

[illegible]

Sl. No.	Post No.	Details of Posts				No. of Posts	Post Title	Branch	
		Senior	Junior	Minor	Special				
1	1-12	24,106	X	14,618	=	33,685	17	24,520-216	
2	13-27	74,715	X	14,099	=	88,814	17	80,000-220	
3	28-39	34,400	X	14,099	=	48,499	17	49,700	
4	40		As per scale		=	779,000	1		
5	32-36	26,090	X	14,099	=	39,590	5	40,790	
6	37-41	26,090	X	14,099	=	39,590	5	40,790	
7	42-47	24,815	X	13,907	=	34,166	33	31,991-367	
8	78-84	24,815	X	13,907	=	34,166	33	31,991-367	
9	85-91	27,719	X	14,099	=	38,885	3	38,885	
10	92-101	30,354	X	14,099	=	39,741	20	39,741-43	
11	102-111	30,354	X	14,099	=	39,741	20	39,741-43	
12	112	106-110	14,664	X	218,116	5			
13	113	106-110	14,664	X	218,116	5			
14	114	111-112	24,885	X	33,738	2	66,616		
15	115	111-112	24,885	X	33,738	2	66,616		
16	116-124	30,129	X	14,099	=	547,610	14	778,900-937	
17	125-131	30,129	X	14,099	=	547,610	7	778,900-937	
18	132-138	30,129	X	12,000	=	546,500	7	546,500	
19	139	139-142	30,129	X	546,500	4			
20	143-152	30,000	X	14,500	=	592,115	14	608,750	
21	153-158	30,000	X	12,000	=	546,500	5	546,500	
22	159	159-162	30,000	X	546,500	3	546,500		
23	163-172	30,000	X	12,000	=	546,500	3	788,000	
24	173	163-172	30,000	X	546,500	4			
25	174-176	30,000	X	14,500	=	592,115	4	1,188,500	
26	177	177-178	30,000	X	12,000	=	546,500	3	546,500
27	179-180	30,000	X	12,000	=	546,500	3	546,500	
28	181-183	30,000	X	12,000	=	546,500	3	546,500	
29	184-189	30,000	X	12,000	=	546,500	6	546,500	
30	190	189-196	30,000	X	546,500	7	546,500		
31	197-200	30,000	X	14,500	=	592,115	4	1,188,500	
32	201-205	30,000	X	12,000	=	546,500	5	546,500	
33	206-210	30,000	X	12,000	=	546,500	5	546,500	
34	211-215	30,000	X	12,000	=	546,500	5	546,500	
35	216-218	30,000	X	12,000	=	546,500	3	546,500	
36	219-220	30,000	X	12,000	=	546,500	2	546,500	
37	221-222	30,000	X	12,000	=	546,500	2	546,500	
38	223-224	30,000	X	12,000	=	546,500	2	546,500	
39	225-226	30,000	X	12,000	=	546,500	2	546,500	
40	227-228	30,000	X	12,000	=	546,500	2	546,500	
41	229-230	30,000	X	12,000	=	546,500	2	546,500	
42	231-234	30,000	X	12,000	=	546,500	2	546,500	
43	235-238	30,000	X	12,000	=	546,500	2	546,500	
44	239-240	30,000	X	12,000	=	546,500	2	546,500	
45	241-242	30,000	X	12,000	=	546,500	2	546,500	
46	243-244	30,000	X	12,000	=	546,500	2	546,500	
47	245-246	30,000	X	12,000	=	546,500	2	546,500	
48	247-248	30,000	X	12,000	=	546,500	2	546,500	
49	249-250	30,000	X	12,000	=	546,500	2	546,500	
50	251-252	30,000	X	12,000	=	546,500	2	546,500	
51	253-254	30,000	X	12,000	=	546,500	2	546,500	
52	255-256	30,000	X	12,000	=	546,500	2	546,500	
53	257-258	30,000	X	12,000	=	546,500	2	546,500	
54	259-260	30,000	X	12,000	=	546,500	2	546,500	
55	261-262	30,000	X	12,000	=	546,500	2	546,500	
56	263-264	30,000	X	12,000	=	546,500	2	546,500	
57	265-266	30,000	X	12,000	=	546,500	2	546,500	
58	267-268	30,000	X	12,000	=	546,500	2	546,500	
59	269-270	30,000	X	12,000	=	546,500	2	546,500	
60	271-272	30,000	X	12,000	=	546,500	2	546,500	
61	273-274	30,000	X	12,000	=	546,500	2	546,500	
62	275-276	30,000	X	12,000	=	546,500	2	546,500	
63	277-278	30,000	X	12,000	=	546,500	2	546,500	
64	279-280	30,000	X	12,000	=	546,500	2	546,500	
65	281-282	30,000	X	12,000	=	546,500	2	546,500	
66	283-284	30,000	X	12,000	=	546,500	2	546,500	
67	285-286	30,000	X	12,000	=	546,500	2	546,500	
68	287-288	30,000	X	12,000	=	546,500	2	546,500	
69	289-290	30,000	X	12,000	=	546,500	2	546,500	
70	291-292	30,000	X	12,000	=	546,500	2	546,500	
71	293-294	30,000	X	12,000	=	546,500	2	546,500	
72	295-296	30,000	X	12,000	=	546,500	2	546,500	
73	297-298	30,000	X	12,000	=	546,500	2	546,500	
