

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

From

Ar. Seemant Kumar Gupta
CA No. CA/2010/49593
Aarji No. 1432, Plot no. 8, Koyla Nagar, Kanpur Uttar Pradesh-208011

To

M/s Signature Global Homes Pvt. Ltd. Through Mr. Vineet Kumar
1309, 13th Floor, Dr. Gopal Das Bhawan, 28 Barakhamba Road,
Cannaught Place, New Delhi-110001 (Contact No.8700056925)

Memo No. GGN/SEC36/2024/13

Dated: 29.02.2024

Subject:- Occupation Certificate in respect of Residential building on plot No- D43-D49, D56-D67 & D70-D74 , total plot -24 Nos Type-D, DDJAY (License No. 40 of 2019 Dated 01-03-2019 and License no. 130 of 2019 dated 07-12-2019) Village Hariyahera, Sector-36, Sohna Distt. Gurugram (Plot Area- 93.80 Sqm).

Ref:- Director General, Town & Country Planning Department Haryana as per office memo no.Misc-2484 D/2022/34493-94 dated 16.11.2022.

Whereas M/s Signature Global Homes Pvt. Ltd. Through Mr. Vineet Kumar has applied for the issuance of occupation certificate as required under Code 4.11 of Haryana Building Code-2017 through Ar. Aman Thakral CA No.2016/79767 under self-certification policy as per Chapter-4 of HBC-2017 and subsequent amendments, in respect of the building described below: -

Stilt/Ground Floor:	Lift Well & Staircase only (Area- 13.163 Sqm) Stilt for parking and lift lobby only (Area- 48.733 Sqm)
First Floor:	Two Bed Rooms, Living , Kitchen, One Bath, One WC, Lift well and Stair case only (Area-52.443 Sqm + 9.453Sqm)
Second Floor:	Two Bed Rooms, Living , Kitchen, One Bath, One WC, Lift well and Stair case only (Area-52.443 Sqm + 9.453Sqm)
Third Floor:	Two Bed Rooms, Living , Kitchen, One Bath, One WC, Lift well and Stair case only (Area-52.443 Sqm + 9.453Sqm)
Fourth Floor:	Two Bed Rooms, Living , Kitchen, One Bath, One WC, Lift well and Stair case only (Area-52.443 Sqm + 9.453Sqm)
Terrace Floor:	Mumty and Machine Room only (Area- 13.163 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 Architect 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 this permission is granted with the condition that once you install the lift, you will obtain the clearance from competent authority. You have also given affidavits regarding the above aspects. 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/S+4th Floor has been approved as independent unit. The registration of the 4th floor/S+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.

Ar. Seemant Kumar Gupta
CA No. CA/2010/49593

Endst. No. GGN/2024/13

Dated. 29.02.2024

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

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

Ar. Seemant Kumar Gupta
CA No. CA/2010/49593

Details of violation compounded: -

Sr.No.	Particulars	Area/No.	Amount
1	DPC certificate not taken.	61.896 Sqm	1237.92

Rs. 1238 /- per plot X 24 no. of plots

Say Rs 29712 /-

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

From

Ar. Seemant Kumar Gupta
CA No. CA/2010/49593

To

Aarji No. 1432, Plot no. 8, Koyla Nagar, Kanpur Uttar Pradesh-208011

M/s Signature Global Homes Pvt. Ltd. Through Mr. Sanjay Varshney
1309, 13th Floor, Dr. Gopal Das Bhawan, 28 Barakhamba Road,
Connaught Place, New Delhi-110001 (Contact No.8700056925)

Memo No. **GGN/SEC36/2024/29D**

Dated. **18-10-2024**

Subject:-

Occupation Certificate in respect of Residential building on plot No- D21, D22, D23, D24, D25, D26, D27, D28, D29, D30, D31, D32, D50, D51, D52, D53, D54, D55, D68 & D69 (Total 20 No. of plots), Type-D, DDJAY (License No. 40 of 2019 Dated 01-03-2019 & License No. 130 of 2019 Dated 07-12-2019) Village Dhunela, Sector-36, Sohna Distt. Gurugram (Plot Area- 93.800 Sqm), Site Area 10.55625 Acres.

Ref:-

Director General, Town & Country Planning Department Haryana as per office memo no. Misc-2484 D/2022/34493-94 dated 16.11.2022.

