



## HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

Mini Secretariat (2<sup>nd</sup> and 3<sup>rd</sup> 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 22.01.2025.**

### Item No. 276.23

**Intimation regarding issuance of completion certificate.**

**Promoter:** M/s Information TV Pvt. Ltd.

**Project:** "Plotted Colony on land measuring 11.60 Acres" in Village Kanwala, Sector- 27, Ambala City.

**Reg. No.:** HRERA-PKL-AMB-24-2018 dated 13.07.2018 valid upto 31.03.2020 (Extension granted upto 31.12.2023).

**Temp ID:** 585-2019.

**Present:** Mr. Dhirender Dadwal, Administration Head.

1. The promoter vide letter dated 07.08.2024 has informed that DTCP, Haryana has granted completion certificate vide letter dated 04.06.2024 and requested to acknowledge it and keep it in record.

2. Vide letter dated 04.09.2024, following deficiencies were conveyed to the promoter:

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- Since, the registration has already lapsed on 31.12.2023 and the completion certificate issued on 04.06.2024, therefore the promoter should apply for registration upto the date of grant of completion certificate.*
- QPRs have been filed only upto 31.03.2023, up to date QPRs should be filed upto the date of quarter in which completion was granted.*
- Approved copies of building plans of commercial site be submitted.*
- NOC for environment clearance be submitted."*

3. The matter was then heard by the Authority on 11.09.2024, wherein the following was observed:



“4. The Authority gave last opportunity to promoter to comply with the orders of Authority dated 04.09.2024 otherwise penal action will be initiated as per provisions of RERA Act, 2016.

5. Adjourned to 27.11.2024.”

4. No reply has been received from the promoter. QPRs have been submitted upto 31.03.2024.

5. The matter was last heard by the Authority on 20.11.2024 (pre-poned), wherein the following was observed:

“5. Authority observes that promoter has not complied with the orders of Authority dated 09.04.2024 and 11.09.2024. hence, Authority decided that promoter be issued show cause notice under Section 35 read with Section 63 of RERA Act, 2016 as to why penalty may not be imposed for not complying with the orders of Authority.

6. Adjourned to 22.01.2025.”

6. On 10.09.2024, a reply was submitted by the promoter on above-mentioned issues, the details of which are as follows:

- a. Regarding Extension, the promoter had applied for issuance of completion on 01.09.2023 and all the concerned reports regarding completion of work at site had been received before 31.12.2023, but due to some unavoidable reasons there has been administrative delay in issuing the completion certificate. Further, they have applied for extension of the project along with requisite fees vide Transaction Id 240910196423815 dated 10.09.2024.
- b. QPRs have been filed upto 31.03.2024.
- c. Approved copies of Standard Design of commercial site have been submitted.
- d. NOC for Environment clearance has not been submitted as explained below:

7. As per condition 2(g) of Licence no. 85 of 2017 issued by DTCP that the company shall obtain NOC/Clearance as per provisions of notification dated 14.09.2006 issued by Ministry of Environment & Forest, Govt. of India, if applicable before execution of development work at site.

8. Since, the project area is 11.60 acres which is not more than or equal to threshold limit as stated in the projects or activities listed in the Schedule annexed to notification dated



14<sup>th</sup> September, 2006 issued by Ministry of Environment & Forests, therefore the requirement of taking prior environmental clearance is not applicable on them.

9. On 10.01.2025, the promoter submitted another reply stating that reply regarding deficiencies as observed on 04.09.2024 has already been submitted. Further, they requested that show cause notice under Section 35 read with Section 63 of RERA Act, 2016 be not issued and accordingly penalty should not be imposed because they have complied with directions/ order of the Authority.

10. The promoter has applied for fourth extension from 31.12.2023 to 04.06.2024 on 10.09.2024 in form Rep-V. Regarding fee, it is not in order as extension fee calculated is Rs.1,39,732/- and the promoter has paid Rs.65,000/-. Therefore, the extension fee is deficit by Rs.74,732/-.

11. Mr. Dhirender Dadwal stated that deficit extension fee of Rs.75,000/- has been deposited today, i.e., on 22.01.2025 through net banking.

12. After consideration, Authority decided to grant extension up to 04.06.2024, i.e., the date of completion certificate.



True copy

*[Handwritten signature]*

Executive Director,  
HRERA, Panchkula

*[Handwritten signature]*  
6/2/25

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

IA (Tusema)