

To

M/S Jubilant Malls Pvt. Ltd.  
G-100, Road No. 13A, Katindi Kunj,  
Jasola, New Delhi-110025.

Memo No. DULB/CTP/TP-GGM/2022/7130

Dated: 22-07-2022

**Subject:** Issuance of completion certificate in respect of the Town Planning scheme no. 14 (Residential plotted) over land measuring 3.93 acres falling in khasra Nos. 226/2 and 227/2 of revenue estate of village Basai Sector-37 D, Gurugram belonging to M/s Jubilant Malls Pvt. Ltd.

Refer your application dated 25.02.2020, 09.12.2021, 17.05.2022/23.05.2022 requesting to grant completion certificate in respect of the Town Planning scheme no. 14 (Residential plotted) over land measuring 3.93 acres falling in khasra Nos. 226/2 and 227/2 of revenue estate of village Basai Sector-37 D, Gurugram belonging to M/s Jubilant Malls Pvt. Ltd.

Chief Engineer (HQ) vide report dated 13.07.2022 informed that the services with respect to Town Planning scheme no. 14 (Residential plotted) in an area measuring 3.93 acres falling in khasra Nos. 226/2 and 227/2 of revenue estate of village Basai Sector-37 D, Gurugram have been got checked and reported that public health services laid at site such as Municipal Water supply line, underground water storage tank, sewerage Treatment plant, internal sewer line and storm water line, and rain water harvesting pit.

Commissioner Municipal Corporation Gurugram vide memo no. MCG/TP/STP/2020/13763 dated 19.05.2020 provided the report on the compliance of the letter of intent. Further, as per the order dated 25.03.2022, passed by the Principa. Secretary to Govt. Haryana, Urban Local Bodies Department, applicant has transferred the Gift deed vide no. 3282 dated 10.06.2022 in favour of MC, Gurugram for transfer the area measuring 6646.59 sq. mtrs (2B-12B-11B) i.e. area under roads, parks, open spaces, public utilities. Thereafter, the zoning plan was issued on 06.07.2022.

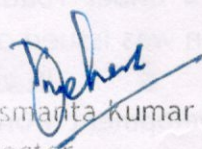
In view of above these report, it is hereby certified that the required development works in the said Town Planning scheme no. 14 (Residential plotted) over land measuring 3.93 acres falling in khasra Nos. 226/2 and 227/2 of revenue estate of village Basai Sector-37 D, Gurugram as indicated on the enclosed zoning plan duly signed by me read in conjunction with the following terms & condition have been completed to my satisfaction. The completion certificate is granted on the following terms and conditions:-

1. The Services will be laid by the developer upto alignment of proposed external services of the town and connection with the MCG/HSVP system will be done by the society at his own cost with the prior approval of the competent authority. In case pumping is required, the same will be done by the society at its own cost. The services will be provided as per provision in the EDC of Gurugram.
2. That the society 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 MCG/HSVP/Environment Department till such time, the external services are provided by MCG/HSVP/State Government as per their scheme.



3. Level/Extent of the services to be provided by MCG/HSVP i.e. water supply sewerage, SWD, road etc. will be proportionate of EDC provisions.
4. That the roof top rain harvesting system shall be maintained by the society properly and kept operational all the time to come.
5. That in case some additional structures are required to be constructed and decided by MCG/HSVP at a larger stage, the same will be binding upon you. Flow control valves will be installed, preferably of automatic type on water supply connection with MCG/HSVP water supply line.
6. 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.
7. That you 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 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.
8. That you shall neither erect nor allow the erection of any communication and transmission Tower with in colony without prior approval of competent authority.
9. That you shall use LED fitting for street lighting in the licensed colony.
10. That you shall comply with the conditions of Service Plan/Estimates.
11. That you shall be required to obtain final completion certificate after laying out the colony as per approved layout plan and completion of Internal Development Works as per approved specifications and design.
12. That you shall complete the construction of community as per provisions of zoning plan and as per the approved Town planning Scheme.
13. That you shall abide by all prevailing norms/rules and regulations as fixed by MCG/HSVP.
14. This completion certificate shall be void ab-initio if any of the conditions mentioned above are not complied with.

D.A: As above


  
(Dusmarita Kumar Behera)  
Director,  
Urban Local Bodies,  
Haryana, Panchkula.

Endst. No. DULB/CTP/ TP-GGM/2022/

Dated:

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

- 1 Commissioner Municipal Corporation, Gurugram
- 2 District Town Planner(E), Gurugram
- 3 District Town Planner (P), Gurugram.

  
(Sumit Verma)  
Assistant Town Planner,  
O/o Director, Urban Local Bodies,  
Haryana, Panchkula.