Namdev Gaykar, Ravindra Namdev Gaykar, Sunita Dattatray Patil, Sudam Namdev Gaykar, Padu Hiru Gaykar, Lahu Narayan Gaykar, Sanjay Narayan Gaykar, Durga Janardan Gharat, Gunabai Bala Patil, Bhimabai Narayan Gaykar, Bhimabai Namdeo Mali, Sulochana Bhaga Gaykar, Sanjay Bhaga Gaykar, Dattatray Bhaga Gaykar, Vandana Harishchandra Mali, Ranjana Bhagwan Patil, Jayashree Jagannath Patil, Anusaya Kathor Gaykar, Ranjita Ravindra Patil		
50	Belavali 142	5	396E	65	2428.00	Class I	Aruna Vasant Pawar, Vidyadhar Anant Pawar		



Joint Secretary
Urban Development Department,
Mumbai, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks	
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
1	2	3	4	5	6	7	8	9		
51	Devad 97		44	66	3704.00	Class I	Ashwin Suhas Lunkad, Pankaj Ishwarlal Solanki (32.40%); Dashrath Padu Waghmare (50%); Dilipkumar Fatehlal Kherodiya (4.32%); Sau. Vijayalaxmi Dilipkumar Kherodiya(8.64%); Sachin Motilal Jain (4.64%)		Ownership is updated	
52	Devad 83		2	32	67	5384.00	Class II	Ashwin Suhas Lunkad, Pankaj Ishwarlal Solanki, Gangubai Joma Waghmare, Gurunath Joma Waghmare, Balaram Joma Waghmare, Baburao Joma Waghmare, Pramila Mahadu Patil, Rambabai Sadanand Dharnekar, Hira Kathor Waghmare		
53	Sangade 165		1/1	405			Class II	Devaki Dehu Pawar, Tara Dehu Pawar, Savita Balkrushna Patil, Sharad Dehu Pawar, Kamal Arjun Mhatre		
	Sangade 165		3(part)	380	74	2667.00				
	Sangade 165		2/B (part)	407B						




Joint Secretary
Urban Development Department
Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
							Changu Muka Patil, Padmakar Muka Patil, Janabai Janardhan Patil, Ganibai Baliram Patil, Shimgi Ambaji Bhopi, Laxman Patil, Hemant Laxman Patil, Mangesh Laxman Patil, Prasanna Laxman Patil, Sulbha Ram Patil urf, Sulabh Santosh Mhatre,		
54	Sangade 165	2A/1 (part)	407A	72	959.00	Class II	Ganesh Narayan Patil, Vaibhav Narayan Patil, Rasika Narayan Patil, Surekha Narayan Patil		
55	Bhokarpada 24	2	68	75	1920.00	Class II	Panga Vithu Fulora		
56	Bhokarpada 24	3	69	76A	1960.00	Class II	Padu Bhau Fulora, Shantibai Balaram Ulwekar, Gomubai Krishna Mhatre, Ramesh Vitthal Mhatre, Nilesha Bhau Keni, Chandrakant Vitthal Mhatre		



Joint Secretary
Urban Development Deptt.
Mantralaya, Mumbai - 400 022.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up						Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
1	2	3	4	5	6	7	8	9	
57	Bhokarpada 21	1	71A	76B	3160.00	Class II	Ramesh viththal Mhatre, Padu Bhau Fulora, Nilesh Bhau Keni, Shantibai Balaram Ulwekar, Bharti Bharat Chikhalekar, Chandrakant Viththal Mhatre, Gomubai Krushna Mhatre		
58	Bhokarpada 26	1	54A	78	7400.00	Class I	Ambo Kendya Waghmare (56.76 %); Pandharinath Balkrushna Waghmare, Ganesh Balkrushna Waghmare (12.97 %); Balaram Mahadev Waghmare, Padmakar Mahadev Waghmare, Dnyaneshwar Mahadev Waghmare (21.62 %); Madhura Manoj Bhujbal, Shekhar Manoj Bhujbal, Hemant Krishnaji Bhujbal (8.65 %)	Ownership is updated. Structure shall be demolished by the SPA while giving possession of the plot	
59	Bhokarpada 27	4	58	79	880.00	Class I	Ravindra Ramprakash Gupta, Sanjeev Ramprakash Gupta		
60	Bhokarpada 27	1	55	80		Class I	Chhaya Madan Gowari,		



[Signature]
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Urban Development Department
Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
	Bhokarpada 27	3	56	800.00		Madan Ganpat Gowari		
	Bhokarpada 18	6	96					
61	Bhokarpada 19	3	76					
	Bhokarpada 19	1	77					
	Bhokarpada 28	1	62					
	Bhokarpada 29	2	64					
62	Bhokarpada 29	1/B	60	82	1760.00	Class II	M/s. Anant Builders tarfe Bhagidhar Jitesh Pramod Agarwal	Ownership is updated
63	Bhokarpada 29	1/C	63	83	1793.00	Class I	M/s. Choice Buildcon LLP tarfe Bhagidhar Deepak Valji Karia	Ownership is updated
64	Chipale 27	4	229					
	Chipale 27	6	230					
	Chipale 27	5	231					



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Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7		8	9
	Chipale 28	1	240						
65	Chipale 28	2	241						
	Chipale 29	2	246	86	1400.00	Class I	Nandalal Madhavji Thakkar		
	Chipale 29	5	244						
	Bhokarpada 33	6	88						
66	Chipale 28	3	233						
	Chipale 28	4	239						
	Chipale 29	6	242	87	2040.00	Class I	Dilip Balaram Patil & 4 others		
	Chipale 29	4	243						
	Chipale 29	1	245						
67	Chipale 25	2/A (part)	258A	88	106.00	Class I	M/s. Marvel Properties Bhagidar Sanstha tarfe Bhagidar Aruna Ramgopal Soman, Rina Mukesh Garg,	Ownership is updated	



Joint Secretary
Urban Development Department
Mumbai - 400 022.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up						Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
1	2	3	4	5	6	7	8	9	
68	Chipale 25	2/E	258D	89	137.00	---	Ravindra Shaligram Raut, Ashokkumar Govardhansing Bapna, Kiran Hari Bagad		In the absence of any owner, the SPA, NAINA shall take possession of the plot.
69	Sangade 137	--	362	92	480.00	Class I	M/s. Sai Darshan Builders and Developers tarfe Tushar Dashrath Durge		Ownership is updated
70	Chipale 28	9	236	93	243.00	Class I	Alka Balaram Patil		
71	Bhokarpada 33	1	86	94	325.00	Class I	Kalavati Anant Sakhare, Neha Sharad Ghodke, Bharati Suresh Pujari		Ownership is updated
72	Chipale 28	7	237	96	121.00	Class I	Balaram Ramdas Patil		
73	Chipale 28	8	235	97	120.00	Class I	Suresh Gana Mhatre		



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
74	Chipale 29	3	247	98	443.00	Class II	Dnyaneshwar Panduram Mhatre	ownership is updated
75	Chipale 27	2	226	99	1083.00	Class I	Suresh Ganu Mhatre	The structures are agreed to be removed by the owner at his cost
76	Sangade 150	4/A	390	101	2244.00	Class II	Vithai Sahakari Gruhanirman Sanstha Maryadit	
77	Chipale 30	1/A (part)	248 A				Niren Manilal Shaha, Bhadresh Mulji Patel, Hajrat Khwaja Mo. Habib Shaha, Kadri ul Chisti Alias Nurani Peer Dinesh Trilokchand Chaudhary, Mukesh Trilokchand Chaudhary	
78	Chipale 30	1/B (part)	248 B					
79	Chipale 30	1/C (part)	248 C	102	5989.00	Class I		
80	Chipale 30	1/D (part)	248 D				(Their shares in the FP are as per their original shares exist in the OPs)	
81	Chipale 22	2	257	103	1440.00	Class I	Kirit Jamnadas Bhayani, Sou. Manju Kantilal Jain	

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
82	Chipale 28	5	234						Dilip Balaram Patil, Vishwajit Viththal Patil, Deepak Balaram Patil, Harish Balaram Patil, Subhash Balaram Patil
	Chipale 28	6	238	105	809.00	Class I			
	Chipale 29	7	232						
83	Chipale 27	3	227	106	243.00	Class II	Pareshkumar Ratilal Patel, Jayashree Rameshbhai Patel, Rameshbhai Karsanbhai Patel, Hitendrakumar Manjibhai Patel	M. C. Sunny, Sherley M. Sunny	Ownership is updated
	Bhokarpada 35	1	150						
	Bhokarpada 35	2	151						
84	Bhokarpada 35	3	149	108	3363.00	Class I			
	Bhokarpada 35	4	148						

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Mantralay, Mumbai - 400 032.



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2 Bhokarpada 35	3	4	5	6	7	8
85	Bhokarpada 33	2	85	109	2167.00	Class II	Eknath Kondu Mhatre
86	Bhokarpada 33	3	87	110	1247.00	Class II	Dattatreya Balaram Mhatre, Sarita Sakhararam Patil, Harishchandra Balaram Mhatre, Lata Krushna Gharat
87	Bhokarpada 32	2	90	112	1805.00	Class I	Anant Sadashiv Shinde, Anil Damodar Pote, Sunil Damodar Pote, Anil Damodar Patil
88	Bhokarpada 32	4	81	115	1635.00	Class II	Balaram Hiru Patil
89	Bhokarpada 32	5	80	116	989.00	Class I	Vilas Changa Thakur
90	Bhokarpada 31	3	79	117	689.00	Class I	Anant Sadashiv Shinde
							Unauthorised Structures shall be removed by the SPA while handing over the possession
							Unauthorised Structures shall be removed by the SPA while handing over the possession
							Unauthorised Structures shall be removed by the SPA while handing over the possession



[Signature]
Joint Development Committee
Urban Development Department, Maharashtra - 411 032.
Mumbai, 14/10/2002.

Details of Final Plots allotted as per the Scheme drawn up						
Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Final plot Number	Area of FP (Sq. M)	Tenure
1	2	3	4	5	6	7
91	Bhokarpada 31	4	98	118	484.00	Class I
92	Bhokarpada 31	5/B	99	119	808.00	Class I
	Belavali 142	4	396D			
	Belavali 137	1	411			
	Belavali 144	--	392			
	Belavali 145	--	394			
	Belavali 146	--	395			
	Sangade 131	1	340A			
	Sangade 131	2	340B			
	Sangade 132	--	345			
	Sangade 153	3A/1	401			
	Sangade					



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8	9
	153	3/B	402					
	Sangade 154	--	399					
	Sangade 139	1	358					
	Sangade 139	3	357					
	Sangade 150	1/1	366					
	Sangade 150	3/1	367					
93	Sangade 152	2	391B	120	27739.00	Class I	M/s. Kanakiya Spaces Reality Pvt. Ltd.	
	Sangade 153	1	397					
	Sangade 162	2	385					
	Sangade 163	--	384					
	Sangade 167	1	382					
	Sangade 167	3	381					




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 Urban Development Department
 Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
	Sangade 182	1/1	414A					
	Sangade 129	--	342					
	Sangade 141	8 (part)	343					
	Sangade 141	4 (part)	352					
	Sangade 141	3/A (part)	351					
	Sangade 130	(part)	341					
	Sangade 133			346				
	Sangade 157	1		389				
	Sangade 158	1		370				
	Sangade 159	1	371					
	Sangade							



Urban Development Department
Mumbai, Maharashtra, 400 032
Dated: 1978

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2 138	3 1	4 360	5	6	7	8	9
	Sangade 150	5	363					
	Sangade 167	4	377					
	Sangade 139	2	356					
	Bhokarpada 18	1	100					
	Bhokarpada 18	5	97	122	12486.00	Class I	Janki Arvind Sawant (85.87%) Arvind Vinayak Sawant (14.13%)	
94	Bhokarpada 19	2B/1	74A					
	Bhokarpada 19	2B/2	74B					
	Bhokarpada 19	2A/1	75A					

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Urban Development Department
Mantralaya, Mumbai - 400 032.

