

From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No.

7555

Dated.

15/7/2019

Subject:-

Occupation Certificate in respect of Residential building on plot No- J-57, J-59, J-61, J-63 & J-67 Emerald Hills, Block-J, Type-F, Township Sec-62 & 65, (Lic No.10 of 2009 dated 21.05.2009 & 113 of 2011 dated 22.12.2011) Gurugram.

Ref:-

Your application dated 18.06.2019 for issuance of O.C. through Ar. Tonish Verma, CA/2002/30237.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Ar. Tonish Verma, CA/2002/30237 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Living Room, Kitchen, Three Bed Rooms, Powder Room, Lobby, Two Toilets, Store and Stair case only (Area-114.212 Sqm)
First Floor:	Living Room, Kitchen, Three Bed Rooms, Powder Room, Lobby, Two Toilets, Store and Stair case only (Area-103.850 Sqm)
Second Floor:	Living Room, Kitchen, Three Bed Rooms, Powder Room, Lobby, Two Toilets, Store and Stair case only (Area-103.850 Sqm)
Terrace:	Mumty only (Area-13.839 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

15/7/2019

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

1. District Town Planner (Enf), Gurugram.
2. Ar. Tonish Verma, CA/2002/30237.

District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Construction raised without getting the plan sanctioned.	335.752 x 5 = 1678.76 Sqm	671504.00
2	DPC certificate not taken.	114.212 x 5 = 571.006 Sqm	2856.00
3	Sanction able area added during construction.	51.874 x 5 = 259.35 Sqm	25935.00
4	Gate and boundary wall not as per std. design.	2 x 5 = 10 Nos	10000.00
5	House occupied. (For J-61)	114.212 Sqm	5711.00
6	Open steps	1 x 5 = 5 Nos	5000.00
7	Elevation changes.	2 x 5 = 10 Nos	1000.00
8	Shifting of boundary wall	1 x 5 = 5 Nos	10000.00
		Total	732006.0

Say Rs.732006/-

OCCUPATION CERTIFICATE

From-BR-VI (See Rule 47 (i))

From,

District Town Planner,
Cum-Member Secretary, Composition Committee
Gurgaon.

To,

M/s Emaar MGF Land Ltd.,
Emaar MGF Business Park,
Mehrauli-Gurgaon Road,
Sikanderpur Chowk, Sector-28,
Gurgaon-122002.

Memo No. 3466

Dated. 16/11/16

Subject:- Issuance of Occupation Certificate in respect of residential building on Plot No. Jemma-1,2,3,4,5,6,7,8,9,10, 41, 42,43,44,45,46,47,48,49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66 & 67 of Type-F, Block-J (Total Plot- 37 Nos) in licensed residential plotted colony namely Emerald Hills in Sector-62 & 65, Gurgaon having license no. 10 of 2009 dated 21.05.2009.

Whereas you have applied for the issuance of an occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 in respect of the building constructed on plot No Plot No. Jemma-1,2,3,4,5,6,7,8,9,10, 41, 42,43,44,45,46,47,48,49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66 & 67 of Type-F, Block-J (Total Plot- 37 Nos) in Licensed Residential Plotted Colony Namely Emerald Hills, Sector- 62 & 65, Gurgaon having license no. 10 of 2009 dated 21.05.2009. The regularization related to construction raised without approval of building plans was done by STP, Gurgaon office memo no. 333 dated 18.12.2015. Further, after examining the site and deposition of composition charges related to deviations / violations at site viz-a-viz Rules and labour-cess, the components considered are described below:-

Ground Floor:	01 Living Room, 01 Lobby, 01 Kitchen, 03 Bed Rooms, 02 Toilets, 01 Powder Room, 01 Store & Staircase Only = 114.212 Sqm.
First Floor:	01 Living Room, 01 Lobby, 01 Kitchen, 03 Bed Rooms, 02 Toilets, 01 Powder Room, 01 Store & Staircase Only = 113.31 Sqm
Second Floor:	01 Living Room, 01 Lobby, 01 Kitchen, 03 Bed Rooms, 02 Toilets, 01 Powder Room, 01 Store & Staircase Only = 113.31 Sqm
Terrace	Mumty = 12.629 Sqm.

The permission for the occupation of the above building is hereby granted by the committee by compounding the violation 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. You have also given an affidavit in this regard. Further, the construction raised on building as considered for Occupation Certificate is also shown on the as built drawings duly signed by undersigned.


District Town Planner,

Cum-Member Secretary, Composition Committee
Gurgaon.

Endst. No.

Dated.

A copy is forwarded to the District Town Planner (Enf), Gurgaon for information and necessary action alongwith an attested copy of the affidavit submitted by owner w.r.t. using the building for residential purpose no addition/ alteration without prior approval from the competent authority and no use of basement other than domestic storage purpose.

