

Directorate of Town & Country Planning, Haryana

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Regd.

LC-IX
{See Rule 16(2)}

To

✓
Dhoot Infrastructure Project Ltd.,
904-907, Time Tower, Sector-28, MG Road,
Gurugram-122002.

Memo No. LC-1839/Asstt(MS)/2022/ 828

Dated: 09-01-2023

Subject: Grant of completion certificate for Commercial colony over an area measuring 4.0 acres bearing Licence no. 160 of 2008 dated 13.08.2008 in Sector-37C, Gurugram Manesar Urban Complex

Please refer your application dated 15.06.2022 and subsequent correspondence on the subject cited above.

2. Whereas, Chief Engineer, Infra-II, GMDA, Gurugram vide email dated 30.11.2022 has confirmed that the services with respect to above said colony have been got checked and found that all the public health services have been laid as per approved service pan estimates and are operational/functional. Senior Town Planner, Gurugram vide memo no. 5632 dated 25.08.2022 has also confirmed about laying of the colony as per approved plans.

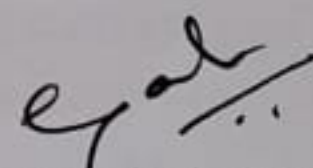
3. In view of above said reports, it is hereby certified that the required development works in the aforesaid colony having area measuring 4.0 acres, as indicated on the enclosed plans duly signed by me read in conjunction with the following terms and conditions, have been completed to my satisfaction. The development works are water supply, sewerage, storm water, drainage, roads and horticulture. The completion certificate is granted on the following terms and conditions:-

1. The services will be laid by the colonizer upto alignment of proposed external services of the town and connection with the HSVP system will be done with the prior approval of the competent authority. In case pumping is required, the same will be done by the colonizer at its own cost. The services will be provided as per provision in the EDC of Gurugram.
2. That the colonizer will be solely responsible for making arrangement of water supply and disposal of sewage and storm water of colony as per requirement/guidelines of HSVCB/Environment Department till such time, the external services are provided by HSVP/State Government as per their scheme.
3. Level/Extent of the services to be provided by HSVP i.e. water supply sewerage, SWD, roads etc. will be proportionate of EDC provisions.
4. That you shall maintain a roof top rain water harvesting system properly and shall keep it operational all the time.
5. That in case some additional structures are required to be constructed and decided by HSVP at a later stage, the same will be binding upon you. Flow control valves will be installed, preferably of automatic type on water supply connection with HSVP water supply line.
6. That the NSL formation level of roads have been verified and are correct. You shall be responsible in case of any mistake in levels etc.

7. That you shall neither erect nor allow the erection of any communication and transmission Tower with in colony without prior approval of competent authority.
8. That you shall comply with the conditions of Service Plan/Estimates approved by the Department vide memo dated 29.01.2020 and the conditions imposed by CE-HSVP, Panchkula.
9. That you shall abide by all prevailing norms/rules and regulations as fixed by HSVP.
10. That you shall be fully responsible for operation, upkeep and maintenance of all roads, open spaces, public parks and public health services like water supply, sewerage and drainage etc for a period of 5 years from the date of issuance of this completion certificate unless earlier relieved of this responsibility and thereupon transfer all such roads, open spaces, public parks and public health services like water supply, sewerage and drainage etc. free of cost to the Government or the Local Authority as directed.
11. That Bank Guarantee equivalent to 1/5th amount of the BG deposited on account on IDW having validity of minimum 5 years shall be deposited to ensure upkeep and maintenance of the colony as per Rule 20 of Rules 1976. The BG already deposited on account of IDW shall only be released after receipt of said BG.
12. That you shall abide by the decision in CWP No. 5835 of 2013 and deposit enhanced EDC within 30 days from issuance of demand letter in this regard, if required.
13. That mutation of gift deed for the land falling within alignment of service road/green belt shall be executed within 30 days from issuance of this letter.

This completion certificate shall be void ab-initio, if any of the conditions mentioned above is not complied with. Further, this approval will not provide any immunity from any other Act/Rules/Regulations applicable to the land in question.

DA/As above.

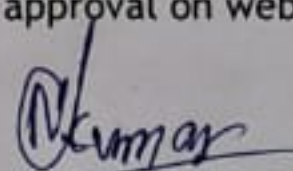

 (T.L. Satyaprakash, IAS)
 Director General,
 Town & Country Planning,
 Haryana, Chandigarh.

Endst. No. LC-1839/Asstt (MS)/2022/

Dated:

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

1. Chief Executive Officer, GMDA, Gurugram.
2. Chief Administrator, HSVP, Sector-6, Panchkula.
3. Senior Town Planner, Gurugram.
4. District Town Planner, Gurugram with the request to ensure entry of mutation of land transferred in favour of Department in the revenue record within 30 days positively.
5. Chief Account Officer of this Directorate.
6. Project Manager (IT) with a request to host this approval on website.


 District Town Planner (HQ)
 For: Director General, Town & Country Planning
 Haryana, Chandigarh