

**Form BRS-V**  
**[See Code 4.11 (4)]**

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi – 110095.

To

**Adhikaansh Realtors Private Limited**  
**In Collaboration with Aawam Residency Pvt. Ltd.**  
**Regd. Office: 12A Floor, Tower 2,**  
**M3M International Financial Center,**  
**Sector-66, Gurugram-122002, Haryana.**

Memo No. VVs / 2024-25 / A-157

Dated: 2<sup>nd</sup> August 2024

**Subject:** Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. A-157 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 130.050 Sq M)

**Ref:-** Issuance of O.C. of Plot No. A-157, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rufe 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below: -

<b>Basement Floor:</b>	Domestic Usage only (Area 108.800 Sqm).
<b>Stilt/Ground Floor:</b>	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area - 95.853 Sqm) (Lift Shaft 4.085 Sqm FAR).
<b>First Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Second Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Third Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Fourth Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Terrace Floor:</b>	Machine Room only Area 4.085 Sqm.

The permission for the occupation of the above building is hereby granted by the undersigned as per report plans regarding violations / deviations at site, as verified by me and violations are mentioned overleaf, subject to the condition that this occupation certificate will stand automatically cancelled if you change the permitted use of the building or part thereof or raise any additional construction or alteration in the said building without approval of the competent authority and occupy the portion of the said building for which occupation certificate has not been granted and in that case action shall be initiated as per law. Further it is informed that overall maximum 4 dwelling units are only allowed and you cannot further exceed for usage of any additional dwelling unit.

**Note:-** In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4<sup>th</sup> floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

A copy of the above is forwarded to the following for information and further necessary action please.

1. District Town Planner, Gurugram.
2. District Town Planner (Erf.), Gurugram.
3. Senior Town Planner, Gurugram.

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration No. CA/2007/41326

  
Vaibhav Vashisht  
Architect  
COA No. CA/2007/41326

**Form BRS-V**  
**[See Code 4.11 (4)]**

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi - 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-65, Gurugram-122002, Haryana.

Memo No. VVa / 2024-25 / A-158

Dated: 2<sup>nd</sup> August 2024

**Subject:-** Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 05-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. A-158 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 130.050 Sq M)

**Ref:-** Issuance of O.C. of Plot No. A-158, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below:-

<b>Basement Floor:</b>	Domestic Usage only (Area 108.800 Sqm).
<b>Stilt/Ground Floor:</b>	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area - 95.853 Sqm) (Lift Shaft 4.085 Sqm FAR).
<b>First Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Second Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Third Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Fourth Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Terrace Floor:</b>	Machine Room only Area 4.085 Sqm.

The permission for the occupation of the above building is hereby granted by the undersigned as per report plans regarding violations / deviations at site, as verified by me and violations are mentioned overleaf, subject to the condition that this occupation certificate will stand automatically cancelled if you change the permitted use of the building or part thereof or raise any additional construction or alteration in the said building without approval of the competent authority and occupy the portion of the said building for which occupation certificate has not been granted and in that case action shall be initiated as per law. Further it is informed that overall maximum 4 dwelling units are only allowed and you cannot further exceed for usage of any additional dwelling unit.

**Note:-** In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4<sup>th</sup> floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

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Vaibhav Vashisht, Architect  
Council of Architecture  
Registration No. CA/2007/41326

  
Vaibhav Vashisht  
Architect  
COA No. CA/2007/41326

**Form BRS-V**  
**[See Code 4.11 (4)]**

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi - 110085.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower Z,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2024-25 / A-159

Dated: 2<sup>nd</sup> August 2024

**Subject:** Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. A-159 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 130.050 Sq M)

**Ref:** Issuance of O.C. of Plot No. A-159, Sector - 89, in Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below: -

<b>Basement Floor:</b>	Domestic Usage only (Area 108.800 Sqm).
<b>Stilt/Ground Floor:</b>	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area - 95.853 Sqm) (Lift Shaft 4.085 Sqm FAR).
<b>First Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Second Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Third Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Fourth Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Terrace Floor:</b>	Machine Room only Area 4.085 Sqm.