District Town Planner,

Cum-Member Secretary, Composition Committee
Gurgaon.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Area added without plan sanctioned	354.672 x 37 = 13122.864 Sqm	5249150/-
2	Excess covered area upto 5%	15.85 x 37 = 586.45 Sqm	1935285/-
3	Excess covered area upto 5% to 10%	7.93 x 37 = 293.41 Sqm	1907165/-
4	Sanction able projection	40.269 x 37 = 1489.953 Sqm	148996/-
5	Gate and boundary wall not as per std. design.	2 x 37 = 74 Nos	74000/-
6	Shifting of boundary wall.	1 x 37 = 37 Nos	74000/-
		Total	9388600/-

Say Rs. **9388600/-**

OCCUPATION CERTIFICATE

From-BR-VI (See Rule 47 (i))

From,

District Town Planner,
Cum-Member Secretary, Composition Committee
Gurgaon.

To,

M/s Emaar MGF Land Ltd.,
Emaar MGF Business Park,
Mehrauli-Gurgaon Road,
Sikanderpur Chowk, Sector-28,
Gurgaon-122002.

Memo No.

3468

Dated.

16/11/16

Subject:-

Issuance of Occupation Certificate in respect of residential building on Plot No. Jemma-37 of Type-F, Block-J, in licensed residential plotted colony namely Emerald Hills in Sector-62 & 65, Gurgaon having license no. 10 of 2009 dated 21.05.2009.

Whereas you have applied for the issuance of an occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 in respect of the building constructed on plot No Plot No. Jemma- 37 of Type-F, Block-J, in Licensed Residential Plotted Colony Namely Emerald Hills, Sector- 62 & 65, Gurgaon having license no. 10 of 2009 dated 21.05.2009. The regularization related to construction raised without approval of building plans was done by STP, Gurgaon office memo no. 333 dated 18.12.2015. Further, after examining the site and deposition of composition charges related to deviations / violations at site viz-a-viz Rules and labour-cess, the components considered are described below:-

Ground Floor:	01 Living Room, 01 Lobby, 01 Kitchen, 02 Bed Rooms, 02 Toilets, 01 Store & Staircase only = 95.571 Sqm.
First Floor:	01 Living Room, 01 Lobby, 01 Kitchen, 02 Bed Rooms, 02 Toilets, 01 Store & Staircase only =95.181 Sqm
Second Floor:	01 Living Room, 01 Lobby, 01 Kitchen, 02 Bed Rooms, 02 Toilets, 01 Store & Staircase only =95.181 Sqm
Terrace	Mumty = 12.339 Sqm.

The permission for the occupation of the above building is hereby granted by the committee by compounding the violation 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. You have also given an affidavit in this regard. Further, the construction raised on building as considered for Occupation Certificate is also shown on the as built drawings duly signed by undersigned.



District Town Planner,
Cum-Member Secretary, Composition Committee
Gurgaon.

Endst. No.

Dated.

A copy is forwarded to the District Town Planner (Enf), Gurgaon for information and necessary action alongwith an attested copy of the affidavit submitted by owner w.r.t. using the building for residential purpose no addition/ alteration without prior approval from the competent authority and no use of basement other than domestic storage purpose.

District Town Planner,
Cum-Member Secretary, Composition Committee
Gurgaon.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Area added without plan sanctioned	298.271 Sqm	119310/-
2	Excess covered area upto 5%	13.011 Sqm	42937/-
3	Excess covered area upto 5% to 10%	12.69 Sqm	82485/-
4	Sanction able projection	24.812 Sqm	2482/-
5	Gate and boundary wall not as per std. design.		2000/-
6	Shifting of boundary wall.	1 No	2000/-
		Total	251215/-

Say Rs. **251215/-**

From

District Town Planner (P),
Cum Member Secretary Composition Committee
Gurgaon.

To

M/s Emaar MGF Land Ltd.,
Emaar MGF Business Park,
Mehrauli-Gurgaon Road,
Sikanderpur Chowk, Sector-28,
Gurgaon-122002.

Memo no. 3414 Dated. 04/11/16

Sub:-

Issuance of Occupation Certificate in respect of residential building on Plot No. (Jemma)- 37 of Type-F in licensed residential plotted colony namely Emerald Hills in Sector-62 & 65, Gurgaon.

Whereas your application for issuance of Occupation Certificate has been examined and site report obtained. The site inspection report has revealed the following violations/ deviations vis-a-vis the sanctioned As built drawing regularized by STP office memo no. 265 dated. 18.08.2015.

1	Area added without plan sanctioned	298.271 Sqm
2	Excess covered area upto 5%	13.011 Sqm
3	Excess covered area upto 5% to 10%	12.69 Sqm
4	Sanction able projection	24.812 Sqm
5	Gate and boundary wall not as per std. design.	
6	Shifting of boundary wall.	1 No

The case was considered in the meeting of Building Plan Composition Committee held on 31.10.2016 at Sr. No. 8, wherein it has been decided to direct you to either remove / rectify the above mentioned compoundable violations / deviations and bring the building in conformity with the sanctioned building plan and report compliance within fifteen days from the date of issuance of this letter OR submit request for composition for compounding of the compoundable violations along-with Demand Draft of **Rs. 251215/-** in favour of District Town Planner, Gurgaon payable at Gurgaon as composition fee, 1% labour cess Demand Draft for **Rs. 31785/-** in favour of Secretary, Haryana Building & Others Construction Workers Welfare Board payable at Chandigarh and Demand Draft for remaining labour cess of **Rs. 322/-** in favour of Director General, Town & Country Planning, Haryana payable at Chandigarh.

