

Directorate of Town & Country Planning, Haryana

Nagar Yojana Bhavan, Plot No. 3, Sector 18 A, Madhya Marg, Chandigarh

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LC-IX
(See Rule 16 (2))

To

Dream Homes Infrastructure Pvt. Ltd.,
K-1 Green Park Main,
New Delhi-110016.

Memo No. LC-2568 Vol-II/JE (AK)-2024/34784 Dated: 18-11-2024

Subject: - Issuance of completion certificate in respect of Licence no. 104 of 2011 dated 11.12.2011 granted for setting up of a Residential Group Housing Colony over an area measuring 11.25 acres in Sector 102, Gurugram - Dream Homes Infrastructure Pvt. Ltd.

Please refer to your application dated 11.10.2019, 20.03.2024 and 06.09.2024 on the subject cited matter.

Whereas, Dream Homes Infrastructure Pvt. Ltd. vide above referred application has requested for grant of completion certificate for Licence no. 104 of 2011 dated 11.12.2011 granted for setting up of a Residential Group Housing Colony over an area measuring 11.25 acres in Sector 102, Gurugram in prescribed LC-VIII under Rule-16 of Rules, 1976.

2. Chief Engineer-I, HSVP, Panchkula vide their office memo no. CE-I/SE (HQ) SDE/W/2019/218168 dated 05.12.2019 informed that the services with respect to Residential Group Housing Colony over an area measuring 11.25 acres in the revenue estate of village Kherki Majra, Sector-102, Gurugram Manesar Urban Complex falling under licence no. 104 of 2011 dated 11.12.2011 have been got checked and reported laid at site and are operational/ functional.

3. Senior Town Planner, Gurugram vide their office memo no. 6175 dated 10.12.2019 confirmed about laying of the colony as per approved layout plans. Superintending Engineer Circle-1, DHBYN Gurugram vide memo dated CH-2/SE/C-SOL-195 dated 12.01.2017 and report dated CH-151 dated 26.04.2024, whereby it has been informed that the colonizer has completed the internal infrastructure and external infrastructure have been installed by Dream Homes Infrastructure Pvt. Ltd. as per approved electrification plan.

4. In view of aforesaid reports, it is hereby certified that the required development works in the said Group Housing Colony at Gurugram comprising of Licence mentioned above for 11.25 acres read with the following terms and conditions have been completed to my satisfaction. The development works are water supply, sewerage, storm water, drainage, roads, horticulture, etc. The completion certificate is hereby granted on the following terms and conditions: -

- i. That the services will be laid by the colonizer upto alignment of proposed external services of the town and connection with the HSVP system will be done with the prior approval of the competent authority. In case pumping is


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required, the same will be done by the colonizer at its own cost. The services will be provided as per provision in the EDC of Gurugram.

- ii. That the colonizer will be solely responsible for making arrangement of water supply and disposal of sewage and storm water of their colony as per requirement/ guidelines of HSPCB/Environment Department till such time, the external services are provided by HSVP/State Government as per their scheme.
- iii. That the Level/Extent of the services to be provided by HSVP i.e. water supply sewerage, SWD, roads etc. will be proportionate of EDC provisions.
- iv. That license shall maintain a roof top rain water harvesting system properly and shall keep it operational all the time.
- v. That in case some additional structures are required to be constructed and decided by HSVP at a later stage, the same will be binding upon you. Flow control valves will be installed, preferably of automatic type on water supply connection with HSVP water supply line.
- vi. That the NSL formation level of roads have been verified and are correct. You shall be responsible in case of any mistake in levels etc.
- vii. That license shall be fully responsible for operation, upkeep and maintenance of all roads, open spaces, public parks and public health services like water supply, sewerage and drainage etc. for a period of 5 years as approved in the service plan estimates of your colony from the date of issuance of final completion certificate or earlier relieved of said responsibility and thereupon transfer all such roads open spaces, public parks and public health services like water supply, sewerage and drainage etc. free of cost to the Government or the Local Authority as directed.
- viii. That license shall neither erect nor allow the erection of any communication and transmission Tower with in colony without prior approval of competent authority.
- ix. That license shall use LED fittings for street lighting in the licenced colony.
- x. That you shall comply with the conditions of Service Plan/Estimates approved by the Department vide memo dated 27.04.2017 and the conditions imposed by CE- HSVP, Panchkula.
- xi. That license shall abide by all prevailing norms/rules and regulations as fixed by HSVP.
- xii. That license are required to get the Bank Guarantee of 1/5th of the amount revalidated as per provision of Rule 20 of Rules 1976 and you shall be got revalidated within a period of 30 days from grant of Completion Certificate failing which the same shall become null and void.
- xiii. That license shall submit mutation of deed no. 1614 dated 04.05.2022 within 60 days from issuance of this completion certificate.
- xiv. That license will comply with the terms and conditions as approved from the concerned power utility.

This completion certificate shall be void-ab-initio, if any of the conditions mentioned above are not complied with. Further, this approval will not provide any immunity from any other Act/ Rules/ Regulations applicable to the land in question.

DA/Completion Drawings.



(Amit Khatri, IAS)
Director, Town and Country Planning,
Haryana, Chandigarh

Endst. No. LC-2568 Vol-II/JE (AK)/2024/

Dated:

A copy is forwarded to the following for information and necessary action: -

1. Chief Engineer, HSVP, Panchkula.
2. Senior Town Planner, Gurugram.
3. District Town Planner, Gurugram.
4. Chief Accounts Officer of this Directorate.
5. Nodal Officer, Website updation.


District Town Planner (HQ)
For: Director, Town & Country Planning
Haryana Chandigarh