

Ministry of Civil Aviation
Rajiv Gandhi Bhawan, New Delhi-110003

Minutes of the Meeting of Appellate Committee for height clearance held on
12th May, 2014

Reference Ministry of Civil Aviation letter No. AV.20036/66/2000-AAI dated 15-10-2012 read with letters dated 31-12-2012 and dated 04-01-2013, the Appellate Committee constituted to consider appeal/grievance made by different applicants with regard to the height allocated to them by AAI for their construction vis-à-vis the height sought by them, held its meeting under the Chairmanship of Joint Secretary, Ministry of Civil Aviation (MOCA) on 12th May, 2014.



The following Committee members were present:-

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|----|---------------------|---|-------------------|
| 1. | Sh. V. Somasundaram | - | Member (ANS), AAI |
| 2. | Sh. J.S. Rawat | - | Jt. DGCA, Member |
| 3. | Sh. K. Gohain | - | Technical Expert |

The Committee was assisted by Shri A.K. Dutta, ED (ATM) and Sh. A.K. Bhardwaj, GM (ATM-NOC) of Airports Authority of India (AAI).

The Committee before taking up cases listed for the meeting deliberated on the issue of submission by applicants of justifications/recommendatory letters from concerned local bodies of the State Governments. The Committee was informed by AAI that some of the applicants would bring such letters addressed by the local bodies to the applicants themselves for submitting to the Committee on the day of the meeting. It has also been reported that the letters are brought by hand by the applicants even though the letters are addressed to the Chairman of the Committee/Chairman, AAI, with attention, GM(NOC) Cell. After due deliberations the Committee decided that:

1. Letters received in the Ministry / AAI directly from the local bodies which are in response to meet the decisions of the Appellate Committee shall be entertained.
2. Aeronautical Studies which have been ordered earlier if any based on letters not in compliance with Para-1 above shall be carried out after such letters are received in original issued by local bodies or verified for authenticity from the local bodies.

After the above deliberations, the following decisions were taken for each of the appeal cases that were brought up in this Committee Meeting:

1. M/s Vijaya Residency Pvt. Ltd., Mumbai.

Case No.: MUM/13/NOCAS/527
CHQ File No.: AAI/20012/32/2014-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/080513/15651
Site Address: FP No. 352(pt), TPS-III of Village Ghatkopar-Kirol, Mumbai.

As per NOCAS, the proposed site lies in IHS and is 3325 from Rwy 27 of Santacruz Airport.

The applicant had earlier applied for a height of 93.60 m AMSL vide their letter dated 20.08.2013 against which they were granted 56.90 m AMSL vide AAI letter dated 22.01.2014. The applicant had reiterated the height of 93.60 m AMSL vide letter dated 13.02.2014 requesting Aeronautical Study to consume full FSI and also stating that the project is under MHADA for housing 32 families who are already displaced.

The applicant in its appeal for the first time has in support of their case submitted a letter from MCGM letter dated 07.03.2014. The Committee examined the letter wherein the local body has indicted that the project has been granted FSI 3 under DCR 33(5) of the State Government Regulations and that due to setbacks, the total built up area which would be available is 7386.03 sq m. The local body has recommended a height of 68.15 m AGL including lift machine room and overhead tank. The Committee further noted that the MCGM has not sanctioned the plan which will be done after receipt of NOC from AAI.

In view of the MCGM letter dated 7.03.2014, and that the project involves resettlement of the 32 families which were already displaced the following decision is taken.

Committees' Decision: An Aeronautical Study to be conducted by AAI to determine whether the height as recommended by MCGM i.e. 68.85 m AGL (71.75 m AMSL) is admissible at the site or not. The above decision shall be subject to verification of MCGM letter. AAI to initiate the process for verification of authenticity of MCGM letter.

2. M/s Excel Developers, Mumbai.

Case No.: MUM/13/NOCAS/502
CHQ File No.: AAI/20012/31/2014-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/080113/15529
Site Address: FP No. 351(pt), TPS-III of Village Ghatkopar-Kirol at Pant Nagar, Ghatkopar(East), Mumbai.

As per NOCAS, the proposed site lies in IHS and is 3404 from Rwy 27 of Santacruz Airport.

The applicant had earlier applied for a height of 94 m AMSL vide their letter dated 20.08.2013 against which they were granted 56.90 m AMSL vide AAI letter dated 22.01.2014. The applicant had reiterated the height of 94 m AMSL vide letter dated 13.02.2014 requesting Aeronautical Study to consume full FSI and also stated that this project is meant for re-housing 30 families who are already displaced and has submitted a letter dated 07.03.2014 from MCGM.

The applicant in the meeting requested for withdrawal of the case from the Appeal Committee

Committees' Decision: The applicant's request for withdrawal of the case is permitted after receipt of request in writing.

3. Shri Mohan T. Kukreja, Mumbai.

Case No.: MUM/13/NOCAS/374
CHQ File No.: AAI/20012/59/2014-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/030114/22316
Site Address: CTS No. 177B of Village, Chembur, Mumbai.