District Town Planner (P),
Cum Member Secretary Composition Committee
Gurgaon.

From

District Town Planner (P),
Cum Member Secretary Composition Committee
Gurgaon.

To

M/s Emaar MGF Land Ltd.,
Emaar MGF Business Park,
Mehrauli-Gurgaon Road,
Sikanderpur Chowk, Sector-28,
Gurgaon-122002.

Memo no

3415

Dated

04/11/16

Sub:-

Issuance of Occupation Certificate in respect of residential building on Plot No. (Jemma)- 1,2,3,4,5,6,7,8,9,10, 41, 42,43,44,45,46,47,48,49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66 & 67 of Type-F in licensed residential plotted colony namely Emerald Hills in Sector-62 & 65, Gurgaon (Total Plot- 37 Nos).

Whereas your application for issuance of Occupation Certificate has been examined and site report obtained. The site inspection report has revealed the following violations/ deviations vis-a-vis the sanctioned As built drawing regularized by SFP office memo no. 265 dated 18.08.2015.

1	Area added without plan sanctioned	$354.672 \times 37 = 13122.864$ Sqm
2	Excess covered area upto 5%	$15.85 \times 37 = 586.45$ Sqm
3	Excess covered area upto 5% to 10%	$7.93 \times 37 = 293.41$ Sqm
4	Sanction able projection	$40.269 \times 37 = 1489.953$ Sqm
5	Gate and boundary wall not as per std design.	$2 \times 37 = 74$ Nos
6	Shifting of boundary wall.	$1 \times 37 = 37$ Nos

The case was considered in the meeting of Building Plan Composition Committee held on _____ at Sr. No. 15, wherein it has been decided to direct you to either remove / rectify the above mentioned compoundable violations / deviations and bring the building in conformity with the sanctioned building plan and report compliance within fifteen days from the date of issuance of this letter OR submit request for composition for compounding of the compoundable violations along with Demand Draft of **Rs. 9388600/-** in favour of District Town Planner, Gurgaon payable at Gurgaon as composition fee, 1% labour cess Demand Draft for **Rs. 1398452/-** in favour of Secretary, Haryana Building & Others Construction Workers Welfare Board payable at Chandigarh and Demand Draft for remaining labour cess of **Rs. 14134/-** in favour of Director General, Town & Country Planning, Haryana payable at Chandigarh.

District Town Planner (P),
Cum Member Secretary Composition Committee
Gurgaon.



To

**District Town Planner,
Sector-14,Gurgaon.**

Subject: Occupation certificate of Plot no. **1,2,3,4,5,6,7,8,9,10,41,42,43,44,45
46,47,48,49,50,51,52,53,54,55,56,57,58,59,60,61,62,63,64,65,66,67**
(Jemma) Type-F,BLOCK- J, Sector-65,Gurgaon. *

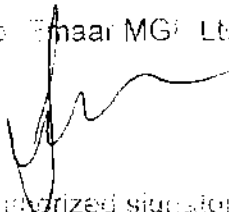
Ref: your office memo no- **3415**.....dated...**25.11.16**.....

Sir,

I enclosed herewith a Bank Draft amounting to Rs. 93,88,600/- draft
no. **484106**. dated **11.11.2016** issued by HSBC Bank in favour of District
town Planner, Gurgaon, cess amount Rs. 13,98,452/- draft no 801367 dated
10.11.2016 issued by HSBC Bank in favour of Secretary Haryana Building and
Other Construction Workers Welfare Board, payable at Chandigarh and 1%
labour cess draft Rs 14,134/- draft no. 801368 dated 10.11.2016 issued by
HSBC Bank in favour of Director General Town & Country Planning Haryana,
Chandigarh payable at Chandigarh in respect of above said Plots. Please issue
me the Occupation Certificate.

Thanking You.

For Emaar MGF Ltd.


Authorized signatory

Emaar MGF Land Limited
Emaar MGF Business Park, M G Road, Sikanderpur Chowk, Sector 28, Gurgaon 122 002, Haryana
Tel: (+91 124) 442 1155 Fax: (+91 124) 475 3401

Registered Office: ECE House, 28 Kasturba Gandhi Marg, New Delhi 110 001
Tel: (+91 11) 4152 1155, 4152 4613 Fax: (+91 11) 4152 4619 CIN: U45201DL2005PLC133161
Email: enquiries@emaarmgf.com www.emaarmgf.com