R.S.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
						Sudam Balaram Bhopi, Harishchandra Balaram Bhopi, Asha Krishna Thakur, Jankeebai Balaram Bhopi, Subhadra Chandrakant Bhopi, Bhagyashree Bhaskar Bhopi, Shital Bhaskar Bhopi, Ankita Bhaskar Bhopi, Alpesh Bhaskar Bhopi, For Shital, Ankita, Alpesh, Guardian mother Bhagyashree		
95	Sangade 141	1 (part)	350	123	4353	Class II		
96	Bhokarpada 21					Manohar Dharma Fulore, Mohan Dharma Fulore, Nanda Anil Mhatre, Sitabai Dharma Fulore, Maya Panga Fulore, Janardan Panga Fulore, Namdev Panga Fulore, Dashrath Panga Fulore, Houshribai Padu Fadke, Padhu Bhau Fulore, Shantibai Balaram Ulwekar, Mangalibai Viththal Mhatre, Gomubai Krishna Mhatre	Class I	
					3240.00			



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Urban Development Department
Mantralaya, Mumbai - 400 032.

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Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
97	Bhokarpada 13	2	73	130	1280.00	Class I	Reshma Eknath Mhatre, Valku Hiru Mhatre	
98	Bhokarpada 23	--	59	131	36400.00	Class I	Sunil Chamanlal Gupta	
99	Bhokarpada 12	1/A	113A	133	560.00	Class I	Chandrabhaga Changa Bhopi, Kalpana Haribhai Bhoir, Janardhan Changa Bhopi, Surekha Changa Bhopi, Sangita Changa Bhopi, Santosh Changa Bhopi, Ranjana Dilip Bhopi, Rajesh Dilip Bhopi, Rutika Dilip Bhopi	
100	Bhokarpada 12	1/B	113B	134	1600.00	Class I	Manjula Naga Mhatre	
101	Bhokarpada 12	4	116	135	680.00	Class I	Dnyaneshwar Sitaram Devkar, Satish Narayanrao Supekar, Sani Ramkrishna Devkar	Ownership is updated
102	Bhokarpada 17	4A/1	107A	136	2000.00	Class I	Shashikala Ramkrushna Davekar	

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[Signature]
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Urban Development Department
Mumbai, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
	11	4	118						
103	Bhokarpada 12	5	117	137	400.00	Class I	Gajanan Sudam Fulora		
104	Belavali 142	1	396A	139	1152.00	Class II	M/s. Choice Buildcon LLP tarfe Bhagidar Deepak Valji Karia	Ownership is updated	
105	Belavali 142	6	396F	140	808.00	Class II	Gopinath Mangalya Patil, Ram Mangalya Patil, Bhau Mangalya Patil, Madhukar Mangalya Patil, Yamuna Mangalya Patil		
106	Belavali 142	2	396B	141	5892.00	Class II	Chandrabhaga Nama Patil, Sanjay Nama Patil, Babybai Kisan Patil, Chhabibai Gopinath Patil, Manisha Prahlad Patil		
107	Bhokarpada 15	5	138	142	400.00	Class I	Gangaram Posha Fulora		
108	Bhokarpada 10	5	124	145	2400.00	Class I	Pandurang Baban Fulore, Ramakant Baban Fulore, Ashok Baban Fulore, Ramkrushna Sitaram Devkar, Vijaya Dnyaneshwar Devkar		



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Urban Development Department
Mumbai - 400 032.

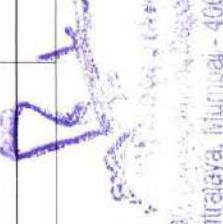
[Signature]

Joint Secretary

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks	
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
109	Bhokarpada 9	4	129	146	120.00	Class I	Pandurang Baban Fulore, Ramakant Baban Fulore, Ashok Baban Fulore	
110	Bhokarpada 12	3	115	147A	680.00	Class I	Dnyaneshwar Sitaram Deokar, Maruti Sakharam Shelar, Sunny Ramkrishna Deokar	
111	Bhokarpada 28	2/2	66	147B	1241.00	Class I	Dnyaneshwar Sitaram Devkar, Ramkrishna Sitaram Deokar, Maruti Sakharam Shelar, Shrikrishna Digambarrao Pawar, Sudhir Dattatreya Bhanage	
112	Bhokarpada 9	3	125	147C	321.00	Class I	Vijaya Dnyaneshwar Devkar	
113	Bhokarpada 10	6	123	148	1944.00	Class I	Jhumarlal Motilal Bhalgat	
	Devard 101	--	24					
114	Sangade 183	1	413				Laxman Mahadev Patil, Balkrushna Mahadev Patil	 

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8	9
	Sangade 180	(part)	410	151	135.00	Class I	Bhimabai Nagesh Patil, Babibai Pandurang Mate, Sunanda Mahadev Patil, Sanjay Narayan Patil, Shubhangi Balkrishna Lahane, Jijabai Narayan Patil, Anandibai Mahadev Patil	
115	Sangade 135	--	347	152	182.00	Class I	Keshav Bandu Gavie	
116	Bhokarpada 14	4	134					
116	Bhokarpada 31	6	93	155	720.00	Class I	Anil Tukaram Mhatre	
	Bhokarpada 10	3	127					
117	Bhokarpada 49	3	182	159	1240.00	Class I	Sadu Tukaram Mhatre, Dnyaneshwar Tukaram Mhatre, Anil Tukaram Mhatre, Avinash Tukaram Mhatre	




 योगी दिलजीत सिंह
 मान्त्रिका, भूमि विभाग - 400 032

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8	9
118	Bhokarpada 10	126						
	Bhokarpada 49	2	181	162	2730.00	Class I	Harichandra sudam Fulore	
119	Bhokarpada 49	1	180	163	981.00	Class I	Pramodbhai Jethabhai Thadeshwär, Hareshwar Jethabhai Thadeshwär, Prakashbhai Jethabhai Thadeshwär	
120	Sangade 139	5	353	164	284.00	Class II	Ravindra Motiram Patil, Baliram Motiram Patil, Nanda Sitaran Mundhe, Kunda Ganesh Mhatre, Anandi Motiram Patil, Balaram Budhaji Patil, Tukaram Budhaji Patil, Barku Budhaji Patil, Kashibai Dharma Pawar, Janabai Shantaram Gayakar Haribhau Damu Patil, Ashok Damu Patil, Mukta Janardan Patil, Ambi Anant Gaykar, Dhakali Damu Patil, Suresh Damu Patil	
121	Belavali 140	(part)	417	167	715.00	Class I		

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Mumbai, Maharashtra, India

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
122	Sangade 167	2	374	169	424.00	Class II	Viththal Damu Patil, Janardan Damu Patil, Dinkar Damu Patil, Harishchandra Damu Patil, Sadashiv Damu Patil, Sunita Gopinath Mhatre, Sujata Ramdas Patil		
123	Bhokarpada 48	4	183	170	2120.00	Class I	Prakashbhai Jethabhai Thadesswar, Pramodbhai Jethabhai Thadesswar, Ramkushna Hari Farmasi Pvt. Ltd. Director, Hareshbhai Jethabhai Thadesswar		
	Bhokarpada 11	1	120						
	Bhokarpada 48	2	184						
124	Bhokarpada 9	5	130	171	5160.00	Class I	Anil Baliram Thakur, Suraj Ravindra Thakur, Rushikesh Ravindra Thakur, Nikhil Ravindra Thakur	  Joint Secretary Urban Development Department, Mantralaya, Mumbai - 400 032.	208

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	
	Bhokarpada 9	6	131				
	Bhokarpada 9	2	128				
125	Bhokarpada 11	3	119				
	Bhokarpada 48	1	178				
126	Bhokarpada 47	4/A	176	172	2120.00	Class I	Viththal Sudam Fulore
							Lakshmi Hiru Mhatre, Valaku Hiru Mhatre, Viththal Hiru Mhatre, Motiram Hiru Mhatre, Raghunath Hiru Mhatre, Anun Hiru Mhatre, Rashhma Eknath Mhatre
127	Bhokarpada 18	2	101	173	1200.00	Class I	Sunita Gurudev Pawar, Hari Narayan Mhatre, Balaram Narayan Mhatre, Madhukar Narayan Mhatre, Mahadev Narayan Mhatre
	Bhokarpada 18	4	105	174	960.00	Class I	



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Joint Secretary
Urban Development Department
Mumbai - 400 022.

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
128	Bhokarpada 45	4	171	176	160.00	Class I	Mulaji Hiru Fulora, Hasubai Balkrushna Patil, Anil Chahu Popeta, Prakash Chahu Popeta, Chandrakant Chahu Papetta, Surekha Suresh Thakur		
129	Bhokarpada 16	1	144	180	1703.00	Class II	Maruti Gopal Fulora, Govind Gopal Fulora, Joma Gopal Fulora, Banna Gopal Fulora, Baliram Gopal Fulora		
130	Bhokarpada 16	2	143	181	748.00	Class I	Melba Sikvhera urf, Nita Anil Rathod		
131	Bhokarpada 15	4	140	183	291.00	Class I	Raghunath Hiru Mhatre		
132	Bhokarpada 16	5	137	184	376.00	Class I	Tukaram Padu Mhatre		
133	Bhokarpada 15	6	135	186	330.00	Class I	Sudam Padu Fulora		

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Joint Secretary

Urban Development Department
Mumbai, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7			9
134	Bhokarpada 14	3	133	188	1240.00	Class I	Pandurang Baban Fulore, Ramakant Baban Fulore, Ashok Baban Fulore		8
135	Bhokarpada 14	2	139	190	760.00	Class I	Vishnu Bapu Fulore		9
136	Bhokarpada 12	2/A	114A	191	440.00	Class II	Kundalik Songya Fulore		
137	Bhokarpada 12	2/B	114B	192	480.00	Class II	Lahu Raghoo Fulora, Baliram Raghau fulora, Namdev Raghoo Fulora, Bambi Ashok Patil, Laxmibai Raghoo Fulora		
138	Bhokarpada 13	I/C	111C	193	860.00	Class I	Dnyaneshwar Tukaram Mhatre		
139	Bhokarpada 13	1/B	111B	194	860.00	Class I	Motiram Hiru Mhatre		
140	Bhokarpada 13	1/A	111A	195	860.00	Class I	Omprakash B. Chajed As partner Mahavir Impex		



R. J. S.
Joint Secretary
Urban Development Department
Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up						Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
1	2	3	4	5	6			7	
	Bhokarpada 14	132							
141	Bhokarpada 13	6							
	Bhokarpada 15	1/D	111D	196	3756.00	Class I	Sunita Gurudev Pawar, Hari Narayan Mhatre, Balaram Narayan Mhatre, Madhu Narayan Mhatre, Mahadev Narayan Mhatre		
	Bhokarpada 47	2/D	110D						
	Bhokarpada 47	4/B	177						
142	Bhokarpada 15	2/A	110A	197	3000.00	Class I	Ramchandra Ganapat Mhatre, Satish Dattu Mhatre, Dattu Ganapat Mhatre		
143	Bhokarpada 15	2/C	110C	198	1340.00	Class I	Dnyaneshwar Tukaram Mhatre, Anil Tukaram Mhatre		
144	Bhokarpada 15	2/B	110B	199	1340.00	Class I	Arun Hiru Mhatre		
145	Bhokarpada 19	2/A/2	75B	200	600.00	Class I	Fatamabibi Vinate Yusufkhan, Sharifabibi Vinate Yusufkhan		