As per NOCAS, the proposed site lies in IHS and is 3656 from Rwy 32 of Santacruz Airport.

The applicant had earlier applied for a height of 81.80 m AMSL vide their letter dated 30.06.2013 against which they were granted 56.90 m AMSL vide AAI letter dated 11.12.2013. The applicant thereafter had applied for increased height of 102 m AMSL vide letter dated 28.01.2014 requesting higher height to make his project viable.

The applicant in their appeal has submitted that due to requirements of the local authorities for providing setbacks the size of their plot has reduced to 4776.14 sq m. and that the MCGM in their letter dated 9.05.2014 has recommended 69.55 m AGL i.e. 82 m AMSL. The applicant has produced a copy of the said letter from MCGM.

The Committee examined the letter and observed that though the height recommended is 69.55 m AGL, there is however, no justification for the height recommended which is higher than the height admissible under AGA criteria. The Committee inferred that an Aeronautical Study need to be carried out to determine the admissible height for which the applicant has to provide letter from the local authorities to the Committee, justifying the project and also recommending the height for the same.

Committees' Decision: The applicant to provide letter from the local authorities justifying the project and also recommending the height for the same.

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4. M/s Romell Properties Pvt. Ltd., Mumbai.

Case No.: MUM/13/NOCAS/569
CHQ File No.: AAI/20012/40/2014-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/012014/20418
Site Address: CTS No. 365 of Village Mogra at Andheri(East), Mumbai.

As per NOCAS, the proposed site lies in IHS and is 3555 from Rwy 14 of Santacruz Airport.

The applicant had earlier applied for a height of 56.27 m AMSL vide their letter dated 21.09.2013 against which they were granted 56.27 m AMSL vide AAI letter dated 04.02.2014. The applicant thereafter had applied for increased height of 76.34 m AMSL vide letter dated 06.02.2014 and also requesting Aeronautical Study to consume full FSI.

The applicant had submitted a letter dated 05.03.2014 from SRA, Mumbai addressed to the Appellate Committee in support of their request. The committee considered the said letter which had mentioned that to meet the requirements of setbacks as per DCR 33 (14) the FSI granted is 2.5 and that the height recommended is 55 m AGL corresponding to 76.34 m AMSL. The Committee further observed that height recommended in the SRA letter exceeds the permissible height from AGA criteria.

Committees' Decision: An Aeronautical Study to be conducted by AAI to determine whether height recommended by SRA is admissible or not. AAI to also initiate the process for verification of authenticity of SRA letter dated 05.03.2014 submitted by the applicant.

5. M/s Romell Properties Pvt. Ltd., Mumbai.

Case No.: MUM/13/NOCAS/563
CHQ File No.: AAI/20012/41/2014-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/012014/20419
Site Address: CTS No. 382 of Village Mogra at Andheri(East), Mumbai.

As per NOCAS, the proposed site lies in IHS and is 3177 from Rwy 14 of Santacruz Airport.

The applicant had earlier applied online for a height of 56.27 m AMSL on 20.01.2014 against which they were granted 56.27 m AMSL vide AAI letter dated 04.02.2014. The applicant thereafter had applied for increased height of 78.95 m AMSL vide letter dated 06.02.2014 requesting Aeronautical Study to consume full FSI.

The applicant had submitted a letter dated 05.03.2014 from SRA, Mumbai addressed to the Appellate Committee in support of their request. The committee considered the said letter which had mentioned that to meet the requirements of setbacks as per DCR 33 (14) the FSI granted is 2.5 and that the height

recommended is 55 m AGL corresponding to 78.95 m AMSL. The Committee further observed that height recommended in the SRA letter exceeds the permissible height from AGA criteria.

Committees' Decision: An Aeronautical Study to be conducted by AAI to determine whether height recommended by SRA is admissible or not. AAI to also initiate the process for verification of authenticity of SRA letter dated 05.03.2014 submitted by the applicant.

6. Sh. P.S. Chamankar, Mumbai.

Case No.: MUM/12/059
CHQ File No.: AAI/20012/34/2014-ARI(NOC)
NOCAS ID.: JUHU/WEST/B/022012/006
Site Address: CTS No. 825/1(Pt.), 825/2, 825/2(pt.) of Village Ambivali Andheri(West), Mumbai.

As per NOCAS, the proposed site lies in **Approach Surface** and is 4495m from basic strip of Rwy 14 of Santacruz Airport.

The applicant had earlier applied for a height of 164.60 m AMSL vide their letter dated 05.07.2012 against which they were granted 87.30 m AMSL vide AAI letter dated 15.01.2013. The applicant thereafter had applied for revised height of 160 m AMSL vide letter dated 22.11.2013 requesting the revised height to consume full FSI and make project viable.

The applicant during the presentation contented that a larger portion of the plot lies outside the Approach Surface and the construction will be localized only on the portion outside the Approach Surface. The applicant had also presented that the height is required to rehabilitate 332 tenements.

