

AGREEMENT FOR REDEVELOPMENT OF THE PROPERTY OWNED BY A CO-OPERATIVE HOUSING SOCIETY

THIS AGREEMENT FOR REDEVELOPMENT is made at _____ on this _____ day of _____ in the Christian Year Two Thousand _____

BETWEEN **PQR CO-OPERATIVE HOUSING SOCIETY LTD.**, a Co-operative Housing Society registered under the provisions of Maharashtra Co-operative Societies Act, 1960 under Registration No. _____ of _____ having its office at _____

hereinafter referred to as **“THE SOCIETY”** (*which expression shall, unless it be repugnant to the context or meaning thereof, be deemed to mean and include its successors and assigns*) of the **ONE PART**; AND **ABC INFRASTRUCTURE INDIA LIMITED**, a Public Limited Company, registered under the Companies Act, 1956/2013, having its registered office at _____, represented by its Directors (1) Mr. _____ and (2) Mr. _____, hereinafter referred to as **“THE DEVELOPERS”** (*which expression shall, unless it be repugnant to the context or meaning thereof, be deemed to mean and include its successors*) of the **OTHER PART**.

WHEREAS: -

- (a) The Society is the owner of the land admeasuring _____square meters equivalent to _____ square yards or thereabouts bearing Plot No. _____ (hereinafter “**the said Plot**”), and building existing thereon known as “_____” (“**the said building**”) situated at _____ and more particularly described in the **FIRST SCHEDULE** hereunder written and hereinafter collectively referred to as “**the said property**”. The reference to the said property includes the said Plot and the said building existing thereon.
- (b) The title of the Society to the said property arises as under:-
(NOTE:-Describe the route of Society’s title to the said property)
- (c) The flats in the said building are occupied by the Members of the Society, being the Members and Shareholders of the Society, as per the list mentioned in the **SECOND SCHEDULE** hereunder written. The said building is constructed in the year _____ and is old and in a dilapidated condition and requires heavy repair, renovation and/or reconstruction involving huge cost.
- (d) The said property is capable of being redeveloped by demolishing the said building and by construction of new building/s thereon by utilizing available primary Floor Space Index (**FSI**) of land, premium FSI and by purchase of additional FSI by way of Transferable Development Rights (**TDR**) as also by consumption of area free of FSI (if any) as per the prevailing Rules and

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FOR PREVIEW**

PREVIEW