



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 04.09.2024.

Item No. 264.05

Extension under Section 6 of the RERA Act, 2016.

Promoter: Seagull Buildwell Pvt. Ltd.

Project: An Industrial Colony on land measuring 46.181 acres situated in Village Bhigan, Tehsil Gannaur, District Sonapat.

Reg. No.: HRERA-PKL-SNP-138-2019 dated 24.07.2019 valid upto 29.02.2024.

Temp ID: 623-2019.

Present: Mr. Jyoti Sidana through VC.

1. The Authority had registered the project on 24.07.2019. Now, vide letter dated 13.08.2024, the promoter has applied for extension under Section 6 of the RERA Act, 2016 as under: -

Covid period moratorium-29.02.2024 to 30.09.2024

First year continuation-01.10.2024 to 30.09.2025.

2. The promoter has applied on prescribed proforma Rep-V Form. The promoter has stated that 95 % of the development works have been completed except STP and other minor development works. The promoter has paid Rs. 6,68,000/- as extension fee.

3. License No. 03 of 2019 dated 11.01.2019 has been renewed up to 10.01.2026. The promoter has stated that as on 30.06.2024, 95 industrial plots, commercial site 1 and 2 have been sold. The building plans of commercial pockets and affordable industrial housing have not yet been approved from DTCP office.



4. As per Engineer certificate as on 30.06.2024, internal road and pavement are 98% complete, Water supply system is 90% complete, Storm water drainage is 98% complete, STP, Sewerage and Garbage collection is 76% complete, Street Lighting is 90% complete and horticulture is 71% complete.
5. The promoter vide letter dated 13.08.2024 has informed that he has enclosed copies of approved zoning plan and service estimates. The promoter has submitted photographs of the project. Online QPRs have been filed by the promoter upto 30.06.2024.
6. After consideration, Authority decided that promoter should submit the following information/ documents :-
- Approved copies of demarcation plan, zoning plan and service plan/estimates have not been submitted with the letter dated 13.08.2024.
 - CA and Architect certificate have not been submitted.
 - Whether completion certificate has been applied or not? If yes, a copy of the same be submitted.
 - The details of computation of extension fee be submitted.
 - Status of completion of project.
7. Adjourned to 16.10.2024.



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26/9/24.

True copy

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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 Susham