To

**District Town Planner,
Sector-14, Gurgaon.**

**Subject: Occupation certificate of Plot no. 37 (Jemma) Type-F, BLOCK- J,
Sector-65, Gurgaon.**

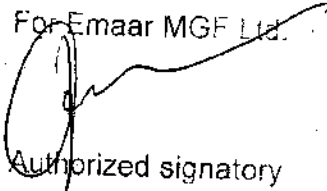
Ref: your office memo no- 3414 dated 04/11/16

Sir,

I enclosed herewith a Bank Draft amounting to Rs. 2,51,215/- draft no. 801363 dated 10.11.2016 issued by HSBC Bank in favour of District town Planner, Gurgaon cess amount Rs. 31,785/- draft no 801364 dated 10.11.2016 issued by HSBC Bank in favour of Secretary Haryana Building and Other Construction Workers Welfare Board, payable at Chandigarh and 1% labour cess draft Rs. 322/- draft no. 801365 dated 10.11.2016 issued by HSBC Bank in favour of Director General Town & Country Planning Haryana, Chandigarh payable at Chandigarh in respect of above said Plots. Please issue me the Occupation Certificate.

Thanking You,

For Emaar MGF Ltd.


Authorized signatory

Emaar MGF Land Limited
Emaar MGF Business Park, M G Road, Sikanderpur Chowk, Sector 28, Gurgaon 122 002, Haryana
Tel: (+91 124) 442 1155 Fax: (+91 124) 479 3401

Registered Office: ECE House, 28 Kasturba Gandhi Marg, New Delhi 110 001
Tel: (+91 11) 4152 1155, 4152 4618 Fax: (+91 11) 4152 4619 CIN: U45201DL2005PLC133161
Email: enquiries@emaarmgf.com www.emaarmgf.com

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

From

District Town Planner (P),
Gurugram

To

M/s Emaar MGF Land Ltd.
306-308, 3rd Floor Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No.

9879

Dated.

18/9/2019

Subject:-

Occupation Certificate in respect of Residential building on plot No- T-126 , Block-T in Plotted Colony, 'Emerald Hills' in Sector-62 & 65, Gurugram (License No.10 of 2009 Dated 21.05.2009 and 113 of 2011 dated 22.12.2011) being developed by M/s Emaar MGF Land Ltd..

Ref:-

Your application dated.09.07.2019 for issuance of O.C. through Tonish Sharma, Architect CA/2002/30237, 42FF, HIG Pink Flats, Rajguru Nagar, Ferozepure road, Ludhiana, Punjab-141012.

Whereas M/s Emaar MGF Land Ltd has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Tonish Sharma, Architect CA/2002/30237, 42FF, HIG Pink Flats, Rajguru Nagar, Ferozepure road, Ludhiana, Punjab-141012 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	One Drawing room, one Kitchen, one Lobby, Three Bed Rooms, Three Toilets, one store and Stair case only (Area-132.301 Sqm)
First Floor:	One Drawing room, one Kitchen, one Lobby, Three Bed Rooms, Three Toilets, one store and Stair case only (Area-123.301 Sqm)
Second Floor:	One Drawing room, one Kitchen, one Lobby, Three Bed Rooms, Three Toilets, one store and Stair case only (Area-123.301 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

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

1. District Town Planner (Enf), Gurugram.
Tonish Sharma, Architect CA/2002/30237, 42FF, HIG Pink Flats, Rajguru Nagar, Ferozepure road, Ludhiana, Punjab-141012.

District Town Planner (P),
Gurugram.

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

From

District Town Planner (P),
Gurugram

To

M/s Emaar MGF Land Ltd.
306-308, 3rd Floor Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No.

9882

Dated.

18/9/2019

Subject:-

Occupation Certificate in respect of Residential building on plot No- T-112, T-114, T-116, T-118, T-120, T-122 and T-124, Block-T in Plotted Colony, 'Emerald Hills' in Sector-62 & 65, Gurugram (License No.10 of 2009 Dated 21.05.2009 and 113 of 2011 dated 22.12.2011) being developed by M/s Emaar MGF Land Ltd..

Ref:-

Your application dated.09.07.2019 for issuance of O.C. through Tonish Sharma, Architect CA/2002/30237, 42FF, HIG Pink Flats, Rajguru Nagar, Ferozepure road, Ludhiana, Punjab-141012.

Whereas M/s Emaar MGF Land Ltd has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Tonish Sharma, Architect CA/2002/30237, 42FF, HIG Pink Flats, Rajguru Nagar, Ferozepure road, Ludhiana, Punjab-141012 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	One Living cum Dining room, one Kitchen, one Lobby, Four Bed Rooms, Three Toilets, one store and Stair case only (Area-141.594 Sqm)
First Floor:	One Living cum Dining room, one Kitchen, one Lobby, Four Bed Rooms, Three Toilets, one store and Stair case only (Area-133.066 Sqm)
Second Floor:	One Drawing room, one Kitchen, one Lobby, Three Bed Rooms, Three Toilets, one store and Stair case only (Area-133.066 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

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

1. District Town Planner (Enf), Gurugram.
Tonish Sharma, Architect CA/2002/30237, 42FF, HIG Pink Flats, Rajguru Nagar, Ferozepure road, Ludhiana, Punjab-141012.