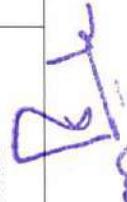


State Election Commission
Government of Maharashtra
Mumbai - 400 002
21/2/2007

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
146	Bhokarpada 17		106	201	1206.00	Class I	Shalik Ganpat Mhatre	
147	Sangade 149	--	359	202	1212.00	Class I	Janardan Raghao Patil, Pandurang Raghoo Patil, Ravindra Chahu Patil, Chahu Patil, Gunwanti Gajanan Joshi, Sarita Chahu Patil, Vikas Ganesh Patil, Ashwini Ashok Mali, Sunita Ganesh Patil, Manish Ramdas Patil, Meghna Ramdas Patil, Kiran Ramdas Patil, Savita Ramdas Patil, Tai Ashok Patil, Manda Anant Mhatre, Surekha Tukaram Patil, Villas Tukaram Patil, Sanjivani Sanjay Fadke, Kamalakant Tukaram Patil	
148	Bhokarpada 17	4A/2	107B	203	1651.00	Class II	Simgubai Chahu Patil, Maruti Kanu Fulora, Dharmibai Madhu Dhamankar, Lata Kana Fulora, Anusaya Kana Fulora, Baby Budhaji Fulora,	<i>Rele</i> Joint Secretary Urban Development Department Mantistava, Mumbai - 400 072



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Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
1	16	4					Dhanashree Budhaji Fulore, Vijaya Budhaji Fulore, Anil Budhaji Fulore, Rajesh Budhaji Fulore, Ambaji Mahadev Mhatre, Ganesh Ambaji Mhatre, Haresh Ambaji Mhatre		
149	Bhokarpada 17	4B/1	107C	204	727.00	Class II	Manohar Dharma Fulore, Mohan Dharma Fulore, Nanda Anil Mhatre, Sitabai Dharma Fulore, Maya Panga Fulore, Janardan Panga Fulore, Nandev Panga Fulore, Dashrath Panga Fulore, Houshibai Padu Fadke		
150	Bhokarpada 17	2	104	205	682.00	Class I	M/s. Ichchhapuri Homes, Jivan Bhausaheb Shingie, Suraj Pandurang Kasurde, Subhash Daji Rahate		
151	Bhokarpada 31	1	92	206	603.00	Class I	Ramchandra Gampat Mhatre	 	

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
152	Bhokarpada 32	89	207	480.00	Class II	Kaluram urfa Ram Parshuram Mhaire, Shantaram Shankar Mhatre, Padu Shankar Mhatre, Rajesh Ram Fadke		
153	Bhokarpada 32	91	208	248.00	Class I	Anil Damodar Pote, Anant Sadashiv Shinde		
154	Bhokarpada 35	6	146	209	320.00	Class I	Bhaskar Gopal Joshi, Balkrushna Gopal Joshi, Narayan Gopal Joshi	
155	Bhokarpada 44	6	167					
	Bhokarpada 45	2	168	210	2776.00	Class I	Pradastithai Setu Madhavan	
	Bhokarpada 45	3/A	170A					
	Bhokarpada 45	3/B	170B					

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R. S.
Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 032

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
156	Sangade 139	4	354	211	2160.00	Class I	Ramchandra Shankar Patil	
157	Bhokarpada 44	4	165					
	Bhokarpada 45	1	166	212	2729.00	Class I	Putthen banglow G. Verghes Mathew	
158	Belavali 142	3	396C	213	3250.00	Class II	Chahu Ganu Patil	
							Anant Nathu Fadke, Dasharath Nathu Fadke, Arun Nathu Fadke, Sitabai Rama Fadke, Kusum Lahu Mhairie, Shakun Chandrakant Patil, Tulasa Rajan Madhvji, Nanda Rama Fadke, Manda Rama Fadke, Kunda Ram Fadke	
159	Bhokarpada 38	2	194	215	4120.00	Class II		
160	Chipale 26	1 (part)	252	216A	36.00	Class I	Shankar Joma Fadke	



[Signature]
Development Department
Government of Goa

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up						Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
1	2	3	4	5	6	7	8	9	
161	Chipale 11	3/A	315A	216B	1762.00	Class II	Shankar Joma Fadke		
162	Bhokarpada 39	4	198	218	1402.00	Class I	Chunilal Kishorlal Gupta		Ownership is updated
	Bhokarpada 39	5	199						
163	Sangade 164	--	408	220	1080.00	Class I	Balaram Nathu Patil		
164	Sangade 155	1	400	221A	652.00	Class I	Maruti Nathu Patil		
165	Sangade 182	2	414B	221B	40.00	Class II	Maruti Nathu Patil		
166	Bhokarpada 41	4	204	222	280.00	Class II	Nira Bama Popeta, Gulab Vilas Mokal		
167	Bhokarpada 42	2	205	223	120.00	Class II	Kanubai Savlaram Gaykar	<i>D. S. J.</i>	Joint Secretary Urban Development Department Mantralaya, Mumbai - 400 032.



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up						Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	8	9	
1	2	3	4	5	6	7			
168	Sangade 150	4/B	369	224	2236.00	Class II	Eknath Bhagoji Patil, Sitaram Bhagoji Patil, Narayan Bhagoji Patil		
169	Belavali 143	--	393	225	1561.00	Class I	Namdev Dama Patil Gopal Dama Patil, Hanuman Rama Patil, Muktabai Sunil Patil, Draupadi Rama Patil, Nagesh Dharma Patil, Anjani Dharma Patil Laxmibai Dharma Patil, Randas Rama Patil, Rupesh Janardan Patil, Ranjana Shantaram Pawar, Sangita Nathuram Kharkar, Bhimabai Janardan Patil		
170	Bhokarpada 43	1/2	169	227	1533.00	Class I	Bhaskar Ambo Fulore, Dinesh Ambo Fulore, Rohidas Ambo Fulore	 	

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
171	Sangade 136	--	361	228	2421.00	Class I	Kashinath Posha Patil	
	Bhokarpada 43	2	190				Nanikram Murjimal Devnani	
	Bhokarpada 43	3	189					
172	Bhokarpada 47	1	173	229	2080.00	Class I		
	Bhokarpada 47	2	174					
173	Sangade 150	2/1	365	230	1512.00	Class II	Pandurang Kanu Powar	
	Bhokarpada							



Sr. No.	Village & Survey/Gat Number of OP	Reference	Details of Final Plots allotted as per the Scheme drawn up				Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8
16	3	142					9
174	Bhokarpada 42	1	206	231	3000.00	Class II	Bhagwan Barku Fulora, Janabai Sitaram Patil, Babibai Katuram Mali
175	Bhokarpada 42	4/A	207A	232	1488.00	Class II	Padu Bhau Fulore, Maya Panga Fulore, Janardan Panga Fulore, Namdev Panga Fulore, Dashratha Panga Fulore, Sitarbai Dharna Fulore, Manohar Dharma Fulore, Mohan Dharma Fulore, Nanda Anil Mhaire
176	Bhokarpada 41	1	202	234	840.00	Class I	Rameshbhai Vallabhbhai Patel
177	Sangade 166	(part)	379	235	504.00	Class I	Dharma Mukta Kadav, Chandrakant Mukta Kadav, Ashok Mukta Kadav

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John
Secretary
Urban Development Department
Mantralaya, Gandhinagar - 382 002.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
				5	6	7	8	9	
1	2	3	4	5	6	7	Rajesh Sohammal Mehta, Ajay Mohammal Mehta, Sanjay Mohannal Mehta		
178	Sangade 168	(part)	378	236	484.00	Class I			
179	Bhokarpada 39	3	201	238	240.00	Class I	Ramesh Ganapat Chavan		
180	Sangade 141	(part)	344	241	1542.00	Class I	Jayashree Surendra Patel, Nishit Bhupesh Patel		
181	Bhokarpada 39	2	200	242	1200.00	Class I	New Sankalp Gruhnirman Sahakari Society Maryadit, Bhokarpada		Ownership is updated
182	Chipale 23	1/B	217	243	4103.00	Class I	Gautambhai Mohanbhai Patel, Hitendra Kumar Manjibhai Patel, Bharatkumar Devsibhai Patel		
183	Bhokarpada 39	1	197	244	1473.00	Class I	Shankar Dhau Patil		
184	Bhokarpada 38	1	196	245	4658.00	Class II	Pandurang Dharma Patil, Pundalik Dharma Patil, Jagan Dharma Patil		 Joint Secretary Urban Development Department Mangalore - 575 001



Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8	9
185	Belavali 138	1	415	246	544.00	Class II	Padmakar Mukha Patil, Janabai Janardan Patil, Ganibai Biliram Patil, Shingi Ambaji Bhopi, Saraswati Laxman Patil, Hemant Laxman Patil, Mangesh Laxman Patil, Prasanna Laxman Patil, Sulbha Ram Patil urf, Sulabh Santosh Mhatre, Surekha Narayan Patil, Ganesh Narayan Patil, Vaibhav Narayan Patil, Rashika Narayan Patil, Changu Mukha Patil	
186	Sangade 156	2/1	404B	247	412.00	Class I	Padmakar Mukha Patil, Janabai Janardan Patil, Ganibai Biliram Patil, Shingi Ambaji Bhopi, Saraswati Laxman Patil, Hemant Laxman Patil, Mangesh Laxman Patil, Prasanna Laxman Patil, Sulbha Ram Patil	R Be m

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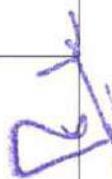
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Mantralay, 1983-84

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8		9
							urf, Sulabh Santosh Mhatre, Surekha Narayan Patil, Ganesh Narayan Patil, Vaibhav Narayan Patil, Rasika Narayan Patil, Changu Mukta Patil		
187	Sangade 138	2	355	248	560.00	Class II	Ravindra Motiram Patil, Baliram Motiram Patil, Nanda Sitaran Mundhe, Kunda Ganesh Mhatre, Anandi Motiram Patil, Balaram Budhaji Patil, Tukaram Budhaji Patil, Barku Budhaji Patil, Janabai Shantaram Gayakar		
188	Bhokarpada 44	5	163	251	640.00	Class I	Suresh Matadin Dhobi Pardeshi		
189	Bhokarpada 11	2/A		121A					



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
	Bhokarpada 44	3	162	252	1957.00	Class I	Gajanan Sudam Fulora	
190	Bhokarpada 31	5/A	95	253	1033.00	Class I	Babaji Ashok Maharaj	
191	Bhokarpada 37	5	161	254	1100.00	Class I	Jan Vikas Society Secretary, Shri Father Frances Mulkal	
192	Bhokarpada 37	4	159	255	2748.00	Class I	E. V. Thomas	
	Bhokarpada 44	1	160				Ramkrushna Ambo Patil, Nirmala Balkrushna Patil, Sarita Balkrushna Patil, Nisha Balkrushna Patil,	
193	Sangade (part)	376	256	187.00	Class II		Joint S. S. Sangade Urban Development Department Mantrikaranya, Mumbai - 400 032.	224



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks	
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
1	2	3	4	5	6	7	8	9	
	146					Sarika Balkrushna Patil, Muktabai Kishore Ulvekar, Manibai Hiru Patil, Nirmala Ambo Patil, Mahesh Balkrushna Patil			
194	Sangade 156	1	404A	257	264.00	Class I	Narayan Tukaram Gaykar, Anusaya Tukaram Gaykar, Praveen Ramdas Gaykar, Amita Ramdas Gaykar, Sunita Ramdas Gaykar, Sangita Ramdas Gaykar, Naresh Gopinath Gaykar, Ajay Gopinath Gaykar, Minakshi Gopinath Gaykar, Suman Gopinath Gaykar		
195	Sangade 159	3	387	258	264.00	Class I	Narayan Tukaram Gaikar, Ramdas Tukaram Gaykar, Naresh Gopinath Gayakar, Ajay Gopinath Gaykar, Minakshi Gopinath Gayakar, Suman Gopinath Gayakar		
196	Bhokarpada 37	1	195	261	1155.00	Class I	Kamladevi Jain	  Joint Secretary Urban Development Deptt. Government of Maharashtra	