The Committee noted that the applicant could not specify the coordinates of the plot lying outside the Approach Surface which they exhibited on the plan diagram. The Committee also noted that the project is for the Slum Rehabilitation and that the height requested 160 m AMSL is exceeding the permissible height from AGA criteria and therefore an Aeronautical Study needs to be carried out for determining the admissible height.

Committees' Decision: The applicant to divide their plot in two parts and resubmit the coordinates of the plot which is outside the approach funnel, AAI to verify the same. The applicant shall also provide letter from the local authorities to the Committee justifying the project and recommending the height to facilitate decision by the Committee for conduct of Aeronautical Study.

7. M/s Sheth Enterprises, Mumbai.

Case No.: MUM/11/173
CHQ File No.: AAI/20012/14/2014-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/022514/21959

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Site Address: CTS No.28/M(Pt.) Village, Ghatkopar, Mumbai.

As per NOCAS, the proposed site lies in IHS and is 3295m from Rwy 27 of Santacruz Airport.

The applicant had earlier applied for a height of 68.93 m AMSL vide their letter dated 08.03.2011 against which they were granted 56.27 m AMSL vide AAI letter dated 27.07.2011. The applicant thereafter had applied for height of 69.03 m AMSL vide letter dated 19.11.2013 requesting Aeronautical Study/Shielding benefit to consume full FSI.

Applicant requested exemption from attending this meeting.

Committees' Decision: Applicant may be given opportunity to present his case in subsequent meetings only after receipt of request from him.

8. M/s A.R. Mehta & Associates, Shri Prakash, Gidwani, Mumbai.

Case No.: MUM/13/NOCAS/57
CHQ File No.: AAI/20012/42/2014-ARI(NOC)
NOCAS ID.: JUHU/WEST/B/011013/014
Site Address: CTS No. F/866 of Village Bandra (West), F.P No. 5 of TPS-III of Bandra (West), Mumbai.

As per NOCAS, the proposed site lies in IHS and is 3557m from Rwy 09 of Santacruz Airport.

The applicant had earlier applied for a height of 77.85 m AMSL vide their letter dated 23.01.2013 against which they were granted 56.90 m AMSL vide AAI letter dated 08.10.2013. The applicant thereafter had applied for height of 73.45 m AMSL vide letter dated 11.02.2014 requesting Aeronautical Study to make his project viable.

Applicant requested exemption from attending this meeting and for consideration for next meeting.

Committees' Decision: Applicant may be given opportunity to present his case in subsequent meetings only after receipt of request from him.

9. M/s Lok Housing & Constructions Ltd., Mumbai.

Case No.: MUM/09/383
CHQ File No.: AAI/20012/46/2013-ARI(NOC)
NOCAS ID.: JUHU/WEST/B/020713/007
Site Address: CTS No. 86/15(Pt.) of Village Bandra (West), Mumbai.

As per NOCAS, the proposed site lies in IHS and is 2734 m from Rwy 09 of Santacruz Airport.

The applicant had earlier applied for a height of 64 m AMSL vide their letter dated 22.07.2009 against which they were granted 56.27 m AMSL vide AAI letter dated

07.12.2009 and subsequently after review an authorization was issued for height of 56.90 m AMSL dated 12.08.2013. The applicant thereafter had applied for height of 91.88 m AMSL vide letter dated nil received on 04.03.2014 requesting Aeronautical Study / Shielding benefit under SRA project.

The Committee noted that as per guidelines of SO.84(E), Shielding benefit is not applicable in this case. The applicant had submitted a photocopy of letter addressed to AAI from SRA dated 08.03.2014 recommending Aeronautical Study detailing that under the provisos of the DCR the applicant has to release area to accommodate setbacks. The SRA letter does not give clear cut support for the height requested by the applicant. The applicant's request for Aeronautical Study cannot be acceded as the SRA letter does not give full justification. Further the Committee observed that the letter from SRA needs to be verified from its office of issue as no such letter has been received directly in AAI so far.

Committees' Decision: AAI regional office in Mumbai to be forwarded the copy of the SRA letter to verify its authenticity.

10. M/s Bharat Hotels Ltd., Rishikesh, Dehradun.

Case No.: NR/12/272
CHQ File No.: AAI/20012/50/2013-ARI(NOC)
NOCAS ID.: DEHR/NORTH/B/060512/020
Site Address: Village Ramnagar Danda, P.O. Thanu, Rishkesh, Dehradun.

As per NOCAS, the proposed site lies in **Conical Surface** and is 4359 m from Rwy 26 of Dehradun Airport.

The applicant had earlier applied for a height of 717.47 m AMSL vide their letter dated 13.07.2012 against which the site was rejected vide AAI letter dated 18.10.2012. The applicant reiterated for height of 717.47 m AMSL vide letter dated nil.

Applicant requested to re-examine their case stating that on northern side of the Dehradun aerodrome there are hills which are quite higher than their site elevation.

The case was earlier heard in the AC meeting of 30.01.2013 wherein it was decided that the case to be reviewed at AAI, CHQ whether the shielding benefit from natural terrain is applicable for both AGA & CNS criteria and determine the maximum permissible height.