District Town Planner (P),
Gurugram.

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

From

District Town Planner (P),
Gurugram

To

M/s Emaar MGF Land Ltd.
306-308, 3rd Floor Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No.

9885

Dated.

18/9/2019

Subject:-

Occupation Certificate in respect of Residential building on plot No- T-113, T-115, T-117, T-119, T-121, T-123 and T-125, Block-T in Plotted Colony, 'Emerald Hills' in Sector-62 & 65, Gurugram (License No.10 of 2009 Dated 21.05.2009 and 113 of 2011 dated 22.12.2011) being developed by M/s Emaar MGF Land Ltd..

Ref:-

Your application dated.09.07.2019 for issuance of O.C. through Tonish Sharma, Architect CA/2002/30237, 42FF, HIG Pink Flats, Rajguru Nagar, Ferozepure road, Ludhiana, Punjab-141012.

Whereas M/s Emaar MGF Land Ltd has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Tonish Sharma, Architect CA/2002/30237, 42FF, HIG Pink Flats, Rajguru Nagar, Ferozepure road, Ludhiana, Punjab-141012 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	One Living cum Dining room, one Kitchen, one Lobby, Four Bed Rooms, Three Toilets, one store and Stair case only (Area-141.594 Sqm)
First Floor:	One Living cum Dining room, one Kitchen, one Lobby, Four Bed Rooms, Three Toilets, one store and Stair case only (Area-133.066 Sqm)
Second Floor:	One Drawing room, one Kitchen, one Lobby, Three Bed Rooms, Three Toilets, one store and Stair case only (Area-133.066 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

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

1. District Town Planner (Enf), Gurugram.
Tonish Sharma, Architect CA/2002/30237, 42FF, HIG Pink Flats, Rajguru Nagar, Ferozepure road, Ludhiana, Punjab-141012.

District Town Planner (P),
Gurugram.

From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No. 13024

Dated. 3/12/2018

Subject:-

Occupation Certificate in respect of Residential building on plot No- A-9, A-11, A-12A, A-15, A-17, A-24, A-26, A-28, A-30, A-32, A-101, C-8, C-10, Emerald Hills Township, Sector-65, Gurugram (Haryana).

Ref:-

Your application dated 25.09.2018 for issuance of O.C. through Sh. Vikas Garg, Architect CA/2016/76478.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Sh. Vikas Garg, Architect CA/2016/76478 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Three Bed Rooms, Living Room, Two Toilets, Kitchen, Store, Powder Room and Stair case only (Area-114.181 Sqm)
First Floor:	Three Bed Rooms, Living Room, Two Toilets, Kitchen, Store, Powder Room and Stair case only (Area-113.281 Sqm)
Second Floor:	Three Bed Rooms, Living Room, Two Toilets, Kitchen, Store, Powder Room and Stair case only (Area-113.281 Sqm)
Terrace Floor:	Mumty only (Area-12.629 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

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

1. District Town Planner (Enf), Gurugram.
2. Sh. Vikas Garg, Architect CA/2016/76478.

District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Validity of building plan expired.	328.133x13=4266 Sqm	426573.00
2	DPC certificate not taken.	114.181x13=1484.353 Sqm	7422.00
3	Area added without sanction plan.	9.29 x13=120.77Sqm	12077.00
4	Gate and boundary wall not as per std. design.	2 x 13 = 26 Nos	26000.00
5	Other internal changes.	20.443x13=265.759Sqm	14617.00
6	Position changes of door /window.	18x13=234 Nos	23400.00
7	Elevation changes.	2x13=26 Nos	2600.00
8	Shifting of boundary wall.	1x13=13 Nos	26000.00
		Total	538689.00

Say Rs.538689/-

10	Purchasable FAR	26.619x13=346.047 Sqm	930867.00
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From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No. 13027

Dated. 3/12/2018

Subject:-

Occupation Certificate in respect of Residential building on plot No- A-8, A-10, A-12, A-14, A-16, A-18, A-23, A-25, A-27, A-29, A-31, A-102 & C-9, Emerald Hills Township, Sector-65, Gurugram (Haryana).

Ref:-

Your application dated 25.09.2018 for issuance of O.C. through Sh. Vikas Garg, Architect CA/2016/76478.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Sh. Vikas Garg, Architect CA/2016/76478 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Three Bed Rooms, Living Room, Two Toilets, Kitchen, Store, Powder Room and Stair case only (Area-114.181 Sqm)
First Floor:	Three Bed Rooms, Living Room, Two Toilets, Kitchen, Store, Powder Room and Stair case only (Area-113.281 Sqm)
Second Floor:	Three Bed Rooms, Living Room, Two Toilets, Kitchen, Store, Powder Room and Stair case only (Area-113.281 Sqm)
Terrace Floor:	Mumty only (Area-12.629 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