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up						Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
1	2	3	4	5	6	7	8	9	
197	Bhokarpada 36	3	153	105A	442.00	Class II	Vasant Gana Mhatre		
198	Bhokarpada 37	3	158	262	1912.00	Class II	Pandurang Gana Mhatre		
199	Bhokarpada 37	2	157	263	835.00	Class I	Amrut C. Purohit		
200	Bhokarpada 36	2	156	264	939.00	Class I	Veena Vinod Shanbhag		
201	Bhokarpada 36	1/B (part)	155(part)	265	1009.00	Class I	Sanjay Khushalchand Lunkad	<i>RJ</i>	

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
202	Bhokarpada 36	1/B (part) 4	155(part)+ 152	266	2019.00	Class I P M Abraham		
203	Chipale 16	5	210	268A	960.00	Class I Sunita Janardan Patil, Kajal Janardan Patil, Jagruti Janardhan Patil, Nikita Janardan Patil, Vighnesh Janardhan Patil, A.P.K. Aai Sunita Janardhan Patil		
204	Chipale 11	1/B	332B					
	Chipale 18	6	272	268B	4776.00	Class II Digambar Barku Patil, Parashuram Barku Patil, Gajanan Barku Patil, Hasubai Gangaram Badle, Sulochana Prakash Shinare, Padmavati Lahu Raje, Chandrabhaga Barku Patil, Sunita Janardan Patil, Kajal Janardan Patil, Jagruti Janardhan Patil, Nikita Janardan Patil, Vighnesh Janardhan Patil, A.P.K. Aai Sunita Janardhan Patil		



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
	Chipale 25	223 S/A				Hasubai Gangaram Bade, Sulochana Prakash Shimare, Padmavati Lahu Raje, Chandrabhaga Barku Patil, Sunita Janardan Patil, Kajal Janardan Patil, Jagruti Janardhan Patil, Nikita Janardan Patil, Vighnesh Janardhan Patil, A.P.K. Aai Sunita Janardhan Patil		
205	Chipale 22	5	222					
	Chipale 21	4	273			Shankar Dhau Patil		
206	Chipale 21	1 (part)	259	272	2773.00 970.00	Class I Class II	Dehu Bendo Patil, Viithabai Gangaram Bhagat, Krushnabai Bama Fadke, Sushilabai Bendo Patil, Anusaya Govid Patil, Jayshree Vishnu Fadke, Dhananjay Gravind Patil, Pratibha Anil Gondhal, Prachi Prabhakar Naik, Mainabai Ragho Patil,	

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Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 Q22.

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
							Dnyaneshwar Ragho Patil, Vithal Ragho Patil, Pandharinath Ragho Patil, Usha Budhaji Patil, Lilavati Ragho Patil, Kalpana Bhushan Fegade		
207	Chipale 3	2 (part)	310	274	133.00	Class I	M/s. Satyam Developers. Proprietor:- Rajesh Dharamveer Gulati,		
208	Chipale 21	2 (part)	260	276	148.00	Class I	Shri Sadhviminayak Enterprises Register Partnership Organization, Jammadas Jethmal Palan		
209	Chipale 20	5 (part)	278	277	56.00	Class I	M/s Sunrise Builder Partner Bipin B. Vaidya		
210	Sangade 147	(part)	375	278	66.00	Class I	Chetan Balkrushna Patil		
211	Chipale 12	2	313	279	80.00	Class I	Suvidha Dhananjay Bedade	Ownership is updated	
							Ashok Joma Mhatre, Kamalakar Dhondu Mhatre, Ganesh Dhondu Mhatre,		

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
212	Chipale 3	3/A (part)	308	280	164.00	Class I	Changuna Dhondu Mhatre, Chandrabhaga Joma Mhatre, Tukaram Dhondu Mhatre, Namdev Dhondu Mhatre, Parvati Pandurang Mhatre, Balaram, Dhondu Mhatre, Tukaram Dhondu Mhatre, Ganu Dhonda Mhatre	
213	Chipale 18	4	271				Budhaji Sawlaram Shelke, Ankush Sawlaram Shelke, Balibai Janu Patil, Bhau Kawlya Bhoir, Ayutbai Gopinath Mhatre, Maribai Changa Patil, Harishchandra Changa Patil, Yamuna Changa Patil, Ramchandra Changa Patil, Shalubai Digambar Ainkar, Lahu Sawlaram Shelke, Sunil Vasant Shelke, Sunita Vasant Shelke, Dwarkabai Gajanan Patil, Hirabai Eknath Waghmare, Laxmibai Hiraji Waghmare, Vasanti Maruti Gharat, Sangita Kawlya Bhoir, Rekha Sanjay Patil,	
	Chipale 17	5	214	282	2360.00	Class II		



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Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up						Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
1	2	3	4	5	6	7	8	9	
						Dhananjay Pundalik Karmelkar, Kailas Pundalik Karmelkar, Puja Pundalik Karmelkar, Samadhan Pundalik Karmelkar Bharati Maruti Patil Suvarna Prashant Khude Manisha Motiram Patil Manoj Maruti Patil Mahesh Maruti Patil			
214	Bhokarpada 41	2	193						Ownership is updated
	Bhokarpada 41	3	203	283	2280.00	Class I	Orion Trust		
	Chipale 17	4	215						
	Bhokarpada 41	5	208						



Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8	9
215	Chipale 22	4	221	285	1400.00	Class I	Janardan Ganu Fadke	
216	Chipale 19	5B/2 (part)	280B	293	1020.00	Class I	Sunrise House Makers Pvt. Ltd. Director L.R. Vyankatramin, Vinay Shravankumar Agrawal.	Ownership is updated
217	Chipale 19	5B/1 (part)	280A				Shikara Estate Phage I Co-Op. Housing Society, Ltd.	Ownership is updated
218	Chipale 19	5A/1 (part)	281	294	2199.00	Class I		
	Chipale 19	4/B (part)	282B	295	2822.00	Class I	Anuvilla Housing Society	
	Chipale 3	4A (part)	306					
	Chipale 3	5	307					
219	Chipale 18	1	304				Shikara Construction Pvt. Ltd Director, Ashokkumar Banshiram Mehara Sunrise Builders, B.B. Vaidya	
	Chipale 18	2	284	296	6325.00	Class I		
	Chipale 19	3/1 (part)	305A					
	Chipale 19	3/B (part)	305B					
	Chipale	4/A	282A					



Joint Secretary
Urban Development Department
Mumbai, Mumbai - 400 033.

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Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
	19	(part)						
220	Chipale 14	1/A	302	297	600.00	Class I	Jaypal Ramanlal Balad, Prashant Shrinivas Shevde, Villas Madanlal Kothari	Ownership is updated
221	Chipale 3	3/B (part)	309	298	652.00	Class I	Jaypal Ramanlal Balad, Prashant Shrinivas Shevde (33.32%); Goroba Bhimrao Savalkar (66.68%)	Ownership is updated
	Chipale 5	2	335					
	Chipale 5	1	336					
	Chipale 5	3	314					
222	Chipale 5	4	303				Swami Mohan Dasji	
	Chipale 12	1	312					
	Chipale 13	1	301A					

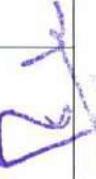


Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
223	Chipale 11	2/B	333	302	1087.00	Class I	Harishchandra Maruti Abanave, Sudhakar Bhivasan Nanote, Anita Digambar Kale, Anita Babasaheb Kumbhar, Kalindi Deepak Kale, Rajesh Adikeshawalu Naidu, Umarni Ilahidi Devraj	
224	Chipale 11	2/A	334	304	1488.00	Class II	Rampal Jitmal Mittal	
225	Chipale 9	2/B	295	312	3320.00	Class II	Lahu Rama Patil, Appasaheb Tanaji Patil, Amol Arjun Sarwande, Abasaheb Kadu Lalzare, Ashish Ganpat Mohite, Ganesh Tukaram Sarjine, Jalinder Jaising Solkar, Nillesh Pandharinath Dhumal, Bharat Sadasiv Ghadge, Mahendra Bhaskar Gunjal, Yogesh Balu Yewale, Vijay Vishnu Sawant, Viththal Ganpat Fadture, Vishwas Jairam Patil, Vishwas Parashuram Patil,	



Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 002.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	Shivnath Vithoba Sanap, Shridhar Annarao Salunkhe, Sonya Bapu Vishwanath Mavale, Sandip Viththal Nangare
226	Chipale 9	1	294	313	520.00	Class I	Nilesh Sadashiv Sawant, Prakash Arjun Bansode, Pravin Mahadev Pawar, Pravin Vasant Babar, Anil Arun Sawant, Shivnath Vithoba Sanap, Savkar Ganpat Arote, Sambhaji Baburao Wagh, Hausa Shantaram Argade, Yogesh Balu Yewale
227	Chipale 9	3	292	314	600.00	Class I	Sudhir Bhalchandra Joshi
228	Sangade 159	2	388	315	660.00	Class II	Baliram Budhaji Patil, Maynabai Tukaram Kokambe, Shanubai Arantaa Kurangale, Kalpana Kishor Taware, Gunabai Ramesh Ghogare, Sitabai Budhaji Patil

Sr. No.	Village & Survey/Gat Number of OP	Reference Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
229	Chipale 10	2	299	316	1360.00	Class I	Monika Dattatraya Mhatre	
230	Chipale 10	3	297	317	2400.00	Class I	Chandrakant Kashinath Patil, Sandeep Kashinath Patil, Pravin Kashinath Patil	
231	Sangade 134	--	348	318	1680.00	Class II	Pandurang Hasha Kadav, Sakharam Hasha Kadav, Raghav Hasha Kadav, Muktabai Hasha Kadav, Gunabai Ullhas Patil, Medhavi Hasha Kadav, Sonubai Kamalakar Juikar, Vithabai Hasha Kadav, Prakash Viththal Kadav, Deepak Viththal Kadava, Pradnya Viththal Kadav, Rukhmuni Viththal Kadav, Jijabai Tukaram Kadav, Mangesh Tukaram Kadav, Manisha Dattatray Patil, Manoj Tukaram Kadav, Charushila Gorakhnath Mokal	
232	Chipale	3/B	320	319	2120.00	Class I	Kanu Shantaram Fadke	  Urban Land Reforms Committee Maharashtra, India



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
1	8							
233	Chipale 8	3/A	296	320	2160.00	Class II	Shantaram Dhau Fadke	
234	Vihighar 16	3	321	321	204.00	Class I	Janardan Dhau Patil, Namdev Dhau Patil, Pandurang Dhau Patil, Mahadev Dhau Patil, Rupesh Ramdas Patil	
235	Vihighar 16	17	322	322	244.00	Class I	Dilipkumar Fatchal Kherodiya	
236	Vihighar 17 Vihighar 16	-- 1/A (part)	324 323A	323	3236.00	Class I	Gajanan Goma Patil, Dilip Balaram Patil, Gurunath Balaram Patil, Harish Balaram Patil, Shubham Builders and Developers tarfe Bhagidara	Ownership is updated
237	Vihighar 16	1/B (part)	323B	324	1124.00	Class I	Sainath Naga Patil, Krushna Naga Patil	<i>R.Lee</i>



