

December 12, 2020

Ref. No. MCHI/PRES/20-21/075

To,
Shri Uddhav ji Thackeray
Hon'ble Chief Minister
Government of Maharashtra
Mantralaya, Mumbai

मुख्यमंत्री सचिवालय
महाराष्ट्र शासन
मंत्रालय, मुंबई - ४०० ०३२.
दिनांक 14/12/2020

Sub : Government of Maharashtra Directions No. Jamin 2018/C.R.90 Part-1/J-1
dated 10th December 2020

Ref : Revenue and Forest Department Notification No. No. Jamin. 2018/C.R.90/J-1
dated 08.03.2019

Hon'ble Sir,

The Government of Maharashtra vide amendment to the Maharashtra Land Revenue Code (MLRC) had allowed conversion of Class II land to Class I on payment of premium as contained in the said notification. As per the above notification dated 10th December 2020, the Government has stayed the operation of the amendment to the MLRC.

In this regard, we would like to submit that since the introduction of the policy for conversion from Class II to Class I, several land owners have applied and have obtained orders for conversion of their lands from Class II to Class I and are in the process of making payment to the Government. It is further submitted that there are several projects of redevelopment which involve rehabilitation of thousands of existing occupants and developers of such redevelopment project situated on Class II land have also obtained orders from conversion from Class II to Class I as per the Government's policy. In fact the SRA under your able guidance and chairmanship had resolved vide its resolution dated 17th Aug 2020 to allow conversion of slum land post redevelopment from Class II to Class I on payment of nominal premium.

Hon'ble Sir, as you are aware, banks do not provide funding against security of Class II land and therefore it is more than imperative now that the Government allows conversion from Class II to Class I land especially in projects of redevelopment where demand notices for payment are already issued by the Collector. It is humbly submitted that the above referred orders of the Government if not modified will bring to a complete halt, all projects of redevelopment as the banks will no longer fund projects where Class II lands are involved.

- PRESIDENT**
Deepak Goradia
- IMMEDIATE PAST PRESIDENT**
Nayan A. Shah
- PRESIDENT-ELECT**
Boman Irani
- SR. VICE PRESIDENTS**
Harish Patel
Nainesh Shah
Domnic Romell
Bandish Ajmera
- VICE PRESIDENTS**
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Ajay Ashar
- HON. SECRETARY**
Pritam Chivukula
- TREASURER**
Munish Doshi
- SPECIAL PROJECTS**
Parag Munot
Sandeep Raheja
Navin Makhija
Rasesh Kanakia
Shahid Balwa
Subodh Runwal
- HON. JT. SECRETARIES**
Shailesh G. Puranik
Dhaval Ajmera
Pratik Patel
- JT. TREASURERS**
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- CO-ORDINATORS**
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- COMMITTEE MEMBERS**
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Pravin Doshi
Mohan Deshmukh
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- CREDAI-MCHI UNITS**
- PRESIDENT, THANE**
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- PRESIDENT, MIRA VIRAR CITY**
Ashit Shah
- PRESIDENT, RAIGAD**
Kiran Bagad
- PRESIDENT, NAVI MUMBAI**
Vijay Lakhani

CREDAI-MCHI therefore request you to kindly allow all lands which are undertaken for redevelopment and applied for the conversion of land from Class II to Class I to be excluded from the ambit of the stay order as an interim measure.

Thanking you,

Your sincerely,
For CREDAI-MCHI



Deepak Goradia
President



Pritam Chivukula
Hon. Secretary

Cc :

- 1) **Shri. Balasaheb Thorat**
Hon'ble Minister (Revenue)
Government of Maharashtra
Mantralaya, Mumbai
- 2) **Shri Sanjay Kumar (I.A.S.)**
Chief Secretary
Government of Maharashtra
Mantralaya, Mumbai
- 3) **Shri Nitin Kareer (I.A.S.)**
Addl. Chief Secretary (Revenue)
Government of Maharashtra
Mantralaya, Mumbai

लिपिक
14/12/20
मंत्री, महसूल यांचे कार्यालय
महाराष्ट्र शासन
मंत्रालय, मुंबई ४०० ०३२

लिपिक
मुख्य सचिवांचे कार्यालय
सामान्य प्रशासन विभाग
मंत्रालय, मुंबई ४०० ०३२
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लिपिक
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अमरा (महसूल)
महसूल व विभाग
मंत्रालय, मुंबई