The Committee was informed by AAI that as per shielding criteria the maximum height permissible is 660.10 m AMSL. However, as per CNS criteria the Committee was informed by AAI that the case should be treated as isolated case as granting higher height to more objects in this area may create a multipath in the usable sector of the VOR which may degrade the performance of VOR. However, if treated as isolated case the requested height can be granted.

The Committee during the presentation observed that there are hills which are having height above 1026 m at a distance of 3 km to the north from the runway itself,

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and around this area the performance of VOR is already restricted by hill and the proposed structure do not further deteriorate the performance of VOR in usable sector. It was also observed that due to hill there is no traffic circuit in the Northern side of airport, therefore clearing this building will not affect the traffic operating at airport.

Committees' Decision: Applicant may be authorized the height of 717.47 m AMSL and that no other objects be granted heights greater than applicable.

11. M/s Dolphin Enterprises, Navi Mumbai.

Case No.: MUM/10/NM/NOCAS/1033
CHQ File No.: AAI/20012/132/2012-ARI(NOC)
NOCAS ID.: NAVI/WEST/B/100912/033
Site Address: Plot No. 9B + 9C, Sector-10, Kharghar, Navi Mumbai.

As per NOCAS, the proposed site lies in IHS and is 3938m from Rwy 26 of Navi Mumbai Airport.

The applicant had earlier applied for a height of 67.80 m AMSL vide their letter dated 10.11.2010 against which they were granted a height of 50.50 m AMSL vide AAI letter dated 10.05.2011. The applicant has applied for an increased height of 69.11 m AMSL vide letter dated 11.10.2012.

Applicant Requested higher height under Shielding Benefit from nearby Building. The Committee was informed by AAI that the Shielding benefit is not applicable as per NOCAS layout.

The case was earlier heard in the AC meeting of 09.01.2013 wherein during the presentation, the applicant stressed on shielding benefit and he was informed to give more details about the nearby higher buildings. The applicant was advised to give the information on higher buildings as quoted by him. The applicant submitted the related documents dated 25.03.2014.

The Committee observed that the other building as quoted by the applicant was issued development permission by CIDCO in March, 2007 for a height of 57.15 m from ground level upto overhead water tank/mumty room and the occupancy certificate was issued in October, 2010. It was further observed that the applicant requested for a revised height of 69.11 m AMSL which is higher than the height already granted by CIDCO in March 2009 when the Navi Mumbai Airport had not yet conceptualized. The applicant during his presentation had asked to grant them the height of 57.5 m as already given to the neighbouring project. The Committee also observed that CIDCO had permitted the neighbouring project for GND+ 17th Floor, whereas in their case, CIDCO vide letter dated 30.06.3009, had given permission for GN+ 12th Floor only.

Committees' Decision: The applicant to provide letter from CIDCO specifying the height with justifications.

12. M/s A-Surti Developers Pvt., Mr. Dilip Hariyani, Mumbai.

Case No.: MUM/08/574
CHQ File No.: AAI/20012/137/2011-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/092112/003
Site Address: C.T.S No. 1730(Pt), 1731(Pt), 1731A, 1731/B, 1763(Pt), 1763/1 to 56, 1764, 1765(Pt.), 1765/1 to 6 ,1766, 1766/1 to 8, F.P No. 188, 188A, 188B, 188C, 188E, 188F, 188G, 188H, 188I, T.P.S-V of Village Parle (East), Mumbai.

As per NOCAS, the proposed site lies in IHS and is 704 m from Rwy 09 of Santacruz Mumbai Airport.

The applicant had earlier applied for a height of 50.90 m AMSL vide their letter dated 18.12.2008 against which they were granted a height of 38.51 m AMSL vide AAI letter dated 28.01.2011. The applicant has applied for an increased height of 51 m AMSL vide letter dated 13.03.13.

The applicant had requested higher height as the project is under SRA and required to accommodate 352 hutments. The case was earlier listed for hearing in the AC meeting of 27.11.2013 in which the applicant was absent.

The case was subsequently heard in the AC meeting of 27th December, 2013 wherein the applicant was absent and the Committee then decided to debar the case for next three months and to consider for appeal only after fresh request is received.

The applicant subsequently requested for appeal vide letter dated 22.01.2014.

The applicant was absent for the meeting.

Committees' Decision: The applicant may be given opportunity to present his case in subsequent meeting only after fresh request is received from him.

13. Fr. Lawrence Correa, Administrator, All India Soverdia Sangam Trust., Mumbai.

Case No.: MUM/11/214
CHQ File No.: AAI/20012/107/2013-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/091812/014
Site Address: CTS No. 40, Village Mulgaon, Andheri (East), Mumbai.

As per NOCAS, the proposed site lies in IHS and is 3033 m from Rwy 14 of Santacruz Mumbai Airport.

The applicant had earlier applied for a height of 74.355 m AMSL vide their letter dated 01.10.2012 against which they were granted a height of 56.27 m AMSL vide AAI letter dated 30.01.2013. The applicant has applied for a reduced height of

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67.090 m AMSL vide letter dated 07.09.2013 requesting desired height under shielding benefit.