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

1. District Town Planner (Enf), Gurugram.
2. Sh. Vikas Garg, Architect CA/2016/76478.

District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Validity of building plan expired.	328.133x13=4266 Sqm	426573.00
2	DPC certificate not taken.	114.181x13=1484.353 Sqm	7422.00
3	Area added without sanction plan.	9.29 x13=120.77Sqm	12077.00
4	Gate and boundary wall not as per std. design.	2 x 13 = 26 Nos	26000.00
5	Other internal changes.	20.443x13=265.759Sqm	14617.00
6	Position changes of door /window.	18x13=234 Nos	23400.00
7	Elevation changes.	2x13=26 Nos	2600.00
8	Shifting of boundary wall.	1x13=13 Nos	26000.00
		Total	538689.00

Say Rs.538689/-

9	Purchasable FAR	26.619x13=346.047 Sqm	930867.00
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From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No. 13030

Dated. 3/12/2018

Subject:-

Occupation Certificate in respect of Residential building on plot No- A-07, A-22 & A-100 (total-3 Nos), Emerald Hills Township, Sector-65, Gurugram (Haryana).

Ref:-

Your application dated 25.09.2018 for issuance of O.C. through Sh. Vikas Garg, Architect CA/2016/76478.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Sh. Vikas Garg, Architect CA/2016/76478 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-114.181 Sqm)
First Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-113.251 Sqm)
Second Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-113.251 Sqm)
Terrace Floor:	Mumty only (Area-14.069 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

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

1. District Town Planner (Enf), Gurugram.
2. Sh. Vikas Garg, Architect CA/2016/76478.

District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Validity of building plan expired.	328.133 x 3 = 984.399 Sqm	98439.90
2	DPC certificate not taken.	114.181x3=342.543 Sqm	1713.00
3	Area added without sanction plan.	9.29 x 3 = 27.87 Sqm	2787.00
4	Gate and boundary wall not as per std. design.	2 x 3 = 6 Nos	6000.00
5	Other internal changes.	20.443 x 3 = 61.329 Sqm	3374.00
6	Position changes of door /window.	18 x 3 = 54 Nos	5400.00
7	Elevation changes.	2 x 3 = 6 Nos	600.00
8	Shifting of boundary wall.	1 x 3 = 3 Nos	6000.00
		Total	124313.90

Say Rs.124314/-

9	Purchasable FAR	26.619 x 3 = 79.857 Sqm	214816.00
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From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No. 13033

Dated. 3/12/2018

Subject:-

Occupation Certificate in respect of Residential building on plot No- C-11, Emerald Hills Township, Sector-65, Gurugram (Haryana).

Ref:-

Your application dated 25.09.2018 for issuance of O.C. through Sh. Vikas Garg, Architect CA/2016/76478.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Sh. Vikas Garg, Architect CA/2016/76478 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-114.181 Sqm)
First Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-113.251 Sqm)
Second Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-113.251 Sqm)
Terrace Floor:	Mumty only (Area-14.069 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

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

1. District Town Planner (Enf), Gurugram.
2. Sh. Vikas Garg, Architect CA/2016/76478.

District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Validity of building plan expired.	328.133 Sqm	32813.30
2	DPC certificate not taken.	114.181 Sqm	571.00
3	Area added without sanction plan.	9.29 Sqm	929.00
4	Gate and boundary wall not as per std. design.		2000.00
5	Other internal changes.	20.443 Sqm	1125.00
6	Position changes of door /window.	18 Nos	1800.00
7	Elevation changes.	3 Nos	300.00
8	Shifting of boundary wall.	1 Nos	2000.00
9	Elevation feature	1 No	1000.00
		Total	42538.30

Say Rs.42539/-

10	Purchasable FAR	26.619 Sqm	71606.00
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From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No. 13036

Dated. 3/12/2018

Subject:-

Occupation Certificate in respect of Residential building on plot No- A-103, A-105 & A-107
(total-3 Nos), Emerald Hills Township, Sector-65, Gurugram (Haryana).

Ref:-

Your application dated 25.09.2018 for issuance of O.C. through Sh. Vikas Garg, Architect
CA/2016/76478.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Sh. Vikas Garg, Architect CA/2016/76478 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-114.181 Sqm)
First Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-113.251 Sqm)
Second Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-113.251 Sqm)
Terrace Floor:	Mumty only (Area-14.069 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

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

1. District Town Planner (Enf), Gurugram.
2. Sh. Vikas Garg, Architect CA/2016/76478.

District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Validity of building plan expired.	328.133 x 3=984.399 Sqm	98439.90
2	DPC certificate not taken.	114.181x3=342.543 Sqm	1713.00
3	Area added without sanction plan.	26.619 x 3 = 79.857 Sqm	7986.00
4	Gate and boundary wall not as per std. design.	2 x 3 = 6 Nos	6000.00
5	Other internal changes.	20.443 x 3 = 61.329 Sqm	3374.00
6	Position changes of door /window.	18 x 3 = 54 Nos	5400.00
7	Elevation changes.	2 x 3 = 6 Nos	600.00
8	Shifting of boundary wall.	1 x 3 = 3 Nos	6000.00
		Total	129512.90

Say Rs.129513/-

From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No. 13039

Dated. 3/12/2018

Subject:-

Occupation Certificate in respect of Residential building on plot No- A-104 & A-106 (total-2 Nos), Emerald Hills Township, Sector-65, Gurugram (Haryana).

