

PRESIDENT
Mayur Shah

IMMEDIATE PAST PRESIDENT
Dharmesh Jain

PRESIDENT-ELECT
Nayan Shah

VICE PRESIDENTS
Deepak Goradia
Boman Irani
Harish Patel
Nainesh Shah

HON. SECRETARY
Domnic Romell

HON. TREASURER
Sukhraj Nahar

CEO
S. Shahzad Hussain, I.A.S. (Retd.)

SPECIAL PROJECTS
Navin Makhija
Rasesh Kanakia

HON. JOINT SECRETARIES
Parag Munot
Sandeep Runwal
Lakshman Bhagtani
Bandish Ajmera

JT. TREASURERS
Mukesh Patel
Jayesh Shah

CO-ORDINATORS
Nayan Bheda
Munish Doshi
Tejas Vyas
Pratik Patel
Dhaval Ajmera
Sandeep Shah

COMMITTEE MEMBERS
Jagdish Ahuja
Sanjay Chhabria
Shailesh Sanghvi
Jitendra Jain
Deepak Gundecha

INVITEE MEMBERS
Sandeep Raheja
Rajesh Prajapati
Shailesh Puranik
Praful Shah
Sachin Mirani
Rushank Shah
Rajeev Jain
Dilipesh Bhagtani
Shyamal Mody
Nikunj Sanghavi
Digant Parekh

PAST PRESIDENTS
Vyomesh Shah
Paras Gundecha
Pravin Doshi
Mohan Deshmukh
Mofatraj Munot
Rajni S. Ajmera
Late G. L. Raheja
Late Lalit Gandhi
Late Babubhai Majethia

MCHI-CREDAI UNITS
PRESIDENT, THANE
Ajay Ashar

PRESIDENT, KALYAN-DOMBIVLI
Manoj Rai

PRESIDENT, MIRA VIRAR CITY
Ashit Shah

PRESIDENT, RAIGAD
Vikas Kothari

PRESIDENT, NAVI MUMBAI
Prakash Baviskar

Ref. No. MCHI/PRES/17-18/008

September 04, 2017

To,
Shri Ajoy Mehta (I.A.S.)
Municipal Commissioner,
Municipal Commissioner of Greater Mumbai
Mumbai - 400 001.



Ref: Facility of instalments in payments payable for grant of IOD/ CC for various fees/charges/deposits/premiums to be paid in respect of Building permissions.

Respected Sir,

At the outset, on behalf of CREDAI-MCHI, we would like to extend a big 'Thank You', to entire staff of MCGM, for this great relief and the support to the Real Estate industry. **Your Leadership has always been responsive to every issue, which can provide the Affordable Housing in this city,** and the aforesaid circular is one more example of the same. We assure you that our members will respond to this circular with the same spirit and will work towards providing more of Affordable Housing stock in this city.

With respect to instalment facility as granted and mentioned in the circular, the payment of the Premium related to the FSI (additional or compensatory or fungible FSI) comprises of more than 75% of the total payment being made while obtaining Building Permission. The share of state government in the aforesaid payment are 50% and 33% respectively and there is no instalment facility granted in respect to such an amount. The amount payable coming to the share of MCGM has been granted the facility of deferred payment. However, aforesaid has lead to the situation, where nearly 65% of the payment payable under Building Proposal, becomes payable immediately and only 35% of the payment is deferred.

We therefore kindly request to modify the aforesaid circular in a manner, that down payment is restricted to 10% and balance amount is made payable over the period as prescribed in the circular as follows:

(A) For building less than 70.00 mtrs. height

Sr. No.	Type of Payments to be made (As per Sub Clause)	Initial payment	At the end of Months	
			12 th	24 th
		1 st Instalment	2 nd Instalment	3 rd Instalment
1.		10%	45%	45%

(B) For building more than 70.00 mtrs. height

Sr. No.	Type of Payments to be made (As per Sub Clause)	Initial payment	At the end of Months		
			12 th	24 th	36 th
		<i>1st Instalment</i>	<i>2nd Instalment</i>	<i>3rd Instalment</i>	<i>3rd Instalment</i>
1.		10%	30%	30%	30%

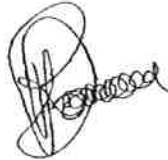
Hence, kindly request you to consider our plea favourably, please.

Thanking you,

Yours faithfully,
For CREDAI-MCHI



Mayur Shah
President



Domnic Romell
Hon. Secretary



S. S. Hussain, I.A.S. (Retd.)
Chief Executive Officer