The case was listed for hearing on January, 2014 and subsequently heard in the AC meeting of 07.03.2014 wherein the Committee decided that the applicant to provide a plot on the contour map of their site vis-à-vis the hill and chapel for examination.

The applicant thereafter submitted the contour map which was examined by AAI and the Committee informed that shielding benefit is not applicable. The applicant had also submitted MCGM letter dated 13.03.2014 and was called for presentation in this meeting.

The applicant was absent for the meeting.

Committees' Decision: The applicant may be given opportunity to present his case in subsequent meeting only after fresh request is received from him.

14. M/s Brighton Architects Pvt. Ltd., Mumbai.

Case No.: MUM/12/NOCAS/108
CHQ File No.: AAI/20012/103/2013-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/052813/005
Site Address: CTS No. 465(Pt.) of Village-Mohile, "L" Ward, Kurla Ghatkopar Link Road, Mumbai.

As per NOCAS, the proposed site lies in IHS and is 1660 m from Rwy 27 of Santacruz Airport.

The applicant had earlier applied for a height of 82.65 m AMSL vide their letter dated 27.02.2012 against which they were granted a height of 56.90 m AMSL vide AAI letter dated 31.05.2013. The applicant has applied for a revised height of 82.50 m AMSL vide letter dated 19.07.2013 requesting Aeronautical Study as their project is a redevelopment project having commercial tenements.

The case was earlier heard in the AC meeting of 30.01.2014 wherein it was decided that only after receipt of support and justification letter from local state authorities the case will be considered for Aeronautical Study. The applicant thereafter submitted a letter from MCGM dated 17.02.2014 and the case was again heard in the AC meeting of 7.03.2014. In this meeting the letter of MCGM was examined and it was decided that in view of no justification/recommendation for the project and specific height requirement indicated in the MCGM letter the Aeronautical Study cannot be permitted.

The applicant again requested for Aeronautical Study vide letter dated 10.04.2014 wherein he has claimed that Aeronautical Study was granted in a separate case on which similar letter was submitted by that applicant. The Chairman ordered that the said file should be brought for examination in the Committee in view of the

allegations made by the applicant. AAI produced the file No. MUM/12/NOCAS/236 of M/s Forbes & Co. Ltd., Mumbai and on examination of the letter therein it was observed that though the letters from MCGM were addressed to the same architect yet the letter quoted by the applicant of the other party had clear indication from MCGM of justifying the project and specific height recommended. The matter was also shown to the applicant who was present in person who remarked that his architect who is not available in station had mentioned about it to him. The applicant was shown the differences in both the letters.

Committees' Decision: The applicant's request in this case for Aeronautical Study is rejected.

15. M/s Alcove Construction Pvt. Ltd., Kolkata.

Case No.: ER/41/2013
CHQ File No.: AAI/20012/67/2013-ARI(NOC)
NOCAS ID.: KOLK/EAST/B/110112/009
Site Address: 1, Cal Jessore Road, S.D.D.M. Ward No.27, Mouza – Shyamnagar, P.S –Dum Dum, Kolkata-700055, Dag No. 42(P), 77, 78, 789, 3267, 3268, 3269, 3270, 3271, 3272, 3274, 71, 72, 73, 74, 773, 778, 2078, 2079, 2299, 2300, 2326, 2327, 2328, 2329, 2330, 3279, 3280, 3281, 3283, 785, 786, 787 and 3275.

As per NOCAS, the proposed site lies in **Conical Surface** and is 4178 m from Rwy 01L of Kolkata Airport.

The applicant had earlier applied for a height of 74.65 m AMSL vide their letter dated 08.02.2013 against which they were granted a height of 50.25 m AMSL vide AAI letter dated 08.03.2013. The applicant reiterated the height of 74.65 m AMSL vide letters dated 02.04.2013 and 11.04.2014 requesting higher height to make his project viable.

The case was earlier heard in the AC meeting of 27.12.2013 wherein the applicant was required to furnish request letter for Aeronautical Study alongwith support letter from the local municipal body. The justification letter dated 30.01.2014 was received in AAI and the case was heard on 7.03.2014. The Committee then decided that the no Aeronautical Study can be permitted as the letter from local state authorities does not support the project.

The applicant again requested for Aeronautical Study vide letter dated 11.04.2014 and submitted revised justification letter 18.03.2014.

This Committee examined the letter dated 18.03.2014 wherein the local municipal body of Kolkata had informed that the plan has been sanctioned for FSI 3 and that a height of 74.65 m AMSL is recommended for full utilization of FSI. The Committee noted that the height recommended by the local body is exceeding permissible height from AGA criteria which is 60.91 m AMSL.

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Committees' Decision: Aeronautical Study to be conducted by AAI to determine whether the height of 74.65 m AMSL as recommended is admissible or not at that site after verification of the letter from the local municipal authorities. AAI to initiate the process of verification of authenticity of letter issued from local municipal authorities.

16. M/s Lodha Crown Buildmart Pvt. Ltd., MMRDA, Mumbai.

Case No.: MUM/10/761
CHQ File No.: AAI/20012/149/2012-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/021513/020
Site Address: Plot No.2 Wadala Truk Terminal, Mumbai.