Ref:-

Your application dated 25.09.2018 for issuance of O.C. through Sh. Vikas Garg, Architect CA/2016/76478.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Sh. Vikas Garg, Architect CA/2016/76478 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-114.181 Sqm)
First Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-113.251 Sqm)
Second Floor:	Living Room, Three Bed Rooms, Kitchen, Powder Room, Two Toilets, Store and Stair case only (Area-113.251 Sqm)
Terrace Floor:	Munity only (Area-14.069 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

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

1. District Town Planner (Enf), Gurugram.
2. Sh. Vikas Garg, Architect CA/2016/76478.

District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Validity of building plan expired.	328.133 x 2=656.266 Sqm	65626.60
2	DPC certificate not taken.	114.181x2 =228.362 Sqm	1142.00
3	Area added without sanction plan.	26.619 x 2 = 53.238 Sqm	5324.00
4	Gate and boundary wall not as per std. design.	2 x 2 = 4 Nos	4000.00
5	Other internal changes.	20.443 x 2 = 40.886 Sqm	2249.00
6	Position changes of door /window.	18 x 2 = 36 Nos	3600.00
7	Elevation changes.	3 x 2 = 6 Nos	600.00
8	Shifting of boundary wall.	1 x 2 = 2 Nos	4000.00
		Total	86541.60

Say Rs.86542/-

From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No. 13042

Dated. 3/12/2018

Subject:-

Occupation Certificate in respect of Residential building on plot No- A-80, A-82, C-24, C-26, C-22, C-20 & C-18 (Total-7 Nos), Emerald Hills Township, Sector-65, Gurugram (Haryana).

Ref:-

Your application dated 25.09.2018 for issuance of O.C. through Sh. Vikas Garg, Architect CA/2016/76478.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Sh. Vikas Garg, Architect CA/2016/76478 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Living Room, Lobby, Kitchen, Four Bed Rooms, Three Toilets, Store and Stair case only (Area-141.688 Sqm)
First Floor:	Living Room, Lobby, Kitchen, Four Bed Rooms, Three Toilets, Store and Stair case only (Area-141.688 Sqm)
Second Floor:	Living Room, Lobby, Kitchen, Four Bed Rooms, Three Toilets, Store and Stair case only (Area-141.688 Sqm)
Terrace Floor:	Mumty only (Area-12.24 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

- A copy of the above is forwarded to the following for information and further necessary action please.
1. District Town Planner (Enf), Gurugram.
 2. Sh. Vikas Garg, Architect CA/2016/76478.

District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Area added without sanction plan.	1.44 x 7 = 10.08 Sqm	1008.00
2	Gate and boundary wall not as per std. design.	2 x 7 = 14 Nos	14000.00
3	Other internal changes.	30.736 x 7 = 215.152 Sqm	11834.00
4	Position changes of door /window.	24 x 7 = 168 Nos	16800.00
5	Elevation changes.	3 x 7 = 21 Nos	1400.00
6	Shifting of boundary wall.	1 x 7 = 7 Nos	14000.00
7	Elevation feature	1 x 7 = 7 Nos	7000.00
		Total	66042.00

Say Rs.66042/-

8	Purchasable FAR	38.493 x 7=269.451 Sqm	1015831.00
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From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No. 13045

Dated. 3/12/2018

Subject:-

Occupation Certificate in respect of Residential building on plot No- A-79, A-81, C-17, C-19, C-21, C-23 & C-25 (total-7 Nos), Emerald Hills Township, Sector-65, Gurugram (Haryana).


Ref:-

Your application dated 25.09.2018 for issuance of O.C. through Sh. Vikas Garg, Architect CA/2016/76478.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Sh. Vikas Garg, Architect CA/2016/76478 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Living Room, Lobby, Kitchen, Four Bed Rooms, Three Toilets, Store and Stair case only (Area-141.686 Sqm)
First Floor:	Living Room, Lobby, Kitchen, Four Bed Rooms, Three Toilets, Store and Stair case only (Area-141.686 Sqm)
Second Floor:	Living Room, Lobby, Kitchen, Four Bed Rooms, Three Toilets, Store and Stair case only (Area-141.686 Sqm)
Terrace Floor:	Mumty only (Area-12.24 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.


District Town Planner (P),
Gurugram.

Endst. No.

Dated.

- A copy of the above is forwarded to the following for information and further necessary action please.
1. District Town Planner (Enf), Gurugram.
 2. Sh. Vikas Garg, Architect CA/2016/76478.


