



HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

Mini Secretariat (2nd and 3rd Floor), Sector-1, Panchkula.

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Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 04.12.2024.

Item No. 271.32

Intimation regarding completion certificate and request for closure of RERA account.

Promoter: M/s Ansal Housing Ltd.

Project: "Ansal Town Karnal" –an affordable residential plotted Colony on land measuring 7.739 acres situated in revenue estate of Village Kasba Karnal, Sector-36, Karnal.

Reg. No.: HRERA-PKL-KNL-190-2020 dated 19.02.2020, valid up to 15.11.2022.

Temp ID: 693 of 2019

License No. 99 of 2017 dated 16.11.2017 valid upto 15.11.2022

Present: Mr. Vinesh Kumar, Manager.

1. Vide letter dated 23.08.2024, the promoter has informed that Completion Certificate regarding the said project has been received from DTCP on 16.08.2024. The Promoter has requested for exemption of quarterly compliance for said project from now onwards and all the necessary quarterly compliances till Sept 2024 will be done. The Promoter also requested for closure of RERA Bank Account for said project. Details of the same are:

Bank – HDFC Bank Ltd, VC-1, Near Income Tax Building , Vaishali, Ghaziabad-201010.

Account No – 57500000218228

IFSC Code – HDFC0000422

2. On 09.10.2024, Authority observed that Registration was valid upto 15.11.2022 and Completion Certificate was obtained on 16.08.2024. Even if Covid-19 General Extension of 9 months is considered, the registration will be valid upto 15.08.2023. The Promoter should submit an application for extension u/S-6 of RERA Act, 2016 for the gap period.



3. Authority further decided that promoter should submit approval letters of service plans & estimates along with copy of approved plans and estimates, hardcopy as well as soft copy. Promoter should submit complete set of plans of the commercial pocket forming part of the layout plan. After that request of promoter will be considered.
4. QPRs have been uploaded upto 30.09.2024.
5. Vide Reply dated 25.11.2024, the Promoter has submitted the following :-
 - i. Rs. 1 Lakh as extension fee which is in order.
 - ii. Form Rep-V under Section-6 of RERA Act,2016- (applying till 15.08.2024 including general extension of 9 months due to COVID).
 - iii. Grant of Consent dated 16.05.2019 from Haryana State Pollution Control Board.
 - iv. Photographs of the project.
 - v. Copy of approval letter of Service Plans/Estimates dated 12.03.2020
 - vi. Approved Service Plans.
 - vii. Copy of Zoning Plan
 - viii. Approved Standard design of SCOs in commercial site measuring 0.264 Acres.
6. Mr. Vinesh Kumar submitted that extension has been applied on 29.11.2024. promoter should submit following documents before next date of hearing.
 - i. Renewal of License No. 99 of 2017 dated 16.11.2017 which was valid upto 15.11.2022 be submitted.
 - ii. A copy of approved Service Estimates (hard and soft copies).
 - iii. As per resolution dated 07.08.2024, Promoter should pay Rs. 1,83,975/- as late fee and Rs. 1,37,970/- as penalty.
7. Adjourned to 29.01.2025.



all records
21/1/25

True copy

[Signature]

Executive Director,
HRERA, Panchkula

A copy of the above is forwarded to CTP, HRERA Panchkula, for information and taking further action in the matter.

LA (Kakul)