

Encl-A

Directorate of Town & Country Planning, Haryana

Nagar Yojana Bhavan, Plot No.3, Sector-18A, Madhya Marg, Chandigarh , Phone: 0172-2549349
Web site tcpharyana.gov.in - e-mail: tcpharyana6@gmail.com

Regd.

(LC-IX)

[[See Rule 16(2)]]

To

One Point Realty Pvt. Ltd.
Regd. Off. 8D, Hansalya, 15, Barakhamba Road,
New Delhi - 110001

Memo No:-LC-1161/JE (MK)/2020/8336 Dated: 18-05-2020

Subject: - Request for grant of Part Completion Certificate in respect of licence no. 29 of 2010 dated 25.03.2010 and licence no.101 of 2012 dated 18.09.2012 granted for setting up of Residential Plotted Colony over an total area measuring 63.47932 acres (58.08906 & 5.39026 acres), out of which 62.643 acre in Sector-37 District-Rohtak- One Point Realty Pvt. Ltd.

Refer to your application dated 02.04.2019 to grant of completion certificate in respect of affordable residential plotted colony over an area measuring 63.47932 acres (58.08906 & 5.39026 acres) out of which 62.643 acres situated in the revenue estate of village Rohtak, Sector-37, Distt. Rohtak in license no. 29 of 2010 dated 25.03.2010 and licence no.101 of 2012 dated 18.09.2012.

Chief Engineer, HSVP, Panchkula vide his memo no. CE-1/SE(HQ)/CHD (R)/2019-99706 dated 04.06.2019 informed that the services with respect to residential plotted colony over an area measuring 63.47932 acres (58.08906 & 5.39026 acres) out of which 62.643 acres situated in the revenue estate of village Rohtak, Sector-37, Distt. Rohtak in license no. 29 of 2010 dated 25.03.2010 and licence no.101 of 2012 dated 18.09.2012 have been got checked and reported that the services are laid at site and are operational/functional. Senior Town Planner, Rohtak vide his memo no. 2671 dated 18.07.2019 confirmed about laying of the colony as per approved layout plans.

In view of these reports it is hereby certified that the required development works in the said residential plotted colony over an area measuring 62.643 acres as indicated on the enclosed layout plan 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,

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sewerage, storm water drainage, roads, horticulture & electrification etc. The completion certificate is granted on the following terms and conditions:-

- a) 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 Rohtak.
- b) That the colonizer will be solely responsible for making arrangement of water supply and disposal of sewage and storm water of their colony as per requirement/guidelines of HSPCB/Environment Department till such time, the external services are provided by HSVP/State Government as per their scheme.
- c) Level/Extent of the services to be provided by HSVP i.e. water supply sewerage, SWD, roads etc. will be proportionate of EDC provisions.
- d) That you shall maintain a roof top rain water harvesting system properly and shall keep it operational all the time.
- e) 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.
- f) 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.
- g) 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.
- h) That you shall neither erect nor allow the erection of any communication and transmission Tower with in colony without prior approval of competent authority.
- i) That you shall use CFL/LED fittings for street lighting in the licenced colony.
- j) That you shall comply with the conditions of Service Plan/Estimates approved by the Department vide memo no. 8008 dated 10.05.2012 and


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the conditions imposed by CA-HSVP, Panchkula in the letter annexed as Annexure A-1.

- k) That you shall abide by all prevailing norms/rules and regulations as fixed by HSVP/local authority.
- l) That you shall transfer the community site, land under roads to the authority in respect of the terms and conditions of licence and policy dated 18.02.2016.
- m) That you shall be responsible of electrical installations to maintain and operate the installations in a condition free from danger and as recommended by the manufacturer or by the relevant code of practice of the bureau of Indian standards
- n) That you shall complete the construction of STP within a period of two months from issuance of this letter. If you fail then the part completion shall be null & void.

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

DA/As above.


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

Date:

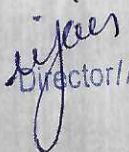
Endst. No. LC-1161- JE(MK)-2020/

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

1. The Chief Administrator, HSVP, Sector-6, Panchkula.
2. Senior Town Planner, Rohtak.
3. District Town Planner, Rohtak.
4. Chief Account Officer of this Directorate.
5. Project Manager (IT) with a request to host this approval on website.

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

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