As per NOCAS, the proposed site lies in **Conical Surface** and is 4316 m from Rwy 32 of Santacruz Airport.

The applicant had earlier applied for a height of 225 m AMSL vide their letter dated nil against which they were granted a height of 139.90 m AMSL vide AAI letter dated 31.10.2013 after Aeronautical Study. The applicant has applied for a reduced height of 187.90 m AMSL vide letter dated 06.05.2014 claiming that the width of their plot is approximately 500 m.

The applicant in their appeal for height of 187.95 m AMSL has also claimed that they may be given height tower wise without specifying details.

The applicant who was called for this meeting was absent.

Committees' Decision: The applicant may be given opportunity to present his case in subsequent meeting only after fresh request is received from him.

17. M/s Patel Engineering, Hyderabad.

Case No.: HY/11/417
CHQ File No.: AAI/20012/85/2013-ARI(NOC)
NOCAS ID.: HYDE/SOUTH/B/111413/18138
Site Address: Open Land in Survey No. 32, Gachi Bowli Village, Serilingampally Mandal, & Municipality, Ranga Reddy Dist., A.P

As per NOCAS, the proposed site lies in **Approach Surface** and is 8930 m from Rwy 09 of Hyderabad Airport.

The applicant had earlier applied for a height of 649 m AMSL vide their letter dated nil against which they were granted a height of 649 m AMSL vide AAI letter dated 21.06.2012. The applicant had applied for an increased height of 666 m AMSL vide letter dated 20.07.2013 requesting Aeronautical Study to make his project viable.

The case was earlier heard in the AC meeting of 27.12.2013 wherein the Committee has asked the applicant to submit the document/information sought by AAI in their letter of 06.08.2013 before the case could be put up to the AC for consideration and the applicant thereafter submitted the required documents.

The applicant was called in this meeting who had requested more time for submission of the documents.

Committees' Decision: The Committee acceded to the request of the applicant for more time for submission of the documents.

18. M/s Keyland Developers, Mumbai.

Case No.: MUM/12/138
CHQ File No.: AAI/20012/39/2014-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/041714/33602
Site Address: Plot No. 353/3, TPS III, CTS No. 5743/3, ADM.4068 SQ MTRS., R.B Mehta Marg, Ghatkopar (E), Mumbai.

As per NOCAS, the proposed site lies in IHS and is 3050 m from Rwy 27 of Santacruz Airport.

The applicant had earlier applied for a height of 101.70 m AMSL vide their letter dated 07.08.2012 against which they were granted a authorization of 56.28 m AMSL vide AAI letter dated 16.11.2012. The applicant has applied for a reduced height of 90 m AMSL vide letter dated nil but received on 14.02.2014 requesting Aeronautical Study under Slum Rehabilitation project.

The applicant submitted SRA letter dated 04.03.2014.

The Committee examined the letter of SRA which was found to have supported the project and the height recommended is 90.45 m above average ground level. The Committee observed that the height recommended by SRA exceeds the permissible height from AGA criteria.

Committees' Decision: Aeronautical Study to be conducted by AAI to determine whether the height requested by the applicant as 90 m AMSL is permissible or not.

19. M/s Kesar Realty Pvt. Ltd., Navi Mumbai.

Case No.: MUM/10/N.Mum/1008
CHQ File No.: AAI/20012/164/2010-ARI(NOC)
NOCAS ID.: NAVI/WEST/B/100112/011
Site Address: Plot No. 264,265 & 266 Sector -10, Khar Ghar, Navi Mumbai

As per NOCAS, the proposed site lies in IHS and is 3684 m from Rwy 26R of Navi Mumbai Airport.

The applicant had earlier applied for a height of 61.48 m AMSL vide their letter dated 16.06.2010 against which they were granted a authorization of 50.50 m AMSL vide AAI letter dated 10.08.2010 and subsequently after review 53 m AMSL dated 21.09.2011. The applicant has applied for a revised height of 61.54 m AMSL vide letter dated 07.03.2011 and online dated 01.10.2012. The applicant thereafter

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applied for height of 61.84 m AMSL in his letter dated 28.11.2013 requesting desired height under shielding benefit from adjacent buildings.

The case was earlier heard in the AC meeting of 09.01.2013 wherein it was observed that shielding criteria is not applicable as per S.O 84(E).

The case was subsequently heard in the AC meeting of 27.12.2013 wherein it was decided that a meeting to be convened with CIDCO representative with regard to heights cleared by CIDCO in all cases wherein the site is located in the Obstacle Limiting Surfaces of Navi Mumbai Airport.

CIDCO vide letter No. CIDCO/CP/2014/150 dated 31.01.14 has informed that in principle CIDCO had no objection in granting permission for G+17 but due to restriction they had approved G+14 on 21.05.2009. CIDCO has further stated that to consume balance FSI on site the applicant has no options but to raise the building to 61.95m AMSL.

The applicant had also requested Aeronautical Study. The applicant who was called for this meeting was absent.