74	299-300	30,000	X	12,000	=	546,500	2	546,500	
75	301-302	30,000	X	12,000	=	546,500	2	546,500	
76	303-304	30,000	X	12,000	=	546,500	2	546,500	
77	305-306	30,000	X	12,000	=	546,500	2	546,500	
78	307-308	30,000	X	12,000	=	546,500	2	546,500	
79	309-310	30,000	X	12,000	=	546,500	2	546,500	
80	311-312	30,000	X	12,000	=	546,500	2	546,500	
81	313-314	30,000	X	12,000	=	546,500	2	546,500	
82	315-316	30,000	X	12,000	=	546,500	2	546,500	
83	317-318	30,000	X	12,000	=	546,500	2	546,500	
84	319-320	30,000	X	12,000	=	546,500	2	546,500	
85	321-322	30,000	X	12,000	=	546,500	2	546,500	
86	323-324	30,000	X	12,000	=	546,500	2	546,500	
87	325-326	30,000	X	12,000	=	546,500	2	546,500	
88	327-328	30,000	X	12,000	=	546,500	2	546,500	
89	329-330	30,000	X	12,000	=	546,500	2	546,500	
90	331-332	30,000	X	12,000	=	546,500	2	546,500	
91	333-334	30,000	X	12,000	=	546,500	2	546,500	
92	335-336	30,000	X	12,000	=	546,500	2	546,500	
93	337-338	30,000	X	12,000	=	546,500	2	546,500	
94	339-340	30,000	X	12,000	=	546,500	2	546,500	
95	341-342	30,000	X	12,000	=	546,500	2	546,500	
96	343-344	30,000	X	12,000	=	546,500	2	546,500	
97	345-346	30,000	X	12,000	=	546,500	2	546,500	
98	347-348	30,000	X	12,000	=	546,500	2	546,500	
99	349-350	30,000	X	12,000	=	546,500	2	546,500	
100	351-352	30,000	X	12,000	=	546,500	2	546,500	
101	353-354	30,000	X	12,000	=	546,500	2	546,500	
102	355-356	30,000	X	12,000	=	546,500	2	546,500	
103	357-358	30,000	X	12,000	=	546,500	2	546,500	
104	359-360	30,000	X	12,000	=	546,500	2	546,500	
105	361-362	30,000	X	12,000	=	546,500	2	546,500	
106	363-364	30,000	X	12,000	=	546,500	2	546,500	
107	365-366	30,000	X	12,000	=	546,500	2	546,500	
108	367-368	30,000	X	12,000	=	546,500	2	546,500	
109	369-370	30,000	X	12,000	=	546,500	2	546,500	
110	371-372	30,000	X	12,000	=	546,500	2	546,500	
111	373-374	30,000	X	12,000	=	546,500	2	546,500	
112	375-376	30,000	X	12,000	=	546,500	2	546,500	
113	377-378	30,000	X	12,000	=	546,500	2	546,500	
114	379-380	30,000	X	12,000	=	546,500	2	546,500	
115	381-382	30,000	X	12,000	=	546,500	2	546,500	
116	383-384	30,000	X	12,000	=	546,500	2	546,500	
117	385-386	30,000	X	12,000	=	546,500	2	546,500	
118	387-388	30,000	X	12,000	=	546,500	2	546,500	
119	389-390	30,000	X	12,000	=	546,500	2	546,500	
120	391-392	30,000	X	12,000	=	546,500	2	546,500	
121	393-394	30,000	X	12,000	=	546,500	2	546,500	
122	395-396	30,000	X	12,000	=	546,500	2	546,500	
123	397-398	30,000	X	12,000	=	546,500	2	546,500	
124	399-400	30,000	X	12,000	=	546,500	2	546,500	
125	401-402	30,000	X	12,000	=	546,500	2	546,500	
126	403-404	30,000	X	12,000	=	546,500	2	546,500	
127	405-406	30,000	X	12,000	=	546,500	2	546,500	
128	407-408	30,000	X	12,000	=	546,500	2	546,500	
129	409-410	30,000	X	12,000	=	546,500	2	546,500	
130	411-412	30,000	X	12,000	=	546,500	2	546,500	
131	413-414	30,000	X	12,000	=	546,500	2	546,500	
132	415-416	30,000	X	12,000	=	546,500	2	546,500	
133	417-418	30,000	X	12,000	=	546,500	2	546,500	
134	419-420	30,000	X	12,000	=	546,500	2	546,500	
135	421-422	30,000	X	12,000	=	546,500	2	546,500	
136	423-424	30,000	X	12,000	=	546,500	2	546,500	
137	425-426	30,000	X	12,000	=	546,500	2	546,500	
138	427-428	30,000	X	12,000	=	546,500	2	546,500	
139	429-430	30,000	X	12,000	=	546,500	2	546,500	
140	431-432	30,000	X	12,000	=	546,500	2	546,500	
141	433-434	30,000	X	12,000	=	546,500	2	546,500	
142	435-436	30,000	X	12,000	=	546,500	2	546,500	
143	437-438	30,000	X	12,000	=	546,500	2	546,500	
144	439-440	30,000	X	12,000	=	546,500	2	546,500	
145	441-442	30,000	X	12,000	=	546,500	2	546,500	
146	443-444	30,000	X</						

