

Before the Apex Grievance Redressal Committee
Government of Maharashtra
Appeal No. 357 of 2025

(Amnesty Scheme of Jogeshwari Shivdarshan SRA CHS)

Coram: Aseem Gupta, Chairman
Dr. Mahendra Kalyankar, Absent
Sanjeev Jaiswal, Member Through VC
Vikram Kumar, Member Absent
Dr. Ashwini Joshi, Member Through VC

Advocate Shrey Fatterpekar a/w Adv. Sugyata Choudhary a/w Adv. Akshata Parkar i/b Dhaval Vassonji & Associates for JCF & Piramal Capital & Housing Finance.



ORDER

(Matter heard on: 06.02.2026)

(Order Passed on: 20/04/2026)

1. Pursuant to the Minutes of Decision dated 19.12.2025 passed in the present case, this Committee has taken review today.
2. On 14.11.2025 this Committee directed Financial Institution to appoint new Developer as soon as possible i.e. within 3 months from 14.11.2025. During the hearing dated 19.12.2025, it was brought to the Notice that till date no new Developer has been appointed. Thereafter, this Committee directed the Financial Institution to comply the said direction within time limit set out in minutes of Decision dated 14.11.2025 i.e. by 14.02.2026. However, till date Financial Institution failed to appoint new Developer for implementation of subject S. R. Scheme.
3. Further, as per the factual position that has come on record, it was observed that many slum dwellers have already been evicted and rental payments amounting to about Rupees 90 crores have remained unpaid for several months. In view of the same this Committee after

AE/KE(N) hearing the Financial institution, closed the matter for orders.

AE/KE
30/4/26
In the meantime, on 04.03.2026, the Financial Institution i.e. J.C. Flowers submitted the application before this Committee for extension of 3 months from 15.02.2026 for completion of the resolution process as per the provision of the Insolvency and bankruptcy Code, 2016. The said request of financial institution is rejected on the ground that this committee has already decided in the Minutes of Decision dated 19.12.2025 that there will be no further extension in the present matter.

5. Amnesty scheme was floated fundamentally in order to enable the financial institution to recover their investment/ loans advanced by them to the Developer and to complete stall schemes so as to rehabilitated the slum dwellers. In view of the same, this Committee requested Housing Department, state of Maharashtra to propose the following recommendation:

- a) Recommends to the Hon'ble State Government for necessary action to withdraw benefits of amnesty scheme to the Financial Institution and allowing SRA for floating the tenders for appointment of new Developer.
- b) Further, in the meantime, SRA shall use all deposits from the subject S. R. scheme as well as Bank Guarantee (submitted by erstwhile Developer in SRA) for payment of rent to the eligible slum dwellers under subject S. R. Scheme, to the extent possible and pro-rata.
- c) Also, there are transit tenements, SRA may keep some part of the deposits or Bank Guarantee for maintaining these for the period before new Developer gets appointed.

Sd/-
(Dr. Ashwini Joshi)
Addl. Municipal Commissioner
City, MCGM
Member
Apex Grievance Redressal
Committee

Absent
(Vikram Kumar)
Addl. Commissioner / MMRDA
Member
Apex Grievance Redressal
Committee

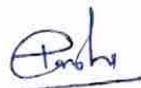
Sd/-
(Sanjeev Jaiswal)
Vice-President,
and CEO MHADA
Member
Apex Grievance Redressal
Committee

Absent
(Dr. Mahendra Kalyankar)
Chief Executive Officer/ SRA
Member
Apex Grievance Redressal
Committee

Sd/-
(Aseem Gupta)
Additional Chief Secretary, Housing Department (I/C)
Chairman
Apex Grievance Redressal Committee

AGRE/Direction/214/25
To, 24 APR 2026
Executive Engineer/SRA
Asst. Registrar/SRA

Please see well passed
by the Hon'ble AURE
for your info &
necessary act.


24/4/2026