



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 10.01.2024.

Item No. 238.12

Request to upload the Completion Certificate-Reply.

Promoter: Gurutek Estate Pvt. Ltd.

Project: "Gurutek City" a residential Plotted Colony developed over an area measuring 9338 sq. mtrs. (License No. 90 of 2009 dated 30.12.2009, renewed upto 29.12.2024) situated in Sector 25-26, Rewari.

Reg. No: HRERA-PKL-RWR-360-2017 dated 17.11.2017 valid upto 31.10.2020 (first extension was granted upto 31.10.2021 and general extension of nine months upto 31st July, 2022).

TEMP ID: 500-2019.

1. Orders of the Authority dated 11.09.2023:

1. *M/s Gurutek Estate Pvt. Ltd. vide letters dated 01.08.2023 and 28.08.2023 of project "Gurutek City" a residential Plotted Colony developed over an area measuring 9338 sq. mtrs. (License No. 90 of 2009 dated 30.12.2009, renewed upto 29.12.2024) situated in Sector 25-26, Garhi Boini Road, Rewari bearing Registration No. 360 of 2017 dated 17.11.2017 valid upto 31.10.2020 (first extension was granted upto 31.10.2021 and general extension of nine months upto 31st July, 2022) submitting the Completion Certificate issued by Directorate of Town & Country Planning, Haryana.*

2. *The promoter has submitted a copy of Part completion certificate dated 11.06.2015 for residential plotted colony on land measuring 50.731 Acres (license no 90 of 2009), Occupation certificate for Nursery School over an area measuring 0.21 Acres and Occupation certificate for Primary School over an area measuring 1.00 Acres falling in residential plotted colony (license no. 90 of 2009).*



3. *The promoter has requested for uploading the Completion Certificate dated 30.06.2023 with Memo no. LC-794-PA(VA)-2023/21270 w.r.t. Residential Plotted Colony over an area 50.731 Acres (License no. 90 of 2009 dated 30.12.2009) in sector-25 & 26, Rewari.*
 4. *Authority observes that Residential Plotted Colony over an area of 50.731 acres includes two acres of commercial pocket. Promoter should intimate whether all services have been laid and connected to commercial area.*
 5. *Authority further decided that promoter should upload QPRs up to the date of completion of project and to apply for extension from 1st August 2022 to 30th June 2023.*
 6. *Adjourned to 20.11.2023.*
2. *Reply dated 06.11.2023 is received wherein the promoter has submitted:*
 1. *Application for extension, however the same is not on prescribed proforma Rep-V;*
 2. *Fees of Rs. 24,100, which in order;*
 3. *copy of Completion Certificate, copy of application for CC made to DTCP dated 18.01.2022.*
 4. *Explanatory note: Due to the aftermath of Covid-19 pandemic, the promoter had to face various hurdles. The promoter has applied for CC on 18.01.2022 however the application was returned with certain observations. Eventually CC was granted on 30.06.2023.*
 5. *The promoter has stated that the project is complete in all respects.*
 6. *The promoter has uploaded QPR of 4th Quarter only.*
 3. *On 21.11.2023, the Authority decided that promoter should apply extension in prescribed proforma REP-V and to upload QPRs up to date of completion certificate.*
 4. *The promoter vide reply dated 28.12.2023 has submitted:*
 - i. *Application for extension is on prescribed proforma Rep-V till 30th June 2023;*
 - ii. *Fees of Rs. 24,100, which in order;*
 - iii. *Copy of Completion Certificate, copy of application for CC made to DTCP dated 18.01.2022.*
 - iv. *Explanatory note: Due to the aftermath of Covid-19 pandemic, the promoter had to face various hurdles. The promoter has applied for CC on 18.01.2022 however the*



application was returned with certain observations. Eventually CC was granted on 30.06.2023.

- v. The promoter has stated that the commercial pocket (Gurutek Galleria) is complete in all respects (enclosed Architect certificate).
 - vi. The promoter has uploaded QPR till June 2023.
5. The promoter has requested for extension till 30th June 2023 and to upload completion certificate on the web portal.
6. After consideration, Authority decided to grant extension up to 30.06.2023 and completion certificate be taken on record and uploaded on web portal of Authority.



anand
19/1/24

True copy

Dem

Executive Director,
HRERA, Panchkula

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

CA (Mouita)