To be read with Licence No. 25 Of 2026 Dated 12/02/2026.

LC-5491A

That this layout plan for an area measuring 56.16875 acres (Drawing no. DTCP-11807) Dated 13-02-2025 comprised of license which is issued in respect of Residential Plotted Colony being developed by Jagran Development Ltd. in the revenue estate of village Samla, Bir Pipri and Pratnagarh, in Sector-41 & 42, Kurukshetra is hereby approved subject to the following conditions:-

1. That this layout plan shall be read in conjunction with the clauses appearing on the agreement executed under Rule 11 and the bilateral agreement.
2. That the plotted area of the colony shall not exceed 55% of the net planned area of the colony. The entire area reserved for commercial purposes shall be taken as plotted (or) calculation in the area under roads.

3. That the demolition plans as per size of all the Residential and commercial and Community sites shall be got approved from this Department and construction on these sites shall be governed by the Haryana Building Code-2017 and the zoning Plan approved by the Director, Town & Country Planning, Haryana.
4. That the high-voltage lines passing in the colony area shall have to be suitably aligned or right of way along the same shall be

5. That for proper planning and integration of services in the area adjacent to the colony, the colonizer shall abide by the instructions as per its norms.
6. That the revenue shall abide in the colony shall be kept free for circulation/movement as shown in the layout plan.

9. All green belts provided in the layout plan within the licensed areas of the colony shall be developed by the client/owner. All green belts provided in the layout plan within the licensed areas of the colony shall be developed by the client/owner. All green belts provided in the layout plan within the licensed areas of the colony shall be developed by the client/owner.

10. At the time of demarcation plan, if required percentage of NRI/ENVIS plots and the area under infrastructure are reduced, the same will be provided by the company in the licensed area.

11. No plot will derive an access from less than 12 metres wide road would mean a minimum clear width of 12 metres between the plots.
12. any excess area over and above the permissible 4% under commercial use shall be deemed to be open space.
13. The maximum number of dwelling units in a plot shall be as per the provisions of the Rule 49 of the Rule, 1965. This condition

shall also be incorporated in the zoning plan and in the alignment letters being issued by the czarizer to the plot holders. The stipulation shall also be incorporated in the agreement to be executed by the czarizer with the plot buyers.