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**Note:-** In subjected case the 4<sup>th</sup> floor/Basement+Stilt+4<sup>th</sup> Floor has been approved as independent unit. The registration of the 4<sup>th</sup> floor/Basement+Stilt+4<sup>th</sup> Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

A copy of the above is forwarded to the following for information and further necessary action please.

1. District Town Planner, Gurugram.
2. District Town Planner (Enf.), Gurugram.
3. Senior Town Planner, Gurugram.

Vaibhav Vashisht, Architect  
Council of Architects  
Registration No. CA/2007/41326

Vaibhav Vashisht  
Architect

COA No. CA/2007/41326



**Form BRS-V**  
**[See Code 4.11 (4)]**

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi - 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2024-25 / A-160

Dated: 2<sup>nd</sup> August 2024

**Subject:-** Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. A-160 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 130.050 Sq M)

**Ref:-** Issuance of O.C. of Plot No. A-160, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below:-

<b>Basement Floor:</b>	Domestic Usage only (Area 108.800 Sqm).
<b>Stilt/Ground Floor:</b>	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area - 95.853 Sqm) (Lift Shaft 4.085 Sqm FAR).
<b>First Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Second Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Third Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Fourth Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Terrace Floor:</b>	Machine Room only Area 4.085 Sqm.

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**Note:-** In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4<sup>th</sup> floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

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Vaibhav Vashisht, Architect  
Council of Architecture  
Registration No. CA/2007/41326

  
Vaibhav Vashisht  
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COA No. CA/2007/41326

**Form BRS-V**  
**[See Code 4.11 (4)]**

From

Vaibhav Vashisht, Architect,  
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Address: Block R, 60-C, Dilshad Garden.  
Delhi - 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2024-25 / A-161

Dated: 2<sup>nd</sup> August 2024

Subject:-

Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. A-161 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 130.050 Sq M)

Ref:-

Issuance of O.C. of Plot No. A-161, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below:-

Basement Floor:	Domestic Usage only (Area 108.800 Sqm).
Stilt/Ground Floor:	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area - 95.853 Sqm) (Lift Shaft 4.085 Sqm FAR).
First Floor:	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
Second Floor:	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
Third Floor:	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
Fourth Floor:	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
Terrace Floor:	Machine Room only Area 4.085 Sqm.

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Note:-

In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4<sup>th</sup> floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

A copy of the above is forwarded to the following for information and further necessary action please.

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2. District Town Planner (Enf.), Gurugram.
3. Senior Town Planner, Gurugram.

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration No. CA/2007/41326

  
Vaibhav Vashisht  
Architect  
COA No. CA/2007/41326



Form BRS-V  
[See Code 4.11 (4)]

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi - 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2024-25 / A-162

Dated. 2<sup>nd</sup> August 2024

Subject:- Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. A-162 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 130.050 Sq M)

Ref:- Issuance of O.C. of Plot No. A-162, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

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Basement Floor:	Domestic Usage only (Area 108.800 Sqm).
Stilt/Ground Floor:	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area - 95.853 Sqm) (Lift Shaft 4.085 Sqm FAR).
First Floor:	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
Second Floor:	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
Third Floor:	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
Fourth Floor:	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
Terrace Floor:	Machine Room only Area 4.085 Sqm.

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3. Senior Town Planner, Gurugram.

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Council of Architecture  
Registration. No. CA/2007/41326

Vaibhav Vashisht  
Architect

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**Form BRS-V**  
**[See Code 4.11 (4)]**

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi – 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2024-25 / A-163

Dated. 2<sup>nd</sup> August 2024

**Subject:-** Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. A-163 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 130.050 Sq M)

**Ref:-** Issuance of O.C. of Plot No. A-163, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below:-

<b>Basement Floor:</b>	Domestic Usage only (Area 108.800 Sqm).
<b>Stilt/Ground Floor:</b>	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area - 95.853 Sqm) (Lift Shaft 4.085 Sqm FAR).
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<b>Second Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Third Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Fourth Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.386 Sqm & 7.990 Sqm (Staircase).
<b>Terrace Floor:</b>	Machine Room only Area 4.085 Sqm.