Sr. No.	Village & Survey/Gat Number of OP	Reference	Details of Final Plots allotted as per the Scheme drawn up						Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
	Hissa Number of OP	OP No.							
1	2	3	4	5	6				
238	Vihighar 18	(part)	325	326	459.00	Class I	Vitthal Dharma Patil,		Ownership is updated
239	Vihighar 19	1	326A	327	1721.00	Class I	Joseph Anthony Kokadan		
240	Vihighar 19	2	326B						
241	Chipale 8	1	318	329A	3202.00	Class I	Siddhnil Enterprises Partner, Vilas Madanlal Kothari		
	Chipale 8	2	319						
242	Sangade 162	1	386	329B	272.00	Class II	Ganibai Nathu Bhopi, Namdev Nathu Bhopi, Mathura Narayan Thakur, Pandurang Nathu Bhopi, Janabai Maruti Khutte, Kashinath Nathu Bhopi		
243	Sangade 162	3	383	329C	316.00	Class I	Balaram Mukta Bhopi		
	Chipale 8	3	327	330	553.00	Class I	Sanjay Kumar Singh		



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
244	Chipale 7	1	328	331	2281.00	Class I	Sudhakar Ganapati Venekar, Prakash Khandu Fadke, Sunil Khandu Fadke, Prakash Lalaji Singh		
245	Sangade 151	--	368	332	1691.00	Class I	Gaurav Prushottam Agarwal	Ownership is updated	
246	Chipale 6	3	329	333	1774.00	Class II	Savitribai Ganpat Mhatre (Chambhar), Madhukar Ganapat Mhatre (Chambhar), Nandkumar Ganapat Mhatre (Chambhar), Ramdas Ganapat Mhatre (Chambhar)	Ownership is updated	
247	Chipale 6	1/A	330 A	335	960.00	Class I	Jai Hind Sahakari Grukha Nirman Sanstha Maryadit	Ownership is updated	
248	Chipale 6	1/B	330 B	336	640.00	Class I	Vijayalakshmi Dilipkumar Kherodia		
249	Chipale	2	331	337		Class I	Tukaram Dhondu Mhatre, Balaram Dhondu Mhatre, Kamalakar Dhondu Mhatre,		

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Joint Secretary
Urban Development Department
Mumbai - 400 032.

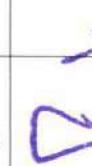


Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	Ashok Joma Mhatre, Ganesh Dhondu Mhatre, Namdev Dhondu Mhatre	9
	6			1680.00		8		
250	Chipale 11	1/A	332A	338	840.00	Class II	Radhabai Baliram Patil	
251	Chipale 18	3	283	340	160.00	Class I	Maribai Changra Patil, Harishchandra Changra Patil, Yamuna Changra Patil, Ranchandra Changra Patil, Shalubai Digambar Aenkar, Budhaji Sawalaram Shelake, Laha Sawalaram Shelake, Ankush Sawalaram Shelake, Balibai Janu Patil, Sumil Vasant Shelake, Sunita Vasant Shelake, Bhau Kavlya Bhoir, Dwarkabai Gajanan Patil, Ayatubai Gopinath Mhatre, Hirabai Eknath Waghmare, Laxmibai Hiraji Waghmare, Vasanti Maruti Bharat, Sangita Kavlya Bhoir, Rekha Sanjay Patil, Dhananjay Pundalik Karmelakar, Kailas Pundalik Karmelakar,	Ownership is updated



Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
						Puja Pundalik Karmelakar, Samadhan Pundalik Karmelkar, Bharati Maruti Patil, Suvarna Prashant Khude, Manisha Motiram Patil, Manoj Maruti Patil, Mahesh Maruti Patil		
252	Chipale 31	5 (part)	251	341	207.00	Class I	Alpana Arvind Agrawal, Arvindkumar Agrawal	
253	Chipale 20	6 (part)	279	342	309.00	Class I	Sudhakar Shankar Malotkar, Nandkumar Shankar Malotkar, Ganesh Shankar Malotkar	
254	Chipale 25	2/D (part)	258 C	343	303.00	Class I	Wilson Philip, Suja Wilson	
255	Chipale 4	3 (part)	311	344	1360.00	Class II	Dagdu Halya Chambhar, Gopal Halya Chambhar, Changuna Kondiram Chambhar, Vikesh Kondiram Chambhar, Mangesh Kondiram Chambhar, Shaila Ganesh Tike, Chhaya Sandeep Bhoir	241  Joint Secretary Urban Development Department Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8	9
256	Chipale 20	4/A (part)	276	345	1098.00	Class I	Kondu Hiru Mhatre (21.43%), Eknath Kondhu Mhatre (24.29%), Sandhya Mukesh Gajbhiye (8.57%), Niraj Swarupchand Koثرी (45.71%)	Ownership is updated
257	Chipale 4	2 (part)	337	347	928.00	Class II	Dagadu halya Chambhar	
	Chipale 9	4	293					
	Bhokarpada 28	2/1	65	73	1690.00		Bhaskar Ambo Fulore (55 % in FP 73 and whole FP No. 185)	
258	Bhokarpada 42	3	192	185	433.00	Class I	Dinesh Ambo Fulore, Rohidas Ambo Fulore (both at 45 % in FP No. 73 only)	
	Bhokarpada 16	6	136				Muktibai Ganpat Fulore, Ramchandra Ganpat Fulore, Lakshman Ganpat Fulore,	
	Bhokarpada 48	3	179	165	276.00	Class I	Lakshman Ganpat Fulore, 	

Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 032.



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	
259	Bhokarpada 45	5	172	178	485.00		Venubai Kisan Fadke, Parvatibai Ashok Patil, Namubai Kisan Fadke, Bharati Bai Ganesh Pati
	Devad 77	--	25				
	Devad 81	--	30				
	Devad 83	1	33				
	Devad 83	3	34				
	Devad 89	1	41A				
260	Devad 95	--	175A	4795.00	Class I	Khushalchand Fakirchand Lunkad, Suhas Khushalchand Lunkad, Milind Khushalchand Lunkad, Bharat Suwallal Desadla, Deepak Kacharadas Bhavera Sanjay Khushalchand Lunkad	
	Devad 96	2	46				
	Bhokarpada 24	1	45B				
	Bhokarpada 47	5	67				
	Chipale 27	1	185				
	Bhokarpada		228				



Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8
	22	1	70A				9
261	Devad 89	2/A	41B	175B	1420.00	Class II Milind Khushalchand Lukand, Bharat Suwallal Desadla,	
	Bhokarpada 14	1/A	112A				
	Bhokarpada 22	2	70B				
	Bhokarpada 27	2	57				
	Bhokarpada 30	--	78				
262	Bhokarpada 36	1/A/2	154B	328	18355.00	Class I Sanjay Khushalchand Lunkad Milind Khushalchand Lunkad Ashwin Suhas Linkad	
	Bhokarpada 44	2	164				
	Devad 79		28				(Shares as per their shares existed in the respective OPs)
	Chipale 13						
	Chipale 26	2	224				

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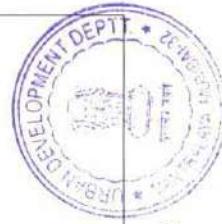


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Urban Development Department
Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8
	Bhokarpada 46	2	187				9
	Chipale 10	5	289				
	Chipale 10	1	316				
	Bhokarpada 36	1/A/1	154A				
263	Bhokarpada 47	3	175	100	1978.00	Class I	Milind Khushalchand Lunkad
	Chipale 26	5	225				
	Bhokarpada 46	1/B	188B				
264	Bhokarpada 46	3	186	267	4731.00	Class I	Milind Khushalchand Lunkad Pankaj Ishwarlal Solanki, Ashwin Suhas Lunkad (Shares as per their shares existed in the respective OPs)
	Bhokarpada 46	1/A	188A				
	Bhokarpada 15	1	108				
	Bhokarpada 32	1	82				
	Bhokarpada						



Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 022



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8
	17	1	103				9
Bhokarpada							
18	3	102					
Bhokarpada							
40	--	209					
Bhokarpada							
42	4/B	207B	305	54565.00	Class I		
Bhokarpada							
43	1/1	191					
Chipale							
7	2	317					
Chipale							
14	2	287					
Devad							
93	--	48					
Chipale							
14	1/B	285					
Chipale							
14	5	286					
Bhokarpada							
34	--	145					
Chipale							
26	3	250					
Chipale							

Sanjay Khushalchand Lukand,
Bharat Suvalal Desadia,
Pankaj Ishwarlal Solanki
Ashwin Suhas Lunkad
Villas Madanlal Kothari
Milind Khushalchand Lunkad
Dipak Khushalchand Lunkad
(Shares as per their shares existed in
the respective OPs)



Joint Secretary
Urban Development Corporation
Mumbai, Maharashtra - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8	9
	14	4	288					
	Chipale							
	26	4	249					
	Bhokarpada							
	29	1/A	61					
	Bhokarpada							
	14	1/B	112B					
	Bhokarpada							
	15	3	109					
	Bhokarpada							
	31	2	94					
	Bhokarpada							
	11	2/B	121B					
	Chipale							
	14	3	300					
	Chipale							
	11	3/B	315B					
266	Devad 78	(part)	22	16	10017.00	Govt. Land	Government Land transferred earlier to Vichumbe Group Gram Panchayat and now to Devad Gram Panchayat for grazing of cattle shall be discontinued. These Final Plots would be transferred	 Joint Secretary Urban Development Department Mantralaya, Mumbai - 440 022.
				38	42502.00			

Sr. No.	Village & Survey/Gat	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8	9
				70	17543.00			to SPA, NAINA for providing infrastructure in IDP
267	Chipale 18	5	274				Dehu Benu Patil, Vithabai Gangaram Bhagat, Krushnabai Bama Fadke, Sushilabai Benu Patil, Jaishree Vishnu Fadke, Dhananjay Govind Patil, Pratibha Anil Gondhali, Prachi Prabhakar Naik, Viththal Ragho Patil, Usha Budhaji Patil, Manabai Ragho Patil, Lilavati Ragho Patil, Dnyaneshwar Ragho Patil, Kajpana Bhushan Fagade, Pandharinath Ragho Patil	
	Chipale 10	4	298	287	1440.00	Class I		
	Chipale 21	6	263				Dehu Benu Patil, Vithabai Gangaram Bhagat, Krushnabai Bama Fadke, Sushilabai Benu Patil, Jaishree Vishnu Fadke, Dhananjay Govind Patil, Pratibha Anil Gondhali, Prachi Prabhakar Naik, Viththal Ragho Patil, Usha Budhaji Patil	
268	Chipale 22	3	220	286	1840.00	Class II		

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Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 032.