14. The portion of the sector/development plan roads, green belts as provided in the Development Plan, applicable, which form part of the licensed area shall be transferred free of cost to the government on the lines of section 33(a)(iii) of the Act No.8 of 1975.

15. That the odd size plots (except EV5 plots which are approved subject to the conditions that these plots should not have a frontage of less than 75% of the standard frontage when demarcated and area of no plots shall exceed 2 ha).

17. That the collector shall obtain the clearance/NOC as per the provisions of the Notification No. S.O. 1531 (I) Dated 14.5.2006 issued by Ministry of Environment and Forest, Government of India before starting the construction/execution of the project.

13. That the rain water harvesting system shall be provided as per Central Ground Water Authority norms/Rajya Govt. notification, 2002 as stated.
14. That the colonizer/owner shall use only Compact Fluorescent lamps fitting for internal lighting as well as campus lighting.
15. That the colonizer/owner shall ensure the installation of Solar Photovoltaic Power Plan as per the provisions of order of the Government of Karnataka.

No. 22/52/2005-Spower rated 21.03.2016 issued by Hayyana Government Renewable Energy Department.
21. That the colonizer/owner shall strictly comply with the directions issued vide Notification No. 19/9/2016-SP dated 3.03.2016 issued by Hayyana Government Energy Department for enforcement of the Energy Conservation Building Codes.

(RANDESHWAR)
 ALPHO
 (BABA SUDHA)
 DTF (HO)
 (HITESH SHARMA)
 STP (HO)
 (RUVINESH KUMAR)
 CTP(HR)
 (AMIT KHATRI, IAS)
 DTCE (HR)

54
(SATTVA PUL)
DANIEL

DETAILS OF COMMUNITY BUILDINGS						
Sl. No.	NAME OF FACILITY	Required		Proposed		
		No. of Quantity	AREA (SQM)	TOTAL AREA (SQM)	AREA (SQM)	
1	NURSERY SCHOOL	1	809.37	809.37	1	809.37
2	PRIMARY SCHOOL	1	2023.43	2023.43	1	2024.72
3	MILKLAND	1	823.50	823.50	1	823.50
4	VEGETABLE GROWTH	1	509.00	509.00	2	509.00
5	ATM	1	12.00	24.00	2	24.00
6	BEAUTY PARLOUR	1	13.00	26.00	2	26.00
7	MULTIPURPOSE	2	27.50	55.00	2	27.50
8	TENNIS STAND	1	2023.46	2023.46	1	2023.46
TOTAL			5541.76	5541.76		5543.07

Sl. No.	Type	Repaired	Not repaired	%
1	MMN	130	257	34%
2	EMN	107	109	21%

Sl. No.	Type	Repaired	Not repaired	%
1	MMN	130	257	34%
2	EMN	107	109	21%

Population Density Calculations				
Sl. No.	Type	Population Density (per sq. Km)	Population	
1	MMN	411	11.5	5540
2	EMN	106	9	954
	Total			6500
	DENSITY PER HAFT (popn.)			117.69

Green Area Calculation		
	MMN	AKF
Permissible Green Area required @ 2.5 sq/haft	18325.000	
Total Green provided (Ordnance Green patches)	10925.450	5.983

COMMERCIAL AREA CALCULATION	
NO.	AREA IN SQM.
COMMERCIAL-1	2844.270
COMMERCIAL-2	2499.380
COMMERCIAL-3	3276.970
COMMERCIAL-4	368.790
TOTAL	8989.410

PROJECT -
LAYOUT PLAN FOR GRANT OF LICENSE
FOR SETTING UP OF RESIDENTIAL
PLOTTED COLONY OVER AN AREA
MEASURING 56,16875 ACRES LAND IN
SECTOR - 41 & 42, KURUSHETRA BEING
DEVELOPED BY JAGRAN DEVELOPER LTD
AND OTHERS.

ARCHITECT'S SIGN	OWNER'S SIGN
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For Jagran Developers Ltd
Authorized Signatory

DEVELOPER
JAGRAN DEVELOPER LIMITED

ORIENTATION OF LAND



DATE	SCALE	DRAWING NO.
	NTS	LAYOUT-1