The permission for the occupation of the above building is hereby granted by the undersigned as per report plans regarding violations / deviations at site, as verified by me and violations are mentioned overleaf, subject to the condition that this occupation certificate will stand automatically cancelled if you change the permitted use of the building or part thereof or raise any additional construction or alteration in the said building without approval of the competent authority and occupy the portion of the said building for which occupation certificate has not been granted and in that case action shall be initiated as per law. Further it is informed that overall maximum 4 dwelling units are only allowed and you cannot further exceed for usage of any additional dwelling unit.

**Note:-** In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4<sup>th</sup> floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

A copy of the above is forwarded to the following for information and further necessary action please.

1. District Town Planner, Gurugram.
2. District Town Planner (Enf.), Gurugram.
3. Senior Town Planner, Gurugram.

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration. No. CA/2007/41326

  
Vaibhav Vashisht  
Architect  
COA No. CA/2007/41326



**Form BRS-V**  
**[See Code 4.11 (4)]**

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi – 110095.

To

**Adhikaansh Realtors Private Limited**  
**In Collaboration with Aawam Residency Pvt. Ltd.**  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2024-25 / A-164

Dated 2<sup>nd</sup> August 2024

**Subject:-** Occupation Certificate in respect of Affordable Residential Colony under , Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. A-164 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 130.050 Sq M)

**Ref:-** Issuance of O.C. of Plot No. A-164, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

**Whereas Adhikaansh Realtors Private Limited** has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below:-

<b>Basement Floor:</b>	Domestic Usage only (Area 108.800 Sqm).
<b>Stilt/Ground Floor:</b>	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area 95.971 Sqm) (Lift Shaft 4.085 Sqm FAR)
<b>First Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.504 Sqm & 7.990 Sqm (Staircase).
<b>Second Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.504 Sqm & 7.990 Sqm (Staircase).
<b>Third Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.504 Sqm & 7.990 Sqm (Staircase).
<b>Fourth Floor:</b>	Living/Dining, S.T. Room, Kitchen, Three Bedrooms, Three Toilets, Shaft, Lift well and staircase only Area 84.504 Sqm & 7.990 Sqm (Staircase).
<b>Terrace Floor:</b>	Machine Room only Area 4.085 Sqm.

The permission for the occupation of the above building is hereby granted by the undersigned as per report plans regarding violations / deviations at site, as verified by me and violations are mentioned overleaf, subject to the condition that this occupation certificate will stand automatically cancelled if you change the permitted use of the building or part thereof or raise any additional construction or alteration in the said building without approval of the competent authority and occupy the portion of the said building for which occupation certificate has not been granted and in that case action shall be initiated as per law. Further it is informed that overall maximum 4 dwelling units are only allowed and you cannot further exceed for usage of any additional dwelling unit.

**Note:-** In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4<sup>th</sup> floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

A copy of the above is forwarded to the following for information and further necessary action please.

1. District Town Planner, Gurugram.
2. District Town Planner (Enf.), Gurugram.
3. Senior Town Planner, Gurugram.

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration. No. CA/2007/41326

Vaibhav Vashisht  
Architect

COA No. CA/2007/41326



From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi – 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2023-24 / B / 1

Dated. 29th July 2024

**Subject:-** Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. B-1 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 100.800 Sq M)

**Ref:-** Issuance of O.C. of Plot No. B-1, Sector - 89, in Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below:-

<b>Basement Floor:</b>	Domestic Usage only (Area 82.800 Sqm).
<b>Stilt/Ground Floor:</b>	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area- 75.574 Sqm) (Lift shaft 3.221 Sqm FAR ).
<b>First Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Second Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Third Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Fourth Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Terrace Floor:</b>	Machine Room only Area 3.221 Sqm.

The permission for the occupation of the above building is hereby granted by the undersigned as per report plans regarding violations / deviations at site, as verified by me and violations are mentioned overleaf, subject to the condition that this occupation certificate will stand automatically cancelled if you change the permitted use of the building or part thereof or raise any additional construction or alteration in the said building without approval of the competent authority and occupy the portion of the said building for which occupation certificate has not been granted and in that case action shall be initiated as per law. Further it is informed that overall maximum 4 dwelling units are only allowed and you cannot further exceed for usage of any additional dwelling unit.

