



HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

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

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Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 19.02.2025.

Item No. 279.16

Request for closure of RERA account of the project and change of address.

Promoter: Eldeco Infrastructure and Properties Ltd.

Project: 'Eldeco Paradiso', an affordable residential plotted colony measuring 35.42 acres situated in sector-40, Panipat.

Reg. No.: HRERA-PKL-PNP-299-2022 dated 24.03.2022 valid upto 16.01.2025.

1. A letter has been received on 15.01.2025 wherein the promoter states that they have received completion certificate for three licenses. The following is submitted:

License no. 03 of 2020 – Copy of Completion certificate granted vide memo no. LC-3726-II/JE(RK)/2024/22711 dated 23.07.2024

License no. 04 of 2020 – Copy of Completion certificate granted vide memo no. LC-3728-II/JE(RK)/2024/1549 dated 13.01.2025

License no. 05 of 2020 – Copy of Completion certificate granted vide memo no. LC-3726-II/JE(RK)/2024/22703 dated 23.07.2024

2. QPR have been uploaded till 31, December, 2024. The promoter requests the Authority to change the following details of authorized signatory:

- i. Email id from pradeep@eldecoproperties.com to Vaibhav.lalit@eldecoproperties.com
- ii. Project coordinator no. from 9813166776 to 8708736550.

3. After perusal of records, it is found that Authority on 20.02.2023 and on 09.05.2022 resolved to register 40 & 51 villas respectively; and an addendum to that effect was issued. RERA registration no. HRERA-PKL-PNP-299-2022 dated 24.03.2022 for an affordable residential plotted colony namely "Eldeco Paradiso" measuring 35.342 acres in sector- 40, Panipat was granted on 24.03.2022. Three completion certificates have been granted by the



department for an area measuring 32.654 acres. Completion for 2.688 acres has not yet been granted.

4. The promoter has requested for closure of RERA account of the said project.
 5. After consideration, Authority decided that:
 - (i) QPRs for 1st quarter of 2025, are required to be filed.
 - (ii) Approved copy of service plans/ estimates is required to be submitted.
 - (iii) For changing the details of the Authorised signatory in REP-1, Board resolution will be required.
 - (iv) 91 villas are being constructed by the promoter in this colony by getting an addendum issued to the said registration, no status relating to the construction of the said villas have been informed.
 - (v) Status of 2.668 acres of completion has not yet been informed.
 6. After submission of above information, request of the promoter will be considered.
- Adjourned to 07.05.2025.



True copy

Executive Director,
HRERA, Panchkula

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

Moust
12/03/25-

LA (Monika)