



**BOMBAY
CHARTERED
ACCOUNTANTS'
SOCIETY**

Redevelopment 360: From Concept to Completion

Dear Members,

Redevelopment projects have become increasingly significant in urban planning, especially in metro cities like Mumbai, where aging buildings and infrastructure call for renewal. These projects typically involve multiple stakeholders and are governed by a complex framework of legal provisions, tax implications, and regulatory approvals.

Considering this, the Finance Corporate and Allied Laws Committee of Bombay Chartered Accountants Society (BCAS) is organizing a full-day seminar to provide landowners, housing society members, and their consultants with a thorough, all-encompassing understanding of redevelopment projects. The seminar will cover key legal, tax, and regulatory aspects, empowering participants to make informed decisions, safeguard their interests, and effectively guide others through the redevelopment process.

The details of the seminar are as follows:

Day & Date	Saturday, 21st June 2025 Add event to Outlook Calendar
Time	9:30 a.m. to 6:00 p.m.
Venue	Bombay Chartered Accountant's Society, 7, Jolly Bhavan 2 , BCAS Chowk, New Marine Lines, Churchgate, Mumbai – 400020. Google map of location
Fees	Early Bird Fee for enrolment on or before 10th June 2025 Members: Rs.1,250 + 18% GST = Rs. 1,475/- Non-Members: Rs.1,500 + 18% GST =Rs.1,770/- Regular Fee for enrolment after 10th June 2025 Members: Rs.1,500 + 18% GST = Rs. 1,770/- Non-Members: Rs.1,750 + 18% GST =Rs. 2,065/-
Registration Link	CLICK HERE
Who can Attend	<ul style="list-style-type: none">✓ Chartered Accountants✓ Advocates and Legal Advisors✓ Real Estate and Tax Consultants

	<ul style="list-style-type: none"> ✓ Housing Society Office Bearers ✓ Landowners involved in or exploring redevelopment
Why to attend:	<ul style="list-style-type: none"> ✓ Get a complete understanding of the redevelopment process – from planning to execution stage. ✓ Learn directly from legal, tax, and real estate experts. ✓ Understand your rights and how to safeguard them. ✓ Navigate the complex income tax and GST implications. ✓ Discover what works and what doesn't from real-life experiences and practical lessons.

Program Schedule:

Sr. No.	Topic and Coverage	Faculty
Registration and Welcome Tea		
Inaugural Session	Welcome Address by the President, BCAS	CA Anand Bathiya
	Opening Remarks by the Chairman, Finance Corporate & Allied Laws Committee	CA Naushad Panjwani
Session 1	Understanding Redevelopment Process and Regulatory Framework <ul style="list-style-type: none"> • Types of Re-development: Which model suits your society? [Self-redevelopment, Redevelopment (Developer led), Cluster redevelopment] • Step-by-step redevelopment process • Navigating Development Control Regulations (DCR), IOD and MOFA compliance 	Mr. Nayan Dedhia <i>Managing Director, Toughcon Nirman</i>
Session 2	Role and Importance of Project Management Consultants in Redevelopment Projects <ul style="list-style-type: none"> • Scope of services offered by Project Management Consultants (PMCs) during various redevelopment stages • Key roles and responsibilities of PMCs • Case studies highlighting PMC involvement and impact 	Eminent Faculty
Session 3	The Redevelopment Checklist <ul style="list-style-type: none"> • Essential due diligence checklist for housing societies and stakeholders • Common challenges and risks associated with redevelopment • Typical development hurdles and how to anticipate them • Must-have checklist before selecting a developer • RERA applicability, developer obligations, project compliance, and protection of member rights 	Dr. Adv. Harshul Savla <i>Partner, Suvidha Lifespaces</i>
Session 4	Income Tax and Stamp Duty Implications in Redevelopment <ul style="list-style-type: none"> • Tax treatment of corpus, rent, hardship compensation, and in-kind benefits 	CA Pradip Kapasi

	<ul style="list-style-type: none"> • Capital Gains taxation for landowners and society members • Surrender of tenancy rights, Tax issues related to Commercial premises, TDR and FSI issues • TDS obligations and available exemptions under section 54 • Stamp duty nuances and implications 	
Lunch Time		
Session 5	GST Implications in Redevelopment <ul style="list-style-type: none"> • GST implications in case of self-redevelopment • GST implications on flats allotted to existing tenants and landowners in redevelopment project • GST on subsequent sale of allotted flats • GST implication on additional area purchased by members 	CA Raj Khona
Session 6	Legal Drafting in Redevelopment Projects <ul style="list-style-type: none"> • Drafting essentials and critical clauses in: <ul style="list-style-type: none"> a) Development Agreements (DA) b) Power of Attorney (POA) c) Intimation of Disapproval (IOD) and related approvals • Legal safeguards for housing societies • Deemed Conveyance and related matters • Common mistakes and how to prevent them 	Partner, DSK Legal*
Tea Break		
Panel Discussion	Redevelopment Realities – Successes, Pitfalls & Lessons Learned <ul style="list-style-type: none"> • Selecting the right developer: key criteria • Real-world challenges and solutions • Legal and financial safeguards that worked • Crucial do's and don'ts for societies and consultants 	Panelist: CA Ketan Mehta Mr. Ayaz Kazi Moderator: CA Chetan Shah
	Closing Remarks by the Vice-President, BCAS	CA Zubin Billimoria

* To be confirmed

Notes:

1. BCAS reserves the right to re-schedule any date or topic in case of any unforeseen contingency.
2. Participation is limited to the first 100 registrants on a **first-come, first-served** basis.
3. The course fees include lunch, breakfast and tea/coffee.
4. Please fill your email address and mobile number accurately in the enrolment form.
5. All communications from BCAS would be only through e-mail and WhatsApp Group to be created for this program.
6. Request for refund will be entertained subject to the discretion & approval of Managing Committee of BCAS.
7. For enrolment and event-related inquiries, please contact Mr. Javed Siddique, Event Manager at 9819955293 / em1@bcasonline.org.



Finance, Corporate & Allied Laws Committee

Chairman : CA Naushad Panjwani

**Convenors : CA Khubi Shah, CA Raj Khona &
CA Sneh Bhuta**

Program Coordinators : CA Raj Khona & CA Preeti Oza



Our mailing address is:
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