Committees' Decision: The applicant may be given opportunity to present his case in subsequent meeting only after fresh request is received from him.

20. Mr. Vijay Sopan Machinder, M/s Ornate Spaces Pvt. Ltd., Mumbai.

Case No.: MUM/11/174
CHQ File No.: AAI/20012/195/2011-ARI(NOC)
NOCAS ID.: JUHU/WEST/B/081313/15817
Site Address: CTS No. 1A(Pt.), 2A(Pt.), 3(Pt.)4, 5(Pt.), 6(Pt.), 9A(Pt.), 9B/2(Pt.) of Village Oshiwara, Mumbai.

As per NOCAS, the proposed site lies in **conical surface** and is 5892m from Rwy 14 end of Santacruz Airport.

The applicant had earlier applied for a height of 154.90 m AMSL vide their letter dated 08.03.2011 against which they were granted 126.13 m AMSL vide AAI letter dated 08.09.2011 and subsequently after review 125.41 m AMSL dated 11.01.2012. The applicant thereafter in his letter dated 12.08.2013 applied for an increased height of 220 m AMSL requesting Aeronautical Study to consume full FSI.

The case was earlier heard in the AC meeting of 30.01.2014 wherein it was decided that to submit letter from local state authorities supporting the project and justifying the height sought.

The case was subsequently heard in the AC meeting of 7.03.2014 wherein the Committee decided that the applicant should obtained letter from local state authorities providing specific support for the project for the height 220 m AMSL as requested by the applicant.

The applicant contented that they have provided letter from MHADA dated 8.2.2014 which was forwarded by the applicant in their letter dated 11.4.2014.

The case was heard in the subsequent AC meeting of 16.4. 2014 where it was clarified that the enclosures of MHADA letter dated 8.2.2014 has not been received and that the only letter from MHADA received was dated 6.2.2014 which was considered in the earlier meeting of 7.3.2014. The Committee then decided that the applicant be called for the next meeting to present their case.

The applicant was absent for the meeting.

Committees' Decision: The applicant may be given opportunity to present his case in subsequent meeting only after fresh request is received from him.

21. M/s Indiabulls Infraestate Ltd., Mumbai.

Case No.: MUM/12/NOCAS/362
CHQ File No.: AAI/20012/130/2013-ARI(NOC)
NOCAS ID: JUHU/WEST/B/120112/012
Site Address: CS No. 131,132 & 1/132 of Bharat & Podar Mill, Mumbai.

As per NOCAS, the proposed site lies in **Outer Horizontal Surface** of Santa Cruz Airport at a distance of 11319 m from ARP.

The applicant had initially requested a height of 210.45 m AMSL vide their letter dated 13.12.2012 against which they were granted a height of 178.134 m AMSL vide letter dated 26.06.2013. The applicant in its letter dated 19.09.2013 has requested for revised height of 192.55 m AMSL for Tower-B and 216.45 m AMSL for Tower-C.

Applicant had requested higher height to make project viable.

The case was earlier heard in the AC meeting of 30th January, 2014 wherein the Committee decided that the applicant to furnish letter from the local state authorities clarifying the total height for each of the two referred buildings being recommended by them. The applicant submitted MCGM letter dated 18.2.2014.

The case was subsequently heard on 7.3.2014, wherein the Committee while examining the letter observed that the specific height recommended by the state authorities upto terrace level is 177.10 m AGL for Tower-B and 200.30 AGL for Tower-C and had not made any recommendation for specific additional height for overhead tank, lift machine, fire fighting and lightening arrestor. The Committee decided that the applicant should bring MCGM recommendations for specific height including lift machine room, stair case, etc. and resubmit revised drawings. The applicant submitted MCGM letter of 2.4.2014.

The case again heard in the AC meeting of 16.4. 2014.

The Committee then decided that the applicant to furnish letter from the local state authorities clarifying the total height for each of the two referred buildings Tower-B and Tower-C.

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The Committee observed that the MCGM letter has recommended height 177.10 m AGL for Tower-B and 200.30 m AGL for Tower-C. The MCGM letter further indicates that they have approved a additional height of 11.2 m for water tank, lift machine room fire services, etc. whereby the total height of Tower-B comes to 188.30 m AGL (190.45 m AMSL) and Tower-C comes to 211.50 m AGL (213.65m AMSL). The Committee further observes that the two height as recommended by MCGM for the two buildings though below the maximum permissible height of 311.9 m AMSL from AGA Criteria is however restricted from CNS criteria (existing radar at Mumbai airport). The Committee then decided that the case should be re-examined by AAI for CNS criteria for the permissible height based on decisions already taken with respect to radar installed at Mumbai Airport. The report on reexamination from CNS criteria is awaited.

Committees' Decision: The case to be put up after reexamination from CNS criteria.

22. M/s Indiabulls Real Estates Co. Pvt. Ltd. Mumbai.

Case No.: MUM/ 10/449
CHQ File No.: AAI/20012/37/2011-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/072012/004
Site Address: C.T.S No. 841 of Lower Parel Division in G/Southward, Mumbai.