Whereas M/s Signature Global Homes Pvt. Ltd. Through Mr. Sanjay Varshney has applied for the issuance of occupation certificate as required under Code 4.11 of Haryana Building Code-2017 through **Seemant Kumar Gupta** CA no. CA/2010/49593 under self certification policy as per Chapter-4 of HBC-2017 and subsequent amendments, in respect of the building described below:-

Stilt/Ground Floor:	Lift Well & Staircase only (Area- 9.453 Sqm) Stilt for parking only (Area- 52.443 Sqm)
First Floor:	Living, 2 Bed Rooms, Kitchen, Bath., W.C. Lift well and Stair case only (Area- 52.443 Sqm + 6.253 Sqm)
Second Floor:	Living, 2 Bed Rooms, Kitchen, Bath., W.C. Lift well and Stair case only (Area- 52.443 Sqm + 6.253 Sqm)
Third Floor:	Living, 2 Bed Rooms, Kitchen, Bath., W.C. Lift well and Stair case only (Area- 52.443 Sqm + 6.253 Sqm)
Fourth Floor:	Living, 2 Bed Rooms, Kitchen, Bath., W.C. Lift well and Stair case only (Area- 52.443 Sqm + 6.253 Sqm)
Terrace Floor:	Mumty and Machine Room only (Area- 13.163 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 Architect 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 this permission is granted with the condition that once you install the lift, you will obtain the clearance from competent authority. You have also given affidavits regarding the above aspects. 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/S+4th Floor has been approved as independent unit. The registration of the 4th floor/S+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.



Ar. Seemant Kumar Gupta
CA No. CA/2010/49593

Endst. No. **GGN/2024/29D**

Dated. **18-10-2024**

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

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



Ar. Seemant Kumar Gupta
CA No. CA/2010/49593

Details of violation compounded: -

Sr. No.	Particulars	Area/No.	Amount
1.	DPC certificate not taken.	61.896 Sqm. (Achieved Ground Coverage) 61.896 X 20 Rs. 1,237.92/- per plot No. of plot = 20 $1,237.92 \times 20 =$	24,759/-
2.	Construction without revalidation of building plan	309.841 x 40 x 20 (Achieved Built-up Area)	2,47,873/-
	Total (1 + 2)		2,72,632/-

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Aarji No. 1432, Plot no. 8, Koyla Nagar, Kanpur Uttar Pradesh-208011

M/s Signature Global Homes Pvt. Ltd. Through Mr. Sanjay Varshney
1309, 13th Floor, Dr. Gopal Das Bhawan, 28 Barakhamba Road,
Connaught Place, New Delhi-110001 (Contact No.8700056925)

Memo No. **GGN/SEC36/2024/311**

Dated. **18-10-2024**

Subject:-

Occupation Certificate in respect of Residential building on plot No- J13, J14, J15, J16, J17, J18, J19, J20, J21, J22, J23, J24, J25, J26, J27, J28, J29, J30, J31, J32, J33, J34 & J35 (Total 23 No. of plots), Type-J, DDJAY (License No. 40 of 2019 Dated 01-03-2019 & License No. 130 of 2019 Dated 07-12-2019) Village Dhunela, Sector-36, Sohna Distt. Gurugram (Plot Area- 98.154 Sqm), Site Area 10.55625 Acres.

Ref:-

Director General, Town & Country Planning Department Haryana as per office memo no. Misc-2484 D/2022/34493-94 dated 16.11.2022.

Whereas M/s Signature Global Homes Pvt. Ltd. Through Mr. Sanjay Varshney has applied for the issuance of occupation certificate as required under Code 4.11 of Haryana Building Code-2017 through **Seemant Kumar Gupta** CA no. CA/2010/49593 under self certification policy as per Chapter-4 of HBC-2017 and subsequent amendments, in respect of the building described below:-

Stilt/Ground Floor:	Lift Well & Staircase only (Area- 8.433 Sqm) Stilt for parking only (Area- 56.271 Sqm)
First Floor:	Living, 2 Bed Rooms, Kitchen, Bath., WC., Lift well and Stair case only (Area- 56.271 Sqm + 5.433 Sqm)
Second Floor:	Living, 2 Bed Rooms, Kitchen, Bath., WC., Lift well and Stair case only (Area- 56.271 Sqm + 5.433 Sqm)
Third Floor:	Living, 2 Bed Rooms, Kitchen, Bath., WC., Lift well and Stair case only (Area- 56.271 Sqm + 5.433 Sqm)
Fourth Floor:	Living, 2 Bed Rooms, Kitchen, Bath., WC., Lift well and Stair case only (Area- 56.271 Sqm + 5.433 Sqm)
Terrace Floor:	Mumty and Machine Room only (Area- 13.050 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 Architect 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 this permission is granted with the condition that once you install the lift, you will obtain the clearance from competent authority. You have also given affidavits regarding the above aspects. 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/S+4th Floor has been approved as independent unit. The registration of the 4th floor/S+4th Floor shall be done by the registration authority. Not more than one dwelling unit per floor shall be registered by the registration authority.


