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, hrerapkl-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 16.09.2026.

Item No. 332.27

Submission in compliance of RERA.

Promoter: **Blissfull Estes LLP.**

Project: **"Sloteo Experia" (an Affordable Residential Plotted Colony under DDJAY-2016) to be developed on land measuring 14.04375 acres falling in the revenue estate of village Dodwa, Sector-1, Nilokheri, Taraori, District Karnal.**

Reg. No.: **HRERA-PKL-KRL-915-2026 dated 23.06.2026 valid upto 01.09.2027.**

Temp ID: **2041-2026.**

1. The Promoter vide letter dated 01.07.2026 has provided the following details in compliance of Special Conditions:

i. The promoter shall submit the details of the 100% Master Account, 70% Escrow Account and the 30% Free Account within a period of 30 days from the issuance of this registration certificate, till which time no plots shall be sold. The Promoter is also directed to issue a public notice of size 3 x 3 (inches) (in two newspapers widely circulated in the area including one in Hindi) indicating all three accounts i.e., 100%, 70% and 30% account under intimation to the Authority by submitting a copy of the original publication. No RERA account shall be subsequently changed by the promoter without the prior permission of the Authority.
Response- Promoter has submitted that the details of the 100% master account, 70% escrow account and 30% free account were submitted vide letter dated 25.05.2026, the details of said accounts as issued by the bank are as under:-

Account Details:

Sr. No.	Account Type	Account Number	Name of Bank	IFSC	Branch
1.	Master Collection	589405000307	ICICI Bank	ICIC0000894	ICICI Bank, G1, Picasso Centre, Sector

	Account (100%)				61, Gurugram-122011
2.	RERA (70%) Account	589405000308	ICICI Bank	ICIC0000894	ICICI Bank, G1, Picasso Centre, Sector 61, Gurugram-122011
3.	30% Current Account	589405000309	ICICI Bank	ICIC0000894	ICICI Bank, G1, Picasso Centre, Sector 61, Gurugram-122011

Further, the promoter has annexed the scanned copies of public notices dated 29.06.2026 published in newspapers Haryana Tribune and Dainik Bhaskar.

ii. *The payment plan approved in Form REP-I, having quantum of all other charges to be paid by the allottee till grant of Possession have to be incorporated in the BBA. No other charges, except those mentioned in the payment plan, shall be payable by the allottees.*

Response- The promoter has undertaken that the payment plan approved in Form REP-I, having quantum of all other charges to be paid by the allottee till grant of possession shall be incorporated in the BBA/Agreement for Sale. The promoter has further undertaken that no other charges, except those mentioned in the payment plan, shall be payable by the allottees.

iii. *Promoter shall submit a copy of service plans/estimates to the Authority within 15 days after their approval by Town and Country Planning department.*

Response- The promoter has further stated that the service plans and service plan estimates along with approval of service plans/estimates dated 10.11.2025 were duly submitted along with the registration application. However, copies of the same have been annexed again.

iv. *Promoter shall submit duly approved building plans in respect of commercial pocket measuring 0.3655 acres to the Authority along with deficit fee, if any, within 15 days after approval by the Town and Country Planning department. Till then, the Promoter shall not dispose of any part/unit of the commercial pocket.*

Response- The promoter has stated that building plans have not yet been submitted with DTCP and copies of approved plans, once received, will be submitted within 15 days from the date of approval.

v. *Promoter shall also submit a copy of NOC/Clearance as per provisions of notification dated 14.09.2006 issued by MOEF, Government of India (if applicable) before execution of development work at site.*

Response- The promoter has submitted that the NOC/Clearance requirement as per provisions of MOEF notification dated 14.09.2006, is applicable for projects admeasuring more than 50 hectares. As the Project is admeasuring 5.6833 hectares, the said requirement is not applicable on the Project. A copy of notification dated 14.09.2006 is annexed.

vi. *No advertisement/public notice be issued through any medium without affixing the QR code and RC number along with validity issued by the Authority. The QR code, RC number along with validity should be affixed on the top-right corner on all the documents forming part of public domain including agreement to*

Haryana Real Estate Regulatory Authority Panchkula

2/4

sell/allotment letter, pamphlets, brochures or any other literature published by the promoter.

Response- The promoter has that no advertisement/public notice shall be issued through any medium without affixing the QR code and RC number along with validity issued by the Authority. We further undertake that the QR code, RC number along with validity shall be affixed on the top-right corner on all the documents forming part of public domain including agreement to sell/allotment letter, pamphlets, brochures or any other literature published by the promoter.

vii. *Promoter shall be responsible for the maintenance and upkeep of services of the project up to a period of five years from the date of grant of completion certificate or till the taking over of the maintenance of the project by the association of allottees.*

Response- We undertake that Promoter shall be responsible for the maintenance and upkeep of services of the project up to a period of five years from the date of grant of completion certificate or till the taking over of the maintenance of the project by the association of allottees.

viii. *That any change in the communication address shall be immediately intimated to the Authority otherwise correspondence shall be deemed to have been served on the address mentioned in Form REP-I.*

Response- We undertake that any change in the communication address shall be immediately intimated to the Authority otherwise correspondence shall be deemed to have been served on the address mentioned in Form REP-I.

ix. *No hindrance and disability shall be allowed to occur in the way of the allottees in the event of any dispute among the partners. The Authority retains the power to issue any appropriate orders for protecting interests of the allottees.*

Response- We undertake that no hindrance and disability shall be allowed to occur in the way of the allottees in the event of any dispute amongst the partners. We understand that the Ld. Authority retains the power to issue any appropriate orders for protecting interests of the allottees.

x. *Sh. Rajinder Dang (one of the partner) shall sign and execute sale deeds/conveyance deeds on behalf of the LLP Firm.*

Response- We undertake that Sh. Rajinder Dand, Designated Partner of Blissfull Estates LLP, shall sign and execute sale deeds/conveyance deeds on behalf of the LLP Firm.

2. The Promoter has provided the following bank account in REP-I Part D at the time of registration of the said Project:

Account Number – 589405000307
IFSC Code - ICIC0000894
Bank Name - ICICI BANK SECTOR 61 GURUGRAM BRANCH
MICR Code - 122229005
Branch Code – 5894

Haryana Real Estate Regulatory Authority ★ Panchkula ★

3/4

3. On the last date of hearing, i.e. 22.07.2026, the Authority observed that the promoter has submitted the photocopies of the public notices and not the original copies of the newspaper. The Authority after consideration directed the promoter to submit the original copy of the newspapers having a public notice of size 3 x 3 (inches) indicating all three accounts i.e., 100%, 70% and 30% before the next date of hearing.

4. The promoter vide reply dated 10.09.2026 has submitted the original copies of public notice of size "3x3"inches in the newspapers namely the Tribune and Dainik Bhaskar dated 29.06.2026, indicating all three accounts i.e., 100%, 70% and 30% with Bank name, Branch address and IFSC code along with the Registration Certificate number issued by the Authority, which are in order.

5. The Authority after consideration decided to take on record the bank account details submitted by the promoter. An addendum in this regard be issued. **Disposed of.**

Haryana Real Estate Regulatory Authority
Despatch No 2755
Date 14/10/26
PANCHKULA

True copy

Secretary (Acting),
HRERA, Panchkula

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

14/10

14/10/26

4/4