The site lies in the **Outer Conical Surface** and is 8968 m from Rwy 09 of Santacruz Airport.

The applicant had earlier requested a height of 319.379 m AMSL in their letter dated 14.07.2010 against which they were granted a height of 170.33 m AMSL in letter dated 6.01.11. Subsequently the applicant revised their height requirement to 327.52 m AMSL in their letter dated 7.02.2011.

The applicant requested additional height to consume FSI upto 4 granted to them vide MCGM letter dated 26.7.2013.

The case was heard in the earlier AC meeting of 24.09. 2013 wherein it was decided that the applicant is required to submit revised building plans and their calculations for CNS simulation studies.

The case was thereafter heard in the AC meeting of 27.12.2013 wherein the Committee decided AAI to reexamine on the basis of information/documentation received from the applicant and thereafter brought to the AC.

The case was subsequently heard in the Committee meeting of 07.03.2014 wherein it was decided that the applicant should submit details of all buildings near the site for examination by AAI.

The applicant thereafter provided 3 coordinates for a plot No. CS 842 and they have been advised to submit all the coordinates.

The Committee was informed that the case is under examination from CNS criteria.

Committees' Decision: The examination from CNS criteria when completed to be brought up to the Committee.

23. M/s Bhagwati Developers Pvt. Ltd., Sh. Ashish Bhatt, Mumbai.

Case No.: MUM/ 13/NOCAS/309
CHQ File No.: AAI/20012/35/2014-ARI(NOC)
NOCAS ID.: SNCR/WEST/B/012913/011
Site Address: CTS No.828 of village Kurla-2, Mumbai.

The site lies in the **Approach Surface** and is 473 m from Rwy 32 of Santacruz Airport.

The applicant had earlier requested a height of 34.03 m AMSL in their letter dated 14.07.2010 against which they were granted a height of 17.28 m AMSL in letter dated 22.01.2014. The applicant reiterated their height of 34.03 m AMSL in their letter dated 27.01.2014 requesting Aeronautical Study to consume full FSI.

The Committee observed that the site lies under the approach surface and that also the height requested is higher than the permissible height under AGA criteria.

Committees' Decision: The request for Aeronautical Study is rejected as the site lies under the approach surface of Rwy 32, Mumbai.

24. M/s. Lalani Builders & Developers, Mumbai

Case No.: MUM/07/214
CHQ File No.: AAI/20012/1066/2007-ARI (NOC)
NOCAS ID: JUHU/WEST/B/072712/012
Site Address: CTS No. 1599, 1600 Village Vile Parle (West), At Milan Subway, Santacruz (West), Mumbai.

1. The site is at about 500 m from strip of Runway 09 and lies in approach/transitional surface. The applicant initially vide application dated 24.05.2007 had requested a height of 32.55 m AMSL and was granted a height of 18.49 m AMSL by AAI, Western Region on 28.03.2008. As per NOCAS, the site lies in approach surface and as per the calculation the permissible height from AGA criteria is 14.65 m AMSL and from Com. criteria 38.35 m AMSL.
2. The applicant vide letter dated 17.02.2011 made a request for a height of 38.35 m AMSL stating that they have paid heavy compensation to 35 tenants of the plot, which was fully encroached and want to build a hotel on the plot to promote tourism and bring additional revenues to the Govt. The case was

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earlier submitted to GRC by NOC Cell with the recommendation that the case may be disposed of by offering lower restricted height of 14.65 m AMSL.

3. The applicants were called for a hearing in the GRC meeting and they have stated that their site is not in approach surface.
4. After constitution of the Appellate Committee, the case was put up to the Appellate Committee in its meeting held on 9th January, 2013. The Appellate Committee in its decision instructed that the site may be inspected jointly by AAI & MIAL and a report be submitted.
5. Joint Survey report dated 12.03.2013 received. As per the coordinates submitted by the applicant and the joint survey report, restricted top elevation 16.91 m AMSL is admissible for the site, and applicant was informed. Further, 30 cm increment is possible due change in Rwy 09 end elevation. As a result, top elevation 17.21 m AMSL can be permitted.
6. The case was discussed in the subsequent Appellate Committee meeting held on 23rd/25th July, 2013 and the Committee decided to call the applicant for presenting their case with detailed justification for the height of 38.35 m AMSL as sought in their letter of 17.02.2011.
7. The applicant was asked to present their case in AC meeting dated 24.08.13 but the applicant was absent. The case was listed again in meeting of 16.4.2014 but the applicant remained absent.
8. The applicant informed that their site can get the benefit of transitional surface if the examination of building coordinates is carried out instead of plot as the building is further away inside the plot

Committees' Decision: The applicant to provide duly certified coordinates of the building for re-examination.



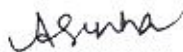
(V.SOMASUNDARAM)
MEMBER (ANS)



(J.S.RAWAT)
JT. DGCA



(K.GOHAIN)
TECHNICAL EXPERT



(ALOK SINHA)
JT. SECY, MOCA
CHAIRMAN, APPELLATE COMMITTEE

Place: New Delhi

Date: 12th May, 2014