**Note:-** In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4th floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

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1. District Town Planner, Gurugram.
2. District Town Planner (Enf.), Gurugram.
3. Senior Town Planner, Gurugram.

Vaibhav Vashisht  
Architect

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration No. CA/2007/41326

COA No. CA/2007/41326

Form BRS-V  
[See Code 4.11 (4)]

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi – 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2023-24 / 2

Dated: 29th July 2024

**Subject:-** Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. B-2 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 100.800 Sq M)

**Ref:-** Issuance of O.C. of Plot No. B-2, Sector - 89, in Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the Issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below: -

<b>Basement Floor:</b>	Domestic Usage only (Area 82.800 Sqm).
<b>Stilt/Ground Floor:</b>	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area- 75.574 Sqm) (Lift shaft 3.221 Sqm FAR ).
<b>First Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Second Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Third Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Fourth Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Terrace Floor:</b>	Machine Room only Area 3.221 Sqm


The permission for the occupation of the above building is hereby granted by the undersigned as per report plans regarding violations / deviations at site, as verified by me and violations are mentioned overleaf, subject to the condition that this occupation certificate will stand automatically cancelled if you change the permitted use of the building or part thereof or raise any additional construction or alteration in the said building without approval of the competent authority and occupy the portion of the said building for which occupation certificate has not been granted and in that case action shall be initiated as per law. Further it is informed that overall maximum 4 dwelling units are only allowed and you cannot further exceed for usage of any additional dwelling unit.

**Note:-** In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4<sup>th</sup> floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

A copy of the above is forwarded to the following for information and further necessary action please.

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2. District Town Planner (Enf.), Gurugram.
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Vaibhav Vashisht, Architect  
Council of Architecture  
Registration. No. CA/2007/41326

  
Vaibhav Vashisht  
Architect  
COA No. CA/2007/41326



Form BRS-V  
[See Code 4.11 (4)]

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi – 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo.No. VVa / 2023-24 / 3

Dated. 29th July 2024

Subject: - Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DOJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. B-3 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 100.800 Sq M)

Ref:- Issuance of O.C. of Plot No. B-3, Sector - 89, in Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DOJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rufe 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below: -


**Basement Floor:** Domestic Usage only (Area 82.800 Sqm).  
**Stilt/Ground Floor:** Area for Stilt Parking, Lift & Staircase (Ground Coverage Area- 75.574 Sqm) (Lift shaft 3.221 Sqm FAR ).  
**First Floor:** Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).  
**Second Floor:** Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).  
**Third Floor:** Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).  
**Fourth Floor:** Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).  
**Terrace Floor:** Machine Room only Area 3.221 Sqm

The permission for the occupation of the above building is hereby granted by the undersigned as per report plans regarding violations / deviations at site, as verified by me and violations are mentioned overleaf, subject to the condition that this occupation certificate will stand automatically cancelled if you change the permitted use of the building or part thereof or raise any additional construction or alteration in the said building without approval of the competent authority and occupy the portion of the said building for which occupation certificate has not been granted and in that case action shall be initiated as per law. Further it is informed that overall maximum 4 dwelling units are only allowed and you cannot further exceed for usage of any additional dwelling unit.

Note: - In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4th floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

A copy of the above is forwarded to the following for information and further necessary action please.

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2. District Town Planner (Enf.), Gurugram.
3. Senior Town Planner, Gurugram.

