



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 24.06.2026.

Item No. 323.61

Request for updating project details as per Revised Layout Plan and Submission of revised approved Layout-cum-Demarcation Plan and Demarcation cum Zoning Plan.

Promoter: SVSJ Builders LLP.

Project: "NIRVANA COUNTY" – a Residential plotted colony on land measuring 10.6875 acres in the revenue estate of Village Jalalpur Khurd, Sector-22, Jind.

Reg. No.: HRERA-PKL-JND-908-2026 2. Dated: 22.05.2026 Valid Upto 01.03.2031.

Temp ID: RERA-PKL-2005-2026.

1. The Director, Town & Country Planning has granted license no. 37 of 2026 dated 02.03.2026 valid upto 01.03.2031 for setting up of a Residential plotted colony on land measuring 10.6875 acres in favour of SVSJ Builders LLP. Based on this license, the Authority, registered the real estate project namely "NIRVANA COUNTY" situated in the revenue estate of Village Jalalpur Khurd, Sector-22, Jind.

2. Vide letter dated 03.06.2026, the promoter has informed that previously Layout Plan was approved inadvertently without depicting the alignment of the proposed 24-meter wide scheduled road. Subsequently, the alignment of the said scheduled Road was noticed and considered by the competent Authority. Accordingly, the Layout Plan and Demarcation-cum-Zoning Plan were revised so as to incorporate the alignment of the aforesaid Scheduled Road and the revised plans have now been duly approved by the competent Authority.

3. The Promoter has submitted following documents and requested to take on record the same:

- i. Approved Layout-cum-Demarcation Plan along with approval letter.
- ii. Approved Demarcation-cum-Zoning Plan along with approval letter.



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- iii. Affidavit stating that till date no sale, allotment or transfer of plots in the said project has been made.
- iv. Provided updated details of Land Area utilisation and updated area of plots with the same number of plots.

4. The Promoter has stated that the revised approved plans supersede the earlier approved layout to the extent of the alignment of the aforesaid 24-meter wide scheduled road. The Promoter has requested to take on record the aforesaid documents on record and update the details on the web portal of the Authority.

5. Today, the Authority directs the promoter to submit revised A- H form in view of revised layout plan, demarcation and zoning plan, after that the request of the promoter will be considered.

6. Adjourned to **22.07.2026**



True copy

Secretary (Acting),
HRERA, Panchkula

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

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