

REGD.

FORM BR-VII  
(See Code 4.10(2), (4) and (5))  
Form of Occupation Certificate

From

Director,  
Town & Country Planning Department,  
Haryana, Nagar Yojna Bhavan, Madhya Marg,  
Plot No. 3, Block-A, Sector 18, Chandigarh.  
Tele-Fax: 0172-2548475; Tel.: 0172-2549851,  
E-mail: tcpharyana7@gmail.com  
Website www.tcpharyana.gov.in

To

Dove Infrastructure Pvt. Ltd.,  
D-22, Defence Colony,  
New Delhi-110024.

Memo No. ZP-365/AD(RA)/2020/ 8818 Dated: 22-05-2020

Whereas Dove Infrastructure Pvt. Ltd., has applied for the issue of an occupation certificate on 03.07.2018 in respect of the building described below:-

DESCRIPTION OF BUILDING

City: Faridabad: -

- Licence No.281 of 2007 dated 28.12.2007.
- Total area of the IT Park Colony measuring 8.50 acres.
- Sector-37, Faridabad.
- Indicating description of building, covered area, towers, nature of building etc.

Tower/ Block No.	No. of Floors	FAR Sanctioned		FAR Achieved	
		Area in Sqm.	%	Area in Sqm.	%
Block-B	Ground Floor to 11th Floor (IT Component)	32792.931	40.97 of permissible (250)	24534.334	30.65 of permissible (250)
Non-FAR Area in Sqm.					
		Sanctioned		Achieved	
1st Basement		5825.70		5867.379	
2nd Basement		5825.70		5871.219	

I hereby grant permission for the occupation of the said buildings, after considering Fire NOC issued by Director General, Fire Service, Haryana, Panchkula, NOC from Environment issued by Ministry of Environment and Climate change, Govt. of India, Structure Stability Certificate given by Sh. H.K. Majumdar, (Structure Engineer), Public Health functional report from Chief Engineer-I, HSVP, Panchkula & Superintending Engineer(HQ), HSVP, Panchkula and Certificate of Registration of lifts and after charging the composition charges amount of ₹ 23,61,806/- for the variations vis-à-vis approved building plans with following conditions:-

1. The building shall be used for the purposes for which the occupation certificate is being granted and in accordance with the uses defined in the approved Zoning Regulations/Zoning Plan and terms and conditions of the licence.
2. That you shall abide by the provisions of Haryana Apartment Ownership Act, 1983 and Rules framed there under. All the IT/Commercial spaces for which occupation certificate is being granted shall have to be compulsorily registered and a deed of declaration will have to be filed by



you within the time schedule as prescribed under the Haryana Apartment Ownership Act 1983. Failure to do so shall invite legal proceedings under the statute.

3. That you shall apply for the connection for disposal of sewerage, drainage & water supply from HSVP as and when the services are made available, within 15 days from its availability. You shall also maintain the internal services to the satisfaction of the Director till the colony is handed over after granting final completion.
4. That you shall be fully responsible for supply of water, disposal of sewerage and storm water of your colony till these services are made available by HSVP/State Government as per their scheme.
5. That in case some additional structures are required to be constructed as decided by HSVP at later stage, the same will be binding upon you.
6. That you shall maintain roof top rain water harvesting system properly and keep it operational all the time as per the provisions of Haryana Building Code, 2017.
7. The basements and stilt shall be used as per provisions of approved zoning plan and building plans.
8. That the outer facade of the buildings shall not be used for the purposes of advertisement and placement of hoardings.
9. That you shall neither erect nor allow the erection of any Communication and Transmission Tower on top of the building blocks.
10. That you shall comply with all the stipulations mentioned in the Environment Clearance issued by Ministry of Environment and Climate change, Govt. of India vide memo No. 23-63/2018-IA-III dated 27.12.2019.
11. That you shall comply with all conditions laid down in the Memo. No. FS/2019/90 dated 24.04.2019 of the Director General, Fire Service, Haryana, Panchkula with regard to fire safety measures.
12. That you shall comply with all the conditions laid down in Form-D issued by Executive Engineer-cum-Lift Inspector, Electrical Inspectorate, Haryana, Sector-9, Faridabad.
13. The day & night marking shall be maintained and operated as per provision of International Civil Aviation Organization (ICAO) standard.
14. That you shall use Light-Emitting Diode lamps (LED) in the building as well as street lighting.
15. That you shall impose a condition in the allotment/possession letter that the allottee shall use Light-Emitting Diode lamps (LED) for internal lighting, so as to conserve energy.
16. That you shall apply for connection of Electricity within 15 days from the date of issuance of occupation certificate and shall submit the proof of submission thereof to this office. In case the electricity is supplied through Generators then the tariff charges should not exceed the tariff being charged by DHBVN.
17. That provision of parking shall be made within the area earmarked/designated for parking in the colony and no vehicle shall be allowed to park outside the premises.
18. Any violation of the above said conditions shall render this occupation certificate null and void.

(K. Makrand Pandurang, IAS)  
Director, Town & Country Planning,  
Haryana, Chandigarh.

Endst. No. ZP-365/AD(RA)/2020/ \_\_\_\_\_


Dated:- \_\_\_\_\_

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

1. Director General, Fire Service, Haryana, Panchkula with reference to his office Memo No. FS/2019/90 dated 24.04.2019 of vide which no objection

certificate for occupation of the above-referred buildings have been granted. It is requested to ensure compliance of the conditions imposed by your letter under reference. Further, in case of any lapse by the owner, necessary action as per rules should be ensured. In addition to the above, you are requested to ensure that adequate fire fighting infrastructure is created at Faridabad for the high-rise buildings and the Fire Officer, Faridabad will be personally responsible for any lapse/violation, as HSVP has released the necessary funds.

2. Chief Engineer-I, HSVP, Panchkula with reference to his office Memo No. 45966 dated 08.03.2019.
3. Superintending Engineer(HQ), HSVP, Panchkula with reference to his office Memo No. 31237 dated 15.02.2019
4. Senior Town Planner, Faridabad with reference to his office memo. No. 2558 dated 26.06.2019.
5. District Town Planner, Faridabad with reference to his office Endst. No. 2874 dated 13.06.2019.
6. District Town Planner (Enf.), Faridabad.
7. Nodal Officer of Website updation.

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