  
Vaibhav Vashisht  
Architect

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration. No. CA/2007/41326

Form BRS-V  
[See Code 4.11 (4)]

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi - 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2023-24 / 4

Dated, 29th July 2024

Subject: - Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. B-4 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 100.800 Sq M)

Ref:- Issuance of O.C. of Plot No. B-4, Sector - 89, in Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below: -

Basement Floor:	Domestic Usage only (Area 82.800 Sqm).
Stilt/Ground Floor:	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area- 75.574 Sqm) (Lift shaft 3.221 Sqm FAR ).
First Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Second Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Third Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Fourth Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Terrace Floor:	Machine Room only Area 3.221 Sqm

The permission for the occupation of the above building is hereby granted by the undersigned as per report plans regarding violations / deviations at site, as verified by me and violations are mentioned overleaf, subject to the condition that this occupation certificate will stand automatically cancelled if you change the permitted use of the building or part thereof or raise any additional construction or alteration in the said building without approval of the competent authority and occupy the portion of the said building for which occupation certificate has not been granted and in that case action shall be initiated as per law. Further it is informed that overall maximum 4 dwelling units are only allowed and you cannot further exceed for usage of any additional dwelling unit.

Note: - In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4th floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

A copy of the above is forwarded to the following for information and further necessary action please.

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2. District Town Planner (Enf.), Gurugram.
3. Senior Town Planner, Gurugram.

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration. No. CA/2007/41326

Vaibhav Vashisht  
Architect  
COA No. CA/2007/41326



Form BRS-V  
[See Code 4.11 (4)]

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi - 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2023-24 / 5

Dated. 29th July 2024

**Subject: -** Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. B-5 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 100.800 Sq M)

**Ref:-** Issuance of O.C. of Plot No. B-5, Sector - 89, in Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the Issuance of occupation certificate as required under Rufe 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below: -


<b>Basement Floor:</b>	Domestic Usage only (Area 82.800 Sqm).
<b>Stilt/Ground Floor:</b>	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area- 75.574 Sqm) (Lift shaft 3.221 Sqm FAR ).
<b>First Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Second Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Third Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Fourth Floor:</b>	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
<b>Terrace Floor:</b>	Machine Room only Area 3.221 Sqm

The permission for the occupation of the above building is hereby granted by the undersigned as per report plans regarding violations / deviations at site, as verified by me and violations are mentioned overleaf, subject to the condition that this occupation certificate will stand automatically cancelled if you change the permitted use of the building or part thereof or raise any additional construction or alteration in the said building without approval of the competent authority and occupy the portion of the said building for which occupation certificate has not been granted and in that case action shall be initiated as per law. Further it is informed that overall maximum 4 dwelling units are only allowed and you cannot further exceed for usage of any additional dwelling unit.

**Note: -** In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4<sup>th</sup> floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

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3. Senior Town Planner, Gurugram.

  
Vaibhav Vashisht  
Architect

COA No. CA/2007/41326

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration. No. CA/2007/41326

Form BRS-V  
[See Code 4.11 (4)]

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi - 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2023-24 / 6

Dated, 29th July 2024

Subject: - Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. B-6 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 100.800 Sq M)

Ref:- Issuance of O.C. of Plot No. B-6, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rufe 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below: -

Basement Floor:	Domestic Usage only (Area 82.800 Sqm).
Stilt/Ground Floor:	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area- 75.574 Sqm) (Lift shaft 3.221 Sqm FAR ).
First Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Second Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
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Fourth Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Terrace Floor:	Machine Room only Area 3.221 Sqm

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Note: - In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4th floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

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2. District Town Planner (Enf.), Gurugram.
3. Senior Town Planner, Gurugram.

Vaibhav Vashisht  
Architect

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration. No. CA/2007/41326

COA NO. CA/2007/41326



Form BRS-V  
[See Code 4.11 (4)]

From

Vaibhav Vashisht, Architect,  
COA Reg. No. CA/2007/41326  
Address: Block R, 60-C, Dilshad Garden,  
Delhi - 110095.