Ar. Seemant Kumar Gupta

CA No. CA/2010/49593

Endst. No. **GGN/2024/311**

Dated. **18-10-2024**

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

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


Ar. Seemant Kumar Gupta

CA No. CA/2010/49593

Details of violation compounded: -

Sr. No.	Particulars	Area/No.	Amount
1.	DPC certificate not taken.	64.704 Sqm. (Achieved Ground Coverage) 64.704 X 20 Rs. 1,294.08/- per plot No. of plot = 23 1,294.08 x 23 =	29,764/-
2.	Construction without revalidation of building plan	324.568 x 40 x 23 (Achieved Built-up Area)	2,98,603/-
Total (1 + 2)			3,28,367/-

FORM-BR-VII
[(See Code 4.10(2), (4) and (5))]
HBC-2017

To
✓ Signature Global Homes Pvt. Ltd.
1309, 13th Floor, Dr. Gopal Das Bhawan,
28 Barakhamba Road,
Cannaught Place, New Delhi-110001.

Memo No. 7718

Dated: 06-12-2023

Sub: **Grant of Occupation Certificate of Commercial building over an area measuring 1700.065 Sqm falls in Residential Plotted Colony under Deen Dayal Jan Awas Yojana on an area measuring 10.55625 acres (licence no. 40 of 2019 dated 01.03.2019 & licence no. 130 of 2019 dated 07.12.2019) in Sector-36, Sohna District Gurugram being developed by Signature Global Homes Pvt. Ltd.**

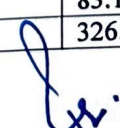
Ref:- Your application dated 04.10.2023.

Whereas, you have applied for the issuance of Occupation Certificate for the Commercial Building, so permission for the occupation of the subjected building is granted after receiving the composition charges amounting Rs. 244368/- (Two Lacs Forty Four Thousand Three Hundred Sixty Eight Only) for the variations made at site vis-à-vis approved Building Plans subject to the following conditions:-

1. That the building shall be used only for the purpose of Commercial and in accordance with the uses defined in the approved Zoning Regulations/ sanctioned Building Plan.
2. That you shall maintain roof top rain water harvesting system and keep it operational all the time, as per the provisions of Haryana Building Code- 2017.
3. Parking shall be made within the area earmarked/designated for parking only and no vehicle shall be allowed to park outside the premises.
4. That the outer facades of the building shall not be used for the purpose of advertisement and placement of hoardings.
5. That you shall neither erect nor allow the erection of any Communication and Transmission Tower on top of the building blocks.
6. That you shall comply with all the conditions laid down in the memo no. FS/2023/876 dated 20.09.2023. of Director General, Fire Service, Haryana, Panchkula with regard to fire safety measures and you shall be fully responsible for fire safety measures.
7. That you shall use Light-Emitting Diode (LED) Lamps in the building as well as for Campus lighting.
8. The occupation certificate is being issued subject to audit.

DESCRIPTION OF BUILDING:-

Sr. No.	Attributes	Sanctioned FAR Area (in Sqm)	Achieved FAR Area (in Sq)	Achieved Non FAR area (in Sqm.)
1	Lower Ground Floor	693.656	693.656	0
2	Upper Ground Floor	555.406	555.406	63.372
3	1 st Floor	675.509	675.509	63.372
4	Second Floor	618.659	618.659	116.707
5.	Mumty/Machine Room	-	-	83.186
	Total	2543.229	2543.229	326.637


Senior Town Planner -Cum-Chairman
Building Plan Composition Committee
Gurugram.

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

1. Director General, Town & Country Planning, Haryana, Chandigarh.
2. Director General, Fire Service, Haryana, Panchkula w.r.t. their office memo no. FS/2023/876 dated 20.09.2023.
3. Superintending Engineer, HSVP Circle-I, Gurugram w.r.t. their office Memo No. 222325 dated 16.10.2023, vide which approval from Public Health Point of view has been accorded.
4. District Town Planner (P), Gurugram w.r.t. office Memo No. 9031 dated 29.11.2023.

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Senior Town Planner Cum-Chairman
Building Plan Composition Committee
Gurugram.