Details of Final Plots allotted as per the Scheme drawn up							Remarks
Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Final plot Number	Area of FP (Sq. M)	Tenure	
1	2	3	4	5	6	7	Manabai Ragho Patil, Lilavati Ragho Patil, Dnyaneshwar Ragho Patil, Kalpana Bhushan Fagade, Pandharinath Ragho Patil
	Chipale	15	-	269			
	Chipale	16	1	268			
	Chipale	16	2	267			
	Chipale	16	3	212			
	Chipale	16	4	211			
269	Chipale	17	1	270			Mandakini Rameshchandra Vasaikar
	Chipale	17	2/A	265			
	Chipale	17	2/B	266			
	Chipale	17	3	264			
	Chipale	23	2	213			



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Urban Development Department
Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up						Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
2	3	4	5	6	7	8	9		
1	Chipale 23	3	218						
	Chipale 23	4	219						
	Chipale 9	2/A	291						
	Chipale 10	6	290	307 A	20135.00	Class I			
	Chipale 22	1	262						
	Chipale 21	3 (part)	275						
	Chipale 21	5	261						
270	Chipale 23	1/A	216	307 B	800.00	Class II	Mandakini Rameshchandra Vasalkar		
	Sangade 181	--	412	352	1000.00	Govt.	Group Gram Panchayat Chikhale		
271									Existing user of Cremation ground for Sangade village shall be continued. It is affected by MMC to be implemented by the MMRDA who may acquire the plot as per its programme. The draft



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up						Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
1	2	3	4	5	6	7	8	9		
272	Belavali 136	---	416	353	26743.00	Govt. Land	Maharashtra State Government (Forest Department)			Land under Protected Forest is maintained in the FP without any change in the Scheme.
273	Chipale 25	6	254	---	----	----	----	----	Disposed off	As recorded in Table A
274	Chipale 25	3	255	---	----	----	----	----	Disposed off	As recorded in Table A
275	Chipale 2	3/1	339	---	----	----	----	----		Maharashtra State Govt. (P.W.D)
276	Sangade 178	1	409	---	---	---	Area outside the TP scheme	-----	-----	Part of Panvel-Matheran State Highway



Sr. No.	Village & Survey/Gat Number of OP	Hissa Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1 277	2 Chipale	3 277	4 277	5 ---	6 7	7 7	8 8	9 9	Part of Panvel-Matheran State Highway (P.W.D)
278	Chipale		338	---			Maharashtra State Govt. (P.W.D)		Part of Panvel-Matheran State Highway (P.W.D)
279	Sangade		403				Indian Railways		Land under railway track

Final Plots Allotted to
Special Planning Authority (SPA)
For Navi Mumbai Airport Influence Notified Area (NAINA) (CIDCO)

1 Amenity Plot	--	--	1 1	2815.00	Class I	SPA, NAINA (CIDCO)		
2 Plot for EWS / LIG Housing	--	--	2 2	14692.00	Class I	SPA, NAINA (CIDCO)		
3 Open Space	--	--	12 12	1524.00	Class I	SPA, NAINA (CIDCO)		
4 Open Space	--	--	17 17	703.00	Class I	SPA, NAINA (CIDCO)		
5 Growth Centre	--	--	19 19	113539.00 		SPA, NAINA (CIDCO)	Part of Growth Centre Site No. 203 of IDP Reservation	

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	9	
1	2	3	4	5	6	7	8	Part Growth Centre Site No. 203 of IDP Reservation (Reduced for maintaining area of P.G.)
6	Growth Centre	--	--	20	13868.00	SPA, NAINA (CIDCO)		Park Site No. 13 A of IDP Reservation (Modified and Enlarged)
7	Park / Green Belt	--	--	29	22948.00	Class I	SPA, NAINA (CIDCO)	Play Ground Site No. 46 A of IDP Reservation (Modified slightly for better planning)
8	Play Ground	--	--	30	39836.00	Class I	SPA, NAINA (CIDCO)	
9	Open Space	--	--	32	4522.00	Class I	SPA, NAINA (CIDCO)	
10	Amenity Plot	--	--	33	5590.00	Class I	SPA, NAINA (CIDCO)	Reduced to accommodate ESS site no. 50 of IDP
11	Electric Sub-Station	--	--	35	2216.00	Class I	SPA, NAINA (CIDCO)	ESS Site No. 50 of IDP Reservation (Shifted on the other side of Road)
12	Garden	--	--	36	16715.00	Class I	SPA, NAINA (CIDCO)	IDP Sites of PG and Park nos. 55A & 55 have been combined to form Garden Plot with increased area
13	Park / Green Belt	--	--	37	17257.00	Class I	SPA, NAINA (CIDCO)	



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7			
14	School	--	--	50	7500.00	Class I	SPA, NAINA (CIDCO)		
15	Amenity Plot	--	--	60	3321.00	Class I	SPA, NAINA (CIDCO)		
16	Play Ground	--	--	68	7913.00	Class I	SPA, NAINA (CIDCO)		
17	Amenity Plot	--	--	69	8560.00	Class I	SPA, NAINA (CIDCO)		
18	Amenity Plot	--	--	71	2289.00	Class I	SPA, NAINA (CIDCO)		
19	Garden	--	--	77	6745.00	Class I	SPA, NAINA (CIDCO)	The SPA, NAINA shall sell this plot to raise the funds to meet the cost of the Scheme	
20	Plot for Sale	--	--	84	16517.00	Class I	SPA, NAINA (CIDCO)		
21	Amenity Plot	--	--	90	1087.00	Class I	SPA, NAINA (CIDCO)		
22	Open Space	--	--	91	873.00	Class I	SPA, NAINA (CIDCO)		
23	Open Space	--	--	95	758.00	Class I	SPA, NAINA (CIDCO)		
24	Park / Green Belt	--	--	104	26780.00	Class I	SPA, NAINA (CIDCO)		



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
25	Amenity Plot	--	107	1747.00	Class I	SPA, NAINA (CIDCO)		
26	Amenity Plot	--	111	1035.00	Class I	SPA, NAINA (CIDCO)		
27	Plot for EWS / LIG Housing and Housing of Dishoused due to Scheme	--	113	47008.00	Class I	SPA, NAINA (CIDCO)		
28	Park / Green Belt	--	114	31211.00	Class I	SPA, NAINA (CIDCO)		
29	Garden	--	121	6911.00	Class I	SPA, NAINA (CIDCO)		
30	Park	--	125	33774.00	Class I	SPA, NAINA (CIDCO)		Park Site No. 54 of IDP Reservation
31	Play Ground	--	126	24801.00	Class I	SPA, NAINA (CIDCO)		Play Ground Site No. 54A of IDP Reservation
32	School	--	127	3900.00	Class I	SPA, NAINA (CIDCO)		School Site No. 60 of IDP Reservation



B
Joint Secretary
Urban Development Department
Mumbai, Mumbai - 420 012.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
33	Play Ground	--	--	128	6700.00	Class I	SPA, NAINA (CIDCO)		School Site No. 57 of IDP Reservation
34	ESR /GSR	--	--	129	7202.00	Class I	SPA, NAINA (CIDCO)		ESR/GSR Site No. 49 of IDP Reservation
35	Open Space	--	--	138	1995.00	Class I	SPA, NAINA (CIDCO)		
36	Amenity Plot	--	--	143	1049.00	Class I	SPA, NAINA (CIDCO)		
37	Garden	--	--	144	2201.00	Class I	SPA, NAINA (CIDCO)		
38	Open Space	--	--	150	710.00	Class I	SPA, NAINA (CIDCO)		
39	Amenity Plot	--	--	154	3752.00	Class I	SPA, NAINA (CIDCO)		
40	Amenity Plot	--	--	156	1346.00	Class I	SPA, NAINA (CIDCO)		
41	Open Space	--	--	157	221.00	Class I	SPA, NAINA (CIDCO)		
42	Amenity Plot	--	--	158	675.00	Class I	SPA, NAINA (CIDCO)		
43	Open Space	--	--	160	337.00	Class I	SPA, NAINA (CIDCO)		



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up					Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9
44	Open Space	--	--	161	371.00	Class I	SPA, NAINA (CIDCO)	Daily Bazaar Site No. 48 of IDP Reservation
45	Daily Bazaar	--	--	166	1600.00	Class I	SPA, NAINA (CIDCO)	
46	Open Space	--	--	168	312.00	Class I	SPA, NAINA (CIDCO)	
47	Amenity Plot	--	--	177	156.00	Class I	SPA, NAINA (CIDCO)	
48	Amenity Plot	--	--	179	4129.00	Class I	SPA, NAINA (CIDCO)	
49	Play Ground	--	--	182	1923.00	Class I	SPA, NAINA (CIDCO)	
50	Amenity Plot	--	--	187	510.00	Class I	SPA, NAINA (CIDCO)	
51	Plot for EWS / LIG Housing	--	--	189	29813.00	Class I	SPA, NAINA (CIDCO)	
52	Play Ground	--	--	214	4693.00	Class I	SPA, NAINA (CIDCO)	
53	Amenity Plot	--	--	217	811.00	Class I	SPA, NAINA (CIDCO)	




Joint Secretary
 Urban Development Department
 Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up						Remarks
				Final plot Number	Area of FP (Sq.M)	Tenure	Ownership of the Final Plot decided with share			
1	2	3	4	5	6	7				9
54	Amenity Plot	--	--	226	1707.00	Class I	SPA, NAINA (CIDCO)			
55	Amenity Plot	--	--	233	1048.00	Class I	SPA, NAINA (CIDCO)			
56	Amenity Plot	--	--	237	464.00	Class I	SPA, NAINA (CIDCO)			
57	Open Space	--	--	239	1790.00	Class I	SPA, NAINA (CIDCO)			
58	Amenity Plot	--	--	240	384.00	Class I	SPA, NAINA (CIDCO)			
59	Amenity Plot	--	--	249	3214.00	Class I	SPA, NAINA (CIDCO)			
60	Garden	--	--	250	2318.00	Class I	SPA, NAINA (CIDCO)			
61	Open Space	--	--	260	792.00	Class I	SPA, NAINA (CIDCO)			
62	School	--	--	270	3901.00	Class I	SPA, NAINA (CIDCO)			School Site No. 61 of IDP Reservation
63	Play Ground	--	--	271	6600.00	Class I	SPA, NAINA (CIDCO)			Play Ground Site No. 58 of IDP Reservation
64	Plot for EWS / LIG Housing	--	--	281	17511.00	Class I	SPA, NAINA (CIDCO)			



Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up					Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share		
1	2	3	4	5	6	7	8	9	
65	Open Space	--	--	284	1360.00	Class I	SPA, NAINA (CIDCO)		
66	Primary Healthcare Centre	--	--	289	1600.00	Class I	SPA, NAINA (CIDCO)		Primary Healthcare Centre Site No. 78 of IDP Reservation
67	Garden	--	--	290	6077.00	Class I	SPA, NAINA (CIDCO)		
68	Amenity Plot	--	--	291	548.00	Class I	SPA, NAINA (CIDCO)		
69	Amenity Plot	--	--	300	236.00	Class I	SPA, NAINA (CIDCO)		
70	Play Ground	--	--	306	9735.00	Class I	SPA, NAINA (CIDCO)		
71	Plots for EWS / LIG Housing	--	--	308 A + 308 B	394.00 + 16.00	Class I	SPA, NAINA (CIDCO)		Small Plots to be merged in the site of EWS / LIG Housing of the adjoining TP Scheme
72	Open Space	--	--	309 A	1037.00	Class I	SPA, NAINA (CIDCO)		
73	Amenity Plot	--	--	309 B	664.00	Class I	SPA, NAINA (CIDCO)		Small Plot to be merged in the site of EWS / LIG Housing of the adjoining TP Scheme
74	Plot for EWS / LIG Housing	--	--	310 A	1462.00	Class I	SPA, NAINA (CIDCO)		



Joint Secretary
Urban Development Department
Manohar Lal Nehru Marg, New Delhi - 110 021

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Details of Final Plots allotted as per the Scheme drawn up						Remarks
			Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share			
			5	6	7	8	9		
1	2	3	4	5	6	7	8		
75	Open Space	--	--	310 B	683.00	Class I	SPA, NAINA (CIDCO)		
76	School	--	--	311	3003.00	Class I	SPA, NAINA (CIDCO)		
77	Garden	--	--	325	5943.00	Class I	SPA, NAINA (CIDCO)		
78	Open Space	--	--	334	1255.00	Class I	SPA, NAINA (CIDCO)		
79	Plot for Sale	--	--	339	9189.00	Class I	SPA, NAINA (CIDCO)	The SPA, NAINA shall sell this plot to raise the funds to meet the cost of the Scheme	
80	Amenity Plot	--	--	346	207.00	Class I	SPA, NAINA (CIDCO)		
81	Growth Centres	--	--	348 354 355 357 358 360	31384.00 851.00 1979.00 14171.00 12184.00 116083.00	Class I	SPA, NAINA (CIDCO)	Parts of Growth Centre Site No. 207 of IDP Reservation	
82	Play Ground	--	--	349	22308.00	Class I	SPA, NAINA (CIDCO)	Play Ground Site No. 207A of IDP Reservation	
83	Multi-Modal Corridor (part)	OPMEN DEPTT * URBAN DEVELOPMENT DEPARTMENT MANTRALAYA MUMBAI	--	350 351 A 351 B 351 C	1316.00 1376.00 76.00 122.00	Class I	SPA, NAINA (CIDCO)	Plots for Multi-Modal Corridor reserved in the IDP. Plots shall be transferred to the MMRDA	

[Signature]
Joint Secretary
Urban Development Department
Mantralaya, Mumbai - 400 032.

