



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 24.09.2025.

Item No. 300.25

Request to update the copy of Completion Certificate, Building Plan/Standard Design of Commercial Pocket, Service Plans and Zoning Plan.

Promoter: Emperium Realty Pvt. Ltd.

Project: "Emperium City" Affordable Residential Plotted Colony under DDJAY on land measuring 9.28 acres, situated in Village Taraf Rajputan & Taraf Insar, Sector-1A, Panipat.

Reg. No.: HRERA-PKL-PNP-279-2021 dated 29.10.2021 valid upto 03.09.2026.

Present: Mr. Jyoti Sidana on behalf of promoter.

1. Letter dated 18.08.2025, has been received from the authorised signatory for Emerium Realty Pvt. Ltd. mentioning that the Completion Certificate has been issued vide DTCP Office Memo No.. LC-4464/JE(SK)/2022/38148 dated 19-12-2022 Copy enclosed. Along with completion certificate following documents are attached:

- Approved Zoning Plan with its approval letter.
- Complete Set of Service Plan and Estimate
- Commercial approval Plan (Standard Design-cum-SCO') with approval Letter

2. In view of above, promoter has requested to upload the Completion Certificate of project.

3. After perusal of case file it transpired that, Authority granted Registration no. HRERA-PKL-PNP-279-2021 dated 29.10.2021 valid upto 03.09.2026 and QPR uploaded upto 30 June 2023. At the time of grant of registration following special condition was imposed:



(1/2)

The promoter shall get the building plans approved in respect of commercial pocket measuring 0.359 acres and submit the same to the Authority along with deficit fee, if any. Till then, the promoter shall not sell/dispose of any part/unit of the said commercial pocket.

4. Thereafter, on 10.03.2022 and 11.03.2022, Authority registered the floor/villas. On 08.12.2022, standard design of SCO's of commercial site measuring 0.2072 acres had been approved by DTCP.

5. The Authority observed that there is no change in FAR mentioned at the time of registration and approved building plan.

6. After consideration, the Authority directs the promoter to submit soft copy (In PDF form which should not exceed 5 MB each pdf) of all documents and the office is directed to upload them on the website of the Authority. Disposed of.



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.

LA - Achil

15.10.2025

STP on leave