



VALSAD AREA DEVELOPMENT AUTHORITY

AZAD CHOWK, VALSAD - 396 001

(Form NO. D)

Development Permission

Permission is hereby granted under Section 29(1)(i)/29(1)(ii)/29(1)(iii), 34, 49(1)(b) of the Gujarat Town Planning and Urban Development Act, 1976 / under Section 253 of Gujarat Provincial Municipal Corporation Act, 1949.

Application No.	: 1019BDP25260183	Date	: 15/10/2025
Development Permission No	: 1019BP25260134	ODPS Application No.	: ODPS/2025/112313
IFP Application Number	: N.A		
Application Type	: DEVELOPMENT PERMISSION	Case Type	: NEW
Architect/Engineer No.	: 1019AR30032800015	Architect/ Engineer Name	: BHARGAV JAGDISHCHANDRA DESAI
Structure Engineer No.	: N.A	Structure Engineer Name	: N.A
Supervisor No.	: N.A	Supervisor Name	: N.A
Clerk of Works No.	: N.A	Clerk of Works Name	: N.A
Developer No.	: N.A	Developer Name	: N.A
Owner Name	: HARSH DOLATRAI NAIK		
Owner Address	: ON SR. NO-23/1, NEW SR.NO-805, AT. ABRAMA, TA./DIST.-VALSAD AT. ABRAMA, TA./DIST.-VALSAD AT. ABRAMA, TA./DIST.-VALSAD AT. ABRAMA, TA./DIST.-VALSAD , VALSAD - 396001		

Signature valid

Digitally signed by KOMALBEN
DHIRAJBHAI GHENAIYA
Date: 2025.10.17 15:04:54 IST
Reason:
Location:

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Applicant/ POA holder's Name : HARSH DOLATRAI NAIK

Applicant/ POA holder's Address : ON SR. NO-23/1, NEW SR.NO-805, AT. ABRAMA, TA./DIST.-VALSAD AT. ABRAMA, TA./DIST.-VALSAD AT. ABRAMA, TA./DIST.-VALSAD AT. ABRAMA, TA./DIST.-VALSAD , VALSAD - 396001

Administrative Ward : DEFAULT WARD **Administrative Zone** : DEFAULT ZONE AUTHORITY

District : VALSAD **Taluka** : VALSAD

City/Village : VALSAD (M+OG)

TP Scheme/ Non TP Scheme Number : NA **TP Scheme/ Non TP Scheme Name** : NA

Revenue Survey No. : NA **City Survey No.** : SR.NO-805

Final Plot No. : N.A **Original Plot No.** : N.A

Sub Plot no. : NA **Tikka No. / Part No.** : NA

Block No/Tenement No : NA **Sector No. / Plot No.** : NA

Site Address : ON SR. NO-23/1, NEW SR.NO-805, AT. ABRAMA, TA./DIST.-VALSAD, FOR: HARSH DOLATRAI NAIK.

Block/Building Name : A (RESI) **No. of Same Buildings** : 1

Height Of Building : 40.2 Meter(s) **No. of floors** : 15

Proposed/Existing Floor/Plot Details for Block - A (RESI)				
Floor Number	Floor Usage	Built up Area	Total Number of Residential Unit	Total Number of Non-Residential Unit
BasementFloor	Residential + Parking Area	1205.96	0	0
Parking Floor	Residential + Parking Area	462.4	0	0
First Floor	Residential	462.39	2	0

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Second Floor	Residential	462.4	2	0
Third Floor	Residential	462.38	2	0
Fourth Floor	Residential	462.4	2	0
Fifth Floor	Residential	462.38	2	0
Sixth Floor	Residential	462.4	2	0
Seventh Floor	Residential	462.38	2	0
Eighth Floor	Residential	462.4	2	0
Ninth Floor	Residential	462.38	2	0
Tenth Floor	Residential	462.4	2	0
Eleventh Floor	Residential	462.39	2	0
TWELFTH FLOOR	Residential	216.37	0	0
Terrace Floor	Residential	54.53	0	0
Total		7025.56	22	0
Final Total for Building A (RESI)		7025.56		

Development Permission Valid from Date : 17/10/2025

Development Permission Valid till Date : 16/10/2026

Note / Conditions :

1. A discharge pump of appropriate capacity will have to be planned in the basement for the disposal of rainwater.,,,
2. Water harvesting will have to be done as per provision no. 17.2.2 of CGDCR Part-3.,,,
3. As per CGDCR Amendment No. 16 (Part-3), the developer/occupiers will have to take necessary steps regarding the structural safety of the building.,,,
4. After the construction is completed, before starting the use of the structure, as per the rules, the use of the structure must be started after obtaining a certificate of use.,,,

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5. This development permission will be valid for twelve months from the date of grant of permission. Thereafter, if construction has not commenced as per Section 32 of the Act, prior approval for extension of the development permission will have to be obtained.,,,
6. Owner or developer regarding this construction development permission must follow all Acts like The Gujarat Town Planning and Urban Development Act-1976.,,,
7. As per the provisions of the Real Estate Regulation and Development Act-2016 (RERA), RERA approval must be obtained before starting construction and RERA rules must be followed.,,,
8. For structural safety, steps will have to be taken to ensure the safety of the building and the safety of the workers working in the basement during the excavation of the basement.,,,
9. Fire safety will have to be done by the developer or owner as per the Fire Prevention and Life Safety Measurement Act-2013, Rules-2014 and Regulations-2016 and National building code.,,,
10. Transformer must be placed inside plot boundary.,,,
11. Owner or developer must display notice board with the full details regarding the proposed construction on the construction site and Information that shall be displayed on the Notice Board must be as per schedule 4A of CGDCR-2017.,,,
12. Owner or developer must display notice board with the full details regarding the proposed construction on the construction site and Information that shall be displayed on the Notice Board must be as per schedule 4A of CGDCR-2017.,,,
13. If any court matter will arise regarding land ownership, plot boundary, land title, land area, power of attorney, partnership firm, organization, construction development permission or any kind of court matter will arise at that time it will be full responsibility of owner or developer.,,,
14. All persons on records or owner or developer must take all applicable NOC (No Objection Certificates) from concerned authority/ Department. (railway,airport,national highway or state highway,local electricity board etc.),,,
15. The Gujarat Town Planning and Urban Development Rules-1979, The Gujarat Municipalities Act-1963.,,,
16. Minimum clear distance should be maintained from the boundary of the water body and proposed construction. Minimum clear distance must be as per government rules-regulations and CGDCR-2017.,,,
17. If any of above mentioned conditions are not followed by Persons On Record or owner or developers, construction development permission will be revoked automatically.,,,

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18. All persons on records or owner or developer regarding this construction development permission must follow all guidelines from CGDCR-2017, National building code and its all time to time amendments.,,,

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