Sr. No.	Village & Survey/Gat Number of OP	Reference OP No.	Hissa Number of OP	Details of Final Plots allotted as per the Scheme drawn up				Remarks
				Final plot Number	Area of FP (Sq. M)	Tenure	Ownership of the Final Plot decided with share	
1	2	3	4	5	6	7	8	9 who is implementing Authority for MMC
				351 D	1092.00			

(S. V. Surve)

Arbitrator

Town Planning Scheme, NAINA No. 2
 (Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade)

Joint Secretary
 Urban Development Department
 Mantralaya, Mumbai - 400 032.



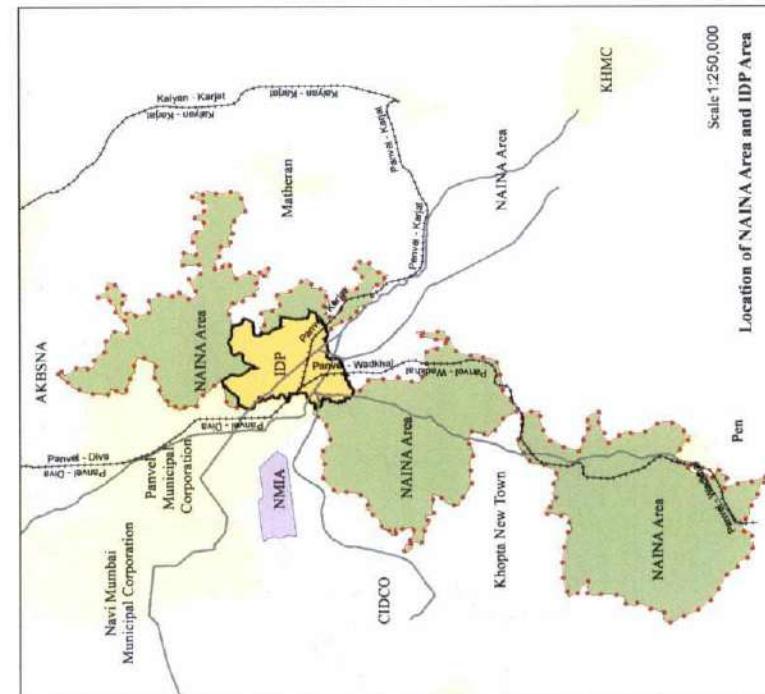
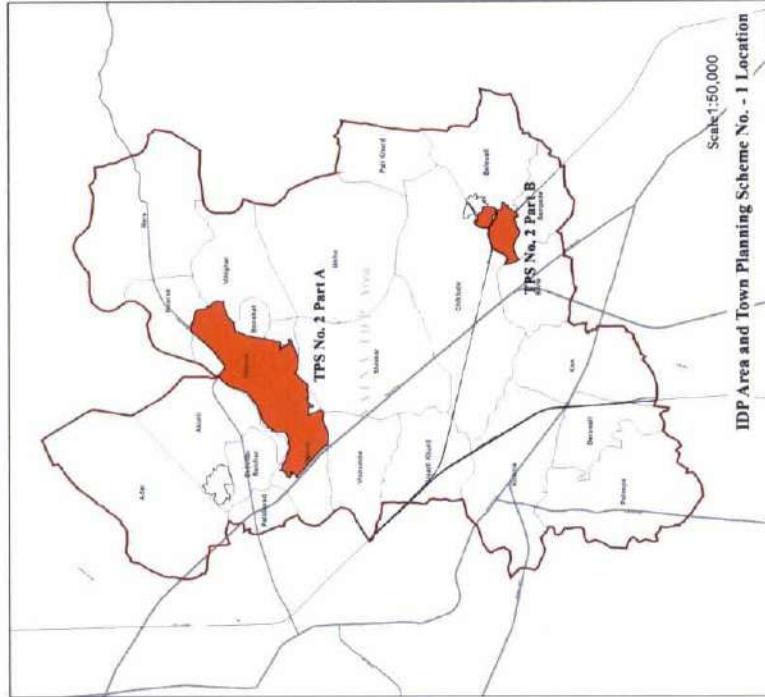
TOWN PLANNING SCHEME, NAINA NO. 2
(Chipale, Vihighar, Devad, Bhokarpada, Belavali, Sangade Tahsil Panvel, Dist. Raigad)
Preliminary Scheme

(Drawn Under section 72 (7) of M.R. & T.P. Act, 1966)

Plan No. 1

Location Plan

Scale 1:50,000



Notes:-

1. The area identified for T.P. Scheme is from villages Chipale, Vihighar, Devad, Bhokarpada, Belavali and Sangade of Panvel Tahsil, Raigad District
2. The area under T.P. SCHEME is in two parts.
3. The part A of the scheme is about 1 km from panel node of Navi Mumbai.
4. Part A of the scheme is in villages Chipale, Vihighar, Devad, Bhokarpada & part B of the scheme is in villages Belavali & Sangade. Across river kirk.
5. The area of the T.P. Scheme is 194.91 Ha & village-wise areas are as below
 - A) In Chipale village 35.65 Ha. (18.29 %)
 - B) In Vihighar village 1.79 Ha. (0.92 %)
 - C) In Devad village 61.08 Ha. (31.34 %)
 - D) In Bhokarpada village 68.89 Ha. (35.34 %)
 - E) In Belavali village 9.38 Ha. (4.81 %)
 - F) In Sangade village 18.13 Ha. (9.30 %)
6. The area identified from villages Belavali & Sangade is majorly under Growth Center of IDP.

Notes:-

Approved under sub-section (1) of section 86 of M.R. & T.P. Act 1966 vide Urban Development Department Notification No. TPS-1221/54/CR-10/21/ID-12, Dated 03/11/2021 read with modifications.

Suresh V. Surev,
 Arbitrator
 T. P. S. NAINA No.2

Special Planning Authority,
 Navi Mumbai Airport Influence Notified Area
 (NAINA), CIDCO

TOWN PLANNING SCHEME, NAINA NO. 2

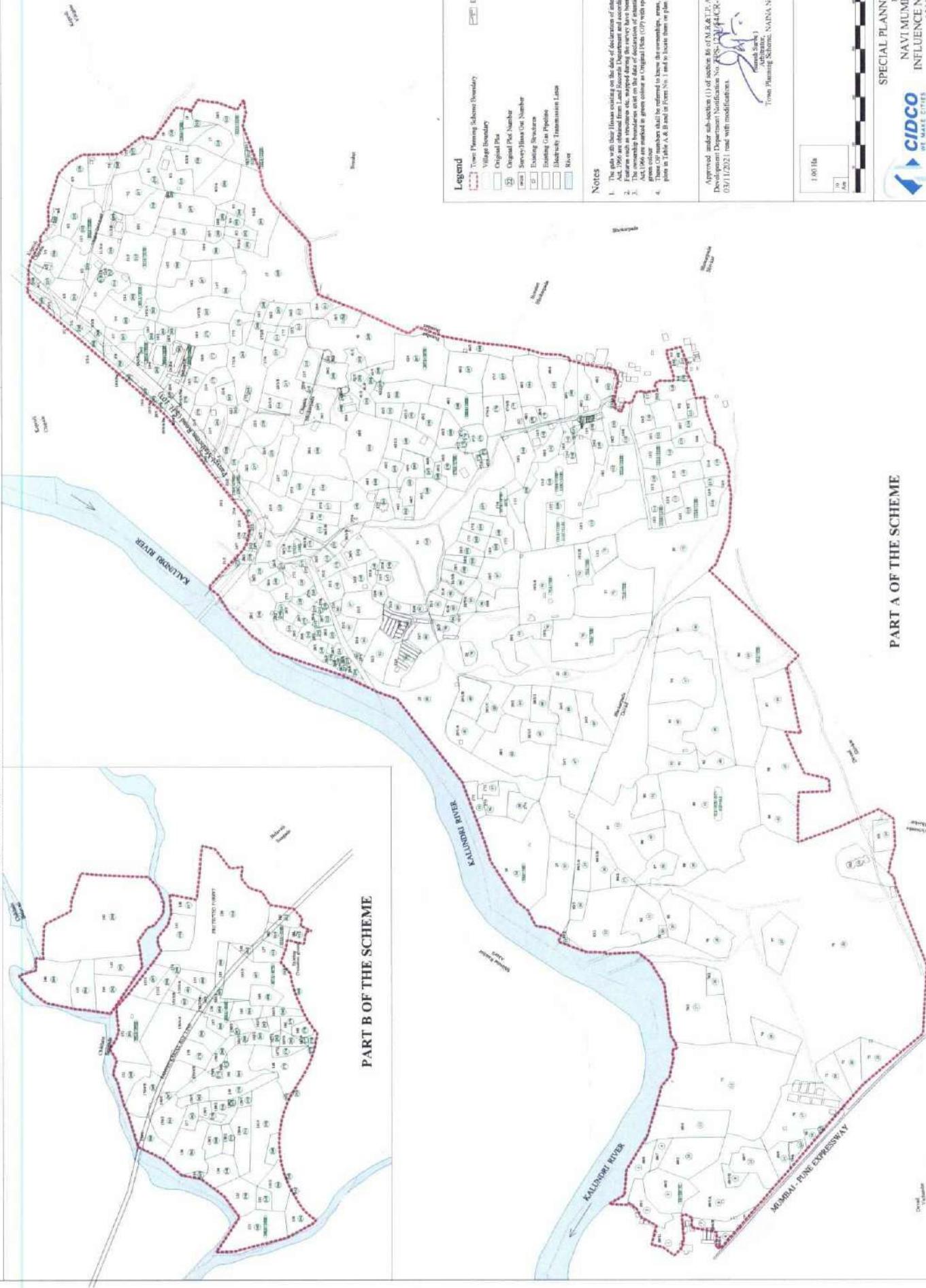
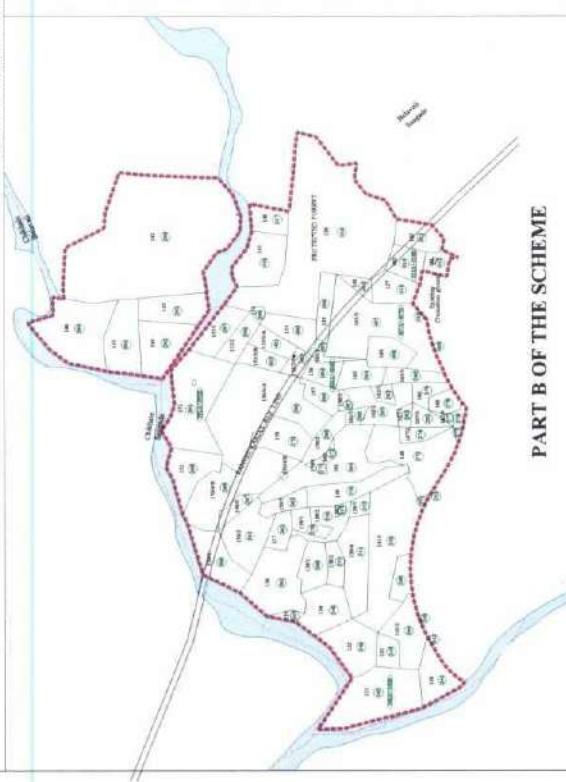
(Chipla, Vingur, Devad, Bhokarpada, Bejavali, Segdada of Thalai Parvat, Dist. Raigad)