To

Adhikaansh Realtors Private Limited  
In Collaboration with Aawam Residency Pvt. Ltd.  
Regd. Office: 12A Floor, Tower 2,  
M3M International Financial Center,  
Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2023-24 / 7

Dated, 29th July 2024

Subject: - Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. B-7 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 100.800 Sq M)

Ref:- Issuance of O.C. of Plot No. B-7, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below: -

Basement Floor:	Domestic Usage only (Area 82.800 Sqm).
Stilt/Ground Floor:	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area- 75.574 Sqm) (Lift shaft 3.221 Sqm FAR ).
First Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Second Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Third Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Fourth Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Terrace Floor:	Machine Room only Area 3.221 Sqm


The permission for the occupation of the above building is hereby granted by the undersigned as per report plans regarding violations / deviations at site, as verified by me and violations are mentioned overleaf, subject to the condition that this occupation certificate will stand automatically cancelled if you change the permitted use of the building or part thereof or raise any additional construction or alteration in the said building without approval of the competent authority and occupy the portion of the said building for which occupation certificate has not been granted and in that case action shall be initiated as per law. Further it is informed that overall maximum 4 dwelling units are only allowed and you cannot further exceed for usage of any additional dwelling unit.

Note: - In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4th floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

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

1. District Town Planner, Gurugram.
2. District Town Planner (Enf.), Gurugram.
3. Senior Town Planner, Gurugram.

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration. No. CA/2007/41326

  
Vaibhav Vashisht  
Architect  
COA No. CA/2007/41326

Form BRS-V  
[See Code 4.11 (4)]

From

Vaibhav Vashisht, Architect,  
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Memo No. VVa / 2023-24 / 8

Dated. 29th July 2024

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Ref:- Issuance of O.C. of Plot No. B-8, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rufe 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below: -

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Fourth Floor:	Living/Dining, S.T. Room, Kitchen, Two Bedrooms, Two Toilets, Lift well and staircase only Area 65.639 Sqm & 7.610 Sqm (Staircase).
Terrace Floor:	Machine Room only Area 3.221 Sqm

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Note:- In subjected case the 4th floor/Basement+Stilt+4th Floor has been approved as independent unit. The registration of the 4th floor/Basement+Stilt+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

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Vaibhav Vashisht  
Architect

COA No. CA/2007/41326

Vaibhav Vashisht, Architect  
Council of Architecture  
Registration. No. CA/2007/41326



Form BRS-V  
[See Code 4.11 (4)]

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Memo No. VVa / 2023-24 / 9

Dated. 29th July 2024

**Subject:-** Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. B-9 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 100.800 Sq M)

**Ref:-** Issuance of O.C. of Plot No. B-9, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

Whereas Adhikaansh Realtors Private Limited has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Schedule Roads and Controlled Area Restriction of Unregulated Development Rules 1965 of Act No. 41 of 1963 through Vaibhav Vashisht, Architect. COA Regd. No. CA/2007/41326 under self-certification policy as per DTCP Memo No. Misc-2484-DS/2022/34493-94 Dated 16.11.2022, in respect of the building described below:-

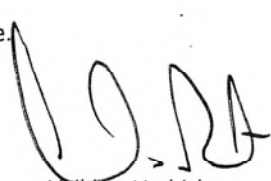
<b>Basement Floor:</b>	Domestic Usage only (Area 82.800 Sqm).
<b>Stilt/Ground Floor:</b>	Area for Stilt Parking, Lift & Staircase (Ground Coverage Area- 75.574 Sqm) (Lift shaft 3.221 Sqm FAR ).
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<b>Terrace Floor:</b>	Machine Room only Area 3.221 Sqm

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Architect  
COA No. CA/2007/41326

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Regd. Office: 12A Floor, Tower 2,  
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Sector-66, Gurugram-122002, Haryana.

Memo No. VVa / 2023-24 / B / 10

Dated, 29th July 2024

Subject: Occupation Certificate in respect of Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016) Over an area 57.40 Acres (License No. 32 of 2021 Dated 03-07-2021 for an Area Measuring 52.275 Acres & License No. 102 of 2022 Dated 27-02-2022 for an Area Measuring 5.125 Acres), on Plot No. B-10 Sector - 89, in the Revenue Estate of village Hayatpur District Gurugram (Haryana). (Plot Area 100.800 Sq M)

Ref:- Issuance of O.C. of Plot No. B-10, Sector - 89, In Affordable Residential Colony under Deen Dayal Jan Awas Yojna (DDJAY 2016), village Hayatpur District Gurugram (Haryana).

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Memo No. VVa / 2023-24 / B / 20

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Form BRS-V  
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Memo No. VVa / 2023-24 / 21

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