District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	Area added without sanction plan.	1.44 x 7 = 10.08 Sqm	1008.00
2	Gate and boundary wall not as per std. design.	2 x 7 = 14 Nos	14000.00
3	Other internal changes.	30.736 x 7 = 215.152 Sqm	11834.00
4	Position changes of door /window.	24 x 7 = 168 Nos	16800.00
5	Elevation changes.	2 x 7 = 14 Nos	1400.00
6	Shifting of boundary wall.	1 x 7 = 7 Nos	14000.00
7	Elevation feature	1 x 7 = 7 Nos	7000.00
		Total	66042.00

Say Rs.66042/-

8	Purchasable FAR	38.493 x 7=269.451 Sqm	1015831.00
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From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No. 13048

Dated. 3/12/2018

Subject:-

Occupation Certificate in respect of Residential building on plot No- A-78 & C-16, Emerald Hills Township, Sector-65, Gurugram (Haryana).

Ref:-

Your application dated 25.09.2018 for issuance of O.C. through Sh. Vikas Garg, Architect CA/2016/76478.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Sh. Vikas Garg, Architect CA/2016/76478 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Living Room, Lobby, Kitchen, Four Bed Rooms, Three Toilets, Store and Stair case only (Area-141.686 Sqm)
First Floor:	Living Room, Lobby, Kitchen, Four Bed Rooms, Three Toilets, Store and Stair case only (Area-141.686 Sqm)
Second Floor:	Living Room, Lobby, Kitchen, Four Bed Rooms, Three Toilets, Store and Stair case only (Area-141.686 Sqm)
Terrace Floor:	Mumty only (Area-12.24 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.

District Town Planner (P),
Gurugram.

Endst. No.

Dated.

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

1. District Town Planner (Enf), Gurugram.
2. Sh. Vikas Garg, Architect CA/2016/76478.

District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	DPC certificate not taken.	141.688 x 2 = 283.376 Sqm	1417.00
2	Area added without sanction plan.	1.44 x 2 = 2.88 Sqm	288.00
3	Gate and boundary wall not as per std. design.	2 x 2 = 4 Nos	4000.00
4	Other internal changes.	30.736 x 2 = 61.472 Sqm	3381.00
5	Position changes of door /window.	24 x 2 = 48 Nos	4800.00
6	Elevation changes.	3 x 2 = 6 Nos	600.00
7	Shifting of boundary wall.	1 x 2 = 2 Nos	4000.00
8	Elevation feature	1 x 2 = 2 Nos	2000.00
		Total	20486.00

Say Rs.20486/-

9	Purchasable FAR	38.493 x 2=76.986 Sqm	290238.00
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From

District Town Planner (P),
Gurugram

To

Mrs. Active Promoters Pvt. Ltd. and Others.
C/o Emaar MGF Land Ltd.
306-308, 3rd Floor, Square One,
C-2, District Centre, Saket, New Delhi-110017.

Memo No. 13051

Dated. 3/12/2018

Subject:-

Occupation Certificate in respect of Residential building on plot No- A-83, C-27 & C-44, Emerald Hills Township, Sector-65, Gurugram (Haryana).


Ref:-

Your application dated 25.09.2018 for issuance of O.C. through Sh. Vikas Garg, Architect CA/2016/76478.

Whereas Mrs. Active Promoters Pvt. Ltd. and Others C/o Emaar MGF Land Ltd. has applied for the issuance of occupation certificate as required under Rule 47 (1) of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules 1965 of Act No.41 of 1963 through Sh. Vikas Garg, Architect CA/2016/76478 under self certification policy as per amendment in Chapter-4 of HBC-2017, in respect of the building described below:-

Ground Floor:	Living Room, Four Bed Rooms, Kitchen, Two Toilets, Store, Lobby and Stair case only (Area-141.688 Sqm)
First Floor:	Living Cum Dining Room, Four Bed Rooms, Kitchen, Two Toilets, Store, Lobby and Stair case only (Area-141.688 Sqm)
Second Floor:	Living Cum Dining Room, Four Bed Rooms, Kitchen, Two Toilets, Store, Lobby and Stair case only (Area-141.688 Sqm)
Terrace Floor:	Mumty only (Area-10.800 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.


District Town Planner (P),
Gurugram.

Endst. No.

Dated.

- A copy of the above is forwarded to the following for information and further necessary action please.
1. District Town Planner (Enf), Gurugram.
 2. Sh. Vikas Garg, Architect CA/2016/76478.


District Town Planner (P),
Gurugram.

Details of violation compounded:-

Sr. No.	Particulars	Area/No.	Amount
1	DPC certificate not taken.	141.688x3=425.064 Sqm	2126.00
2	Area added without sanction plan.	1.44x3=4.32 Sqm	432.00
3	Gate and boundary wall not as per std. design.	2 x 3 = 6 Nos	6000.00
4	Other internal changes.	30.736x3=92.208 Sqm	5072.00
5	Position changes of door /window.	24x3=72 Nos	7200.00
6	Elevation changes.	3 x3 = 9 Nos	900.00
7	Shifting of boundary wall.	1x3=3 Nos	6000.00
8	Elevation feature	1x3=3 Nos	3000.00
		Total	30730.00

Say Rs.30730/-

9	Purchasable FAR	38.493x3=115.479 Sqm	435356.00
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