

**THE MAHARASHTRA OWNERSHIP FLATS (REGULATION OF THE PROMOTION OF
CONSTRUCTION, SALE, MANAGEMENT AND TRANSFER) (RETROSPECTIVE
EXTENSION OF DURATION) ACT, 1995**

[Text as on 25th October 2024]

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MAHARASHTRA ACT No. X OF 1995¹

[THE MAHARASHTRA OWNERSHIP FLATS (REGULATION OF THE
PROMOTION OF CONSTRUCTION, SALE, MANAGEMENT AND TRANSFER)
(RETROSPECTIVE EXTENSION OF DURATION) ACT, 1995.]

[This Act received the assent of the Governor on the 8th July 1995; assent was first published
in the *Maharashtra Government Gazette*, Part IV, on the 13th July 1995.]

**An Act to extend the duration of the Maharashtra Ownership Flats (Regulation of the
promotion of construction, sale, management and transfer) Act, 1963, with
retrospective effect.**

WHEREAS, it is expedient further to extend the duration of the Maharashtra Ownership Flats (Regulation of the promotion of construction, sale, management and transfer) Act, 1963 (Mah. XLV of 1963), with retrospective effect ; It is hereby enacted in the Forty-sixth Year of the Republic of India as follows, namely :—

1. Short title and commencement.— (1) This Act may be called the Maharashtra Ownership Flats (Regulation of the promotion of construction, sale, management and transfer) (Retrospective Extension of Duration) Act, 1995.

2. Amendment of section 1 of Mah. XLV of 1963.— In section 1 of the Maharashtra Ownership Flats (Regulation of the promotion of construction, sale, management and transfer) Act, 1963 (hereinafter referred to as “the principal Act”), in sub-section (4), for the figures “1995” the figures “2000” shall be substituted.

3. Saving.— Nothing in this Act shall render any person liable to be convicted of any offence in respect of anything done or omitted to be done, during the period commencing on the 1st day of April 1995 and ending on the date of publication of this Act in the *Official Gazette* if such act or omission was not an offence but for the retrospective extension of duration of the principal Act, by this Act.

4. Removal of doubt.— For the removal of doubt, it is hereby declared that the principal Act, which was to expire after the 31st March 1995 having been retrospectively extended from the 1st April 1995 shall be deemed never to have expired at any time and all its provisions as amended and extended by this Act shall, subject to the provisions of section 3 of this Act, be deemed to be continuously in force.

¹ For Statement of Objects and Reasons of the L. A. Bill No. XXII of 1995, see *Bombay Government Gazette*, 1995, Extraordinary No. 29, Part V, dated the 29th July 1995, page 197.