PRELIMINARY SCHEME

(Covered Under Section 7(1) of A.R. & P. A.C. (96))

PLAN SHOWS
THE ORIGINAL PLOTS

PLAN NO. 2



PART A OF THE SCHEME

SPECIAL PLANNING AUTHORITY
FOR
NAVI MUMBAI AIRPORT
INFLUENCE NOTIFIED AREA
(NAINA)



TOWN PLANNING SCHEME, NAINA NO. 2

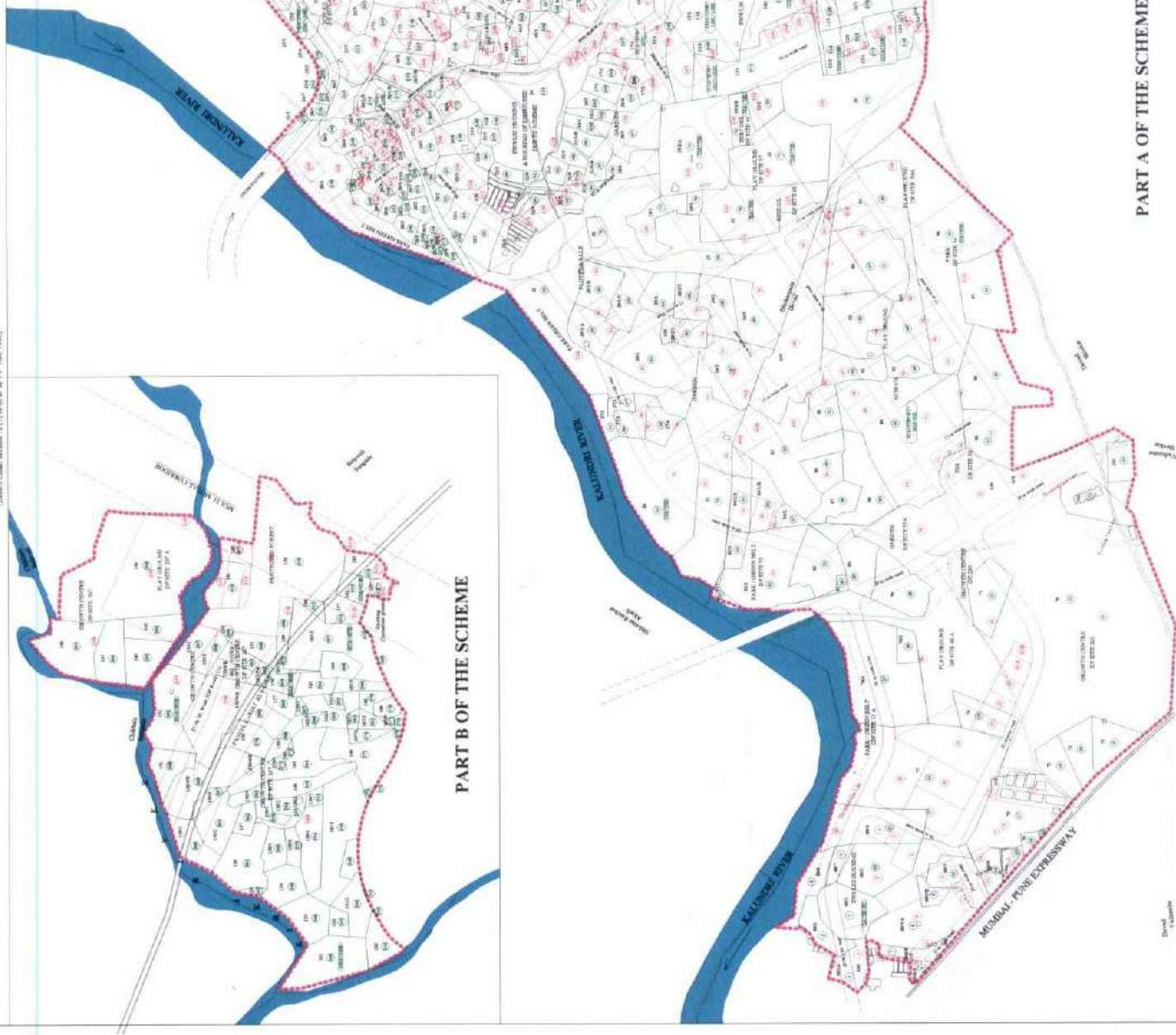
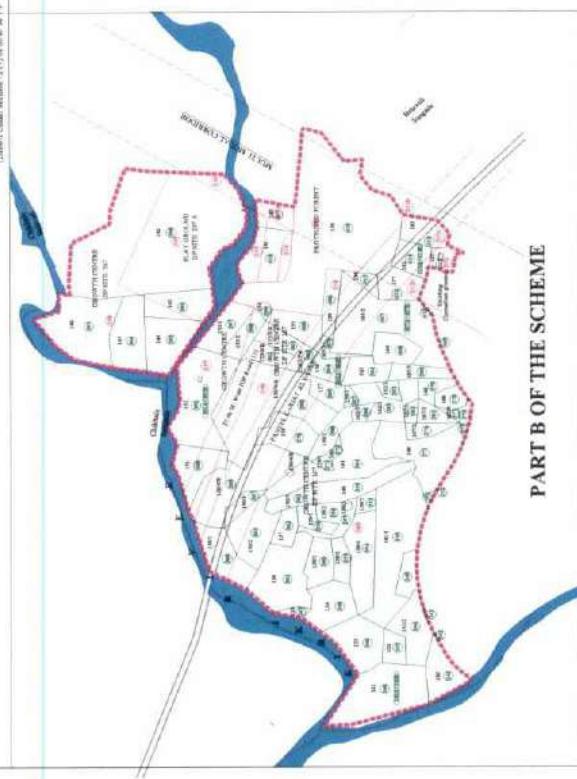
(Chipla, Valsar, Devd, Bokhara, Bhatli, Sanganer, Talai Patel, Dhol, Raigad)

PRELIMINARY SCHEME

(Dated Under Section 72 of M.R. & P. Act, 1980)

**PLAN SHOWS
THE ORIGINAL PLOTS
WITH SUPERIMPOSED FINAL PLOTS**

PLAN No. 3



TOWN PLANNING SCHEME, NAINA NO. 2

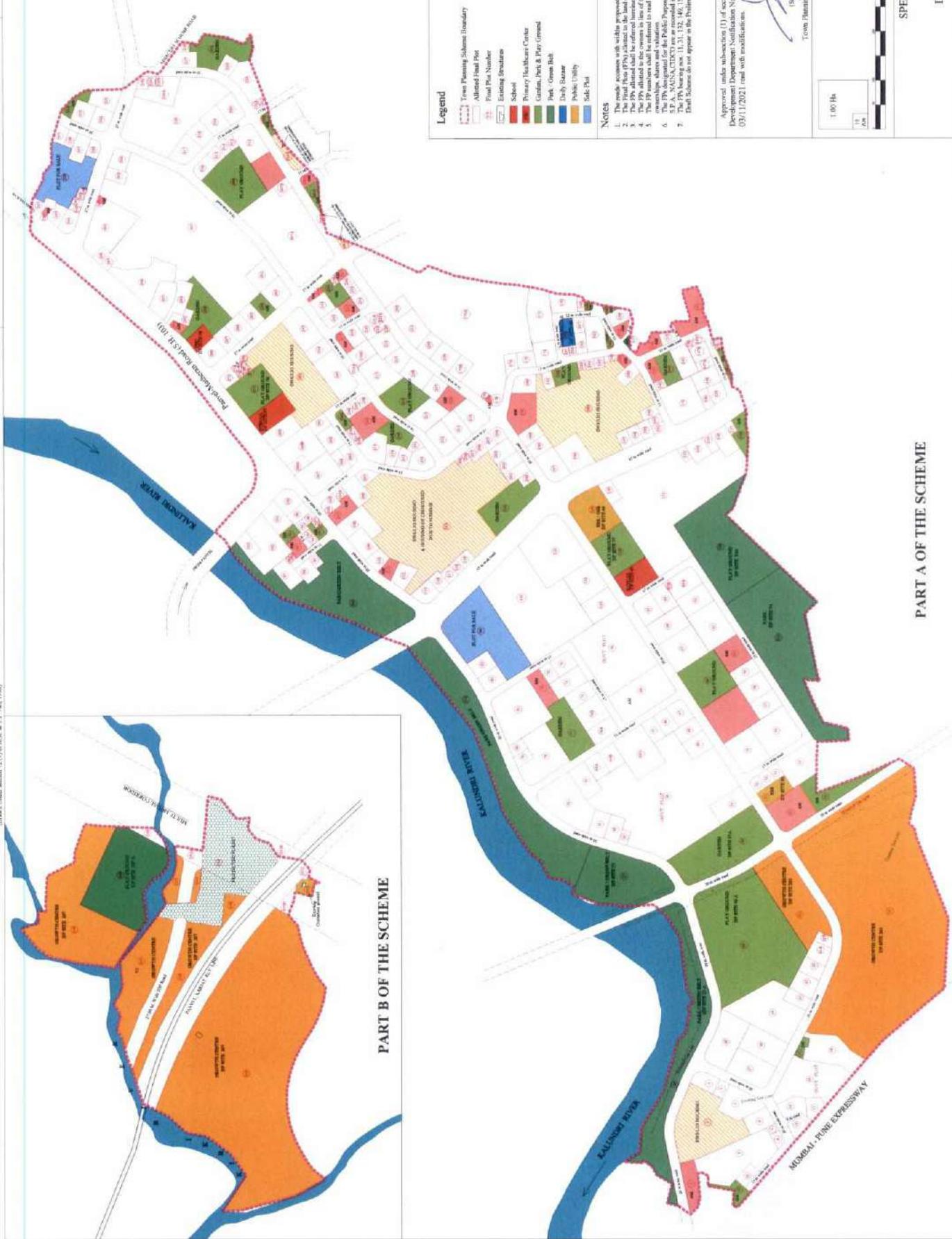
(Chipla, Vinghar, Dovid, Bhosari, Belvai, Sengale of Talsi Panvel, Dist. Raigad)

PRELIMINARY SCHEME

(Drawn Under Section 7C of M.L.A.T.T. Act, 1965)

PLAN SHOWS THE ALLOTTED FINAL PLOTS

PLAN No. 4



Notes

- The plots shown with solid lines are those allotted in the scheme as shown in the title plan.
- The plots shown with dotted lines are those allotted by the concerned authority to firms and colonies.
- The plots allotted shall be referred immediately by their respective authorities in red colour.
- The plots allotted in the scheme in the title of IDP stand included in Residential Zone of IDP.
- The numbers shall be referred to read the Table B and Form no. to know the name, owners, ownership, date and duration.
- The plots allotted in the scheme in the title of IDP stand included in Residential Zone of IDP.
- S.I.B. M.G.S.A.C.T.C. for Naina No. 129, 130, 131, 132, 140, 151, 209, 229, 273, 292, 299, 303, 356 & 359 of the Town Scheme do not appear in the Preliminary Scheme.
- The plots allotted in the scheme in the title of IDP stand included in Residential Zone of IDP.

Approved under Sub-section (1) of section 8c of L.P.A. & T.D. Act, 1965 vide U.M.P. Development Department's Notification No. TPS-121/54/CR/10/2/ID-12, Dated 03/1/2021 same with modifications.

(Signature)
Rakesh Suresh
(Architect Planner)
Town Planning Scheme, NAINA No. 2



PART A OF THE SCHEME

SPECIAL PLANNING AUTHORITY
FOR
NAVI MUMBAI AIRPORT
INFLUENCE NOTIFIED AREA
(NAINA)



Special Planning Authority
NAVI MUMBAI AIRPORT INFLUENCE NOTIFIED AREA
CIDCO