

BS -13

REDEVELOPMENT PREPARATION



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Redevelopment Preparation

Chapters:

I. REDEVELOPMENT

1. About Redevelopment and its Necessity
2. Meaning of Redevelopment
3. Advantages & Disadvantages of Redevelopment
4. FAQs on Redevelopment

II. REDEVELOPMENT PROCEDURE

1. Process of Redevelopment
2. Procedure for Redevelopment
3. FAQs on Process of Redevelopment

III. REDEVELOPMENT IN CO-OPERATIVE HOUSING SOCIETY

1. Co-operative Societies
2. Types of Co-operative Housing Societies
3. FAQs on Redevelopment in Co-operative Societies

IV. REDEVELOPMENT COMMITTEE

1. Redevelopment Committee
2. Powers of the various bodies
3. FAQs on Redevelopment in Co-operative Societies

V. STRUCTURAL AUDIT

1. Structural audit
2. Standpoint after structural audit
3. FAQs on structural audit

VI. PROJECT MANAGEMENT CONSULTANTS

1. Definition Project Management Consultants
2. Project Management Consultants
3. Work Of PMC
4. Appointment Of PMC
5. FAQs On Project Management Consultants

VII. TENDER PROCESS

1. Tendering
2. Tender Process
3. FAQs on Redevelopment in Co-operative Societies

VIII. USE OF ADDITIONAL FSI & TDR AT HOUSING DEVELOPMENT SOCIETIES AND REGULATIONS

1. Meaning of FSI
2. Meaning of TDR
3. Meaning of DRC
4. Meaning of originating Plot and Receiving Plot
5. The Main Requisites for Obtaining TDR
6. Restriction to Use DRC
7. How to Utilize TDR for Construction

IX. SELF REDEVELOPMENT

1. Advantages Self Development
2. Disadvantages Development by builder

X. CONVEYANCE

1. Meaning of Conveyance
2. Objects of Conveyance
3. Advantages of Conveyance
4. Provisions of the bye laws on Conveyance
5. Provisions of the MOFA, 1963
6. List of documents required for Conveyance
7. Contents of Conveyance Deed
8. Remedies for Conveyance
9. Kinds of documents to be prepared & procedure involved to complete Conveyance

XI. REDEVELOPMENTS: TAX, FINANCIAL AND OTHER IMPLICATIONS

XII. WHEATHER SOCIETY IS ENTITLED FOR DOUBLE FSI

XIII. FEASIBILITY REPORT

1. Definition
2. Constituents of Feasibility report
3. Data required to prepare the Feasibility report
4. Importance of Feasibility report

5. Feasibility report preparation
6. Different Feasibility report under different systems of Redevelopment
7. Write conclusion
8. Benefits of Feasibility report

XIV. MEMBER'S APPRAISAL & CONSENT

ANNEXURE - 1 CONCESSION TO BE GIVEN TO GIVE IMPETUS TO THE SELF RE-DEVELOPMENT OF THE REGISTERED CO-OPERATIVE HOUSING SOCIETIES IN THE STATE....

ANNEXURE - 2 - REDEVELOPMENT DEFINITIONS 198 USED UNDER MAHARASHTRA COOPERATIVE SOCIETIES ACT, 1960

ANNEXURE - 3 - REDEVELOPMENT PROVISIONS 209 UNDER RERA DEFINITIONS AS PER RERA

ANNEXURE - 4 - OLD CIRCULAR Dt 3rd JAN. 2009 219 ON REDEVELOPMENT

This comprehensive guide covers all aspects of redevelopment preparation in co-operative housing societies. Divided into fourteen chapters, it includes detailed information, procedures, and FAQs on redevelopment, structural audit, project management, tender process, conveyance, tax implications, feasibility reports, member appraisal, and more. Additionally, it provides annexures with essential documents and regulations to facilitate the redevelopment process effectively.