



HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

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

Telephone No: 0172-2584232, 2585232

E-mail: officer.rera.hry@gmail.com, hrerapl-hry@gov.in

Website: www.haryanarera.gov.in

Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 26.03.2025.

Item No. 282.14

Continuation of registration for third, fourth and fifth year under Section 7(3) of the RERA Act, 2016.

Promoter: Pardesi Developers Private Limited.

Project: USHAY TOWER – group housing colony having FAR measuring 45503.42 sq. mtrs and a commercial pocket of 252.22 sq. mtrs out of total land measuring 14.15 acres situated in Village Rasoi Sector 61, Sonipat.

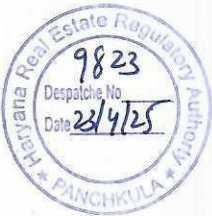
Reg. No.: HRERA-PKL-SNP-140-2019 dated 25.07.2019 valid upto 31.03.2020. Certificate for first and extension in addition to 9 months covid benefit granted upto 31.12.2022.

Temp ID: 555-2019.

1. The Authority had registered this colony on 25.07.2019. Vide letter dated 05.04.2024, the promoter had applied for further continuation of registration of project upto 31.12.2024.
2. The same was considered by the Authority in its meeting held on 24.04.2024 vide item no. 250.20 wherein the Authority decided that promoter should submit Architect and Engineer Certificate as well as copy of application submitted to DTCP for grant of Occupation Certificate. After that request of promoter will be considered.
3. Thereafter, vide reply dated 03.07.2024, the promoter has submitted: -
 - a) Architect certificate and Engineer Certificate certifying that 100% of works have been completed.
 - b) Copy of application dated 09.10.2023 for grant of OC and copy of reports issued by Chief Engineer HSVP.
 - c) QPRs have been uploaded upto 31.03.2024.




4. The Authority on 11.09.2024 vide item no. 265.09 observed that it is a group housing colony and deficit fee, if any, be conveyed to the promoter to be deposited before next date of hearing.
5. The Authority on 13.11.2024 decided that deficit fee, late fee and penalty as per resolution of Authority dated 07.08.2024 be worked out and communicated to the promoter.
6. On 15.01.2025, Sh. Jyoti Sidana AR appeared before the Authority who was conveyed deficit extension fee of Rs. 5,45,558/-, late fee Rs.8,11,759/- and penalty Rs 6,49,406/-. He stated that deficit extension fee is being deposited today and will apply for extension accordingly.
7. Vide letter dated 16.01.2025, the promoter has applied for further extension of registration upto 31.12.2025 along with the extension fee of Rs. 133100/-. The promoter has mentioned that 100% of development works have been completed. The promoter has also applied for grant of Occupation Certificate of towers S, R3, R4. However, the promoter has not paid deficit extension fee of Rs. 5,45,558/-, late fee of Rs.8,11,759/- and penalty of Rs 6,49,406/- as already conveyed in January, 2025.
8. License no. 126-128 of 2007 dated 27.02.2007 was valid upto 26.02.2025. The promoter should submit a copy of renewed license along with the deficit fee.
9. Adjourned to 02.07.2025.



True copy


Executive Director,
HREERA, Panchkula

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

LA (Shylbham)

25/4/25