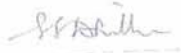


FORM LC-V
(See Rule-12)
Haryana Government
Town and Country Planning Department

Licence No. 132 of 2008

1. This licence has been granted under The Haryana Development and Regulation of Urban Areas Act, 1975 and Rules made thereunder to M/S Sirur Developers Pvt. Ltd, Unitech Limited, Unitech House, L Block, South City-I, Gurgaon for setting up of Commercial Colony at village Badshahpur, District Gurgaon.
2. The particulars of land wherein the aforesaid colony is to be set up are given in the schedule annexed hereto and duly signed by the Director, Town and Country Planning, Haryana.
3. The licence is granted subject to the following conditions:-
 - a) That the Commercial Colony is laid out to conform to the approved layout plan and the development works are executed according to the designs and specifications shown in the approved plan.
 - b) That the conditions of the agreements already executed are duly fulfilled and the provisions of Haryana Development and Regulation of Urban Areas Act, 1975 and Rules, 1976 made there-under are duly complied with.
 - c) That the demarcation plan of the colony area is submitted before starting the development works in the colony and for approval of the zoning plan.
4. That the licensee shall construct the portion of service road forming part of licenced area at his own cost and will transfer the same free of cost to the Government.
5. That the licensee shall derive permanent approach from the service road only.
6. That the licensee will not give any advertisement for sale of shops/office/floor area in Commercial Colony before the approval of layout plan/building plans.
7. That the portion of sector/Master plan road which shall form part of the licenced area shall be transferred free of cost to the Government in accordance with the provisions of Section 3(3)(a)(iii) of the Haryana Development and Regulation of Urban Areas Act, 1975.
8. That you shall obtain approval/NOC from the competent authority to fulfill the requirements of notification dated 14.09.2006 issued by the Ministry of Environment & Forests, Govt. of India before starting the development works in the colony.
9. That the licensee will use only CFL fittings for internal lighting as well as for campus lighting in the complex.
10. The licence is valid upto 27-6-2010.


Dated Chandigarh
The 28-6-2008


(S.S. Dhillon)
Director,
Town and Country Planning,
Haryana, Chandigarh. *wh*

Endst No. DS-2008/ 5128


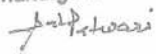
Dated:- 1-7-08

- A copy is forwarded to the following for information and necessary action:-
1. M/S Sirur Developers Pvt. Ltd, Unitech Limited, Unitech House, L Block, South City-I, Gurgaon along with copy of agreement LC-IV and bilateral agreement.
 2. Chief Administrator, HUDA, Panchkula.
 3. Managing Director, HVPN, Planning Directorate, Shakti Bhawan, Sector-6, Panchkula.
 4. Addl. Director Urban Estates, Haryana, Panchkula.
 5. Administrator, HUDA, Gurgaon.
 6. Chief Engineer, HUDA, Panchkula.
 7. Superintending Engineer, HUDA, Gurgaon along with a copy of agreement.
 8. Land Acquisition Officer, Gurgaon.
 9. Senior Town Planner, Gurgaon. He will ensure that the colonizer shall obtain approval/NOC as per condition No. 8 above before starting the Development Works.
 10. Senior Town Planner (Enforcement), Haryana, Chandigarh.
 11. Senior Town Planner (Monitoring Cell), Haryana, Sector-8, Chandigarh.
 12. District Town Planner, Gurgaon along with a copy of agreement.
 13. Accounts Officer, O/o Director, Town & Country Planning, Haryana, Chandigarh along with a copy of agreement.


District Town Planner (Hq)
For Director, Town and Country Planning,
Haryana, Chandigarh

TO BE READ WITH LICENCE NO.....139.....OF 2008
Detail of land owned by M/s Sirur Developers Pvt. Ltd. village
Badshapur District Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Badshapur	90	10	8 - 0
		11	8 - 0
		Total	16 - 0 or 2.0 Acres


-Director
Town & Country Planning,
Haryana, Chandigarh


Directorate of Town & Country Planning, Haryana

Nagar Yojana Bhavan, Plot No. 3, Sector 18 A, Madhya Marg, Chandigarh
Phone: 0172-2549349 e-mail:tcpharyana7@gmail.com
website:-http://tcpharyana.gov.in

Regd.

To

✓ Sirur Developers LLP
41-A, Ring Road, Lajpat Nagar-IV,
Delhi-110024.

Memo No. LC-1845-JE (VA)-2020/ 3797

Dated: 10-02-2020

Subject: - Request for change of name of company from Sirur Developers Pvt. Ltd. to Sirur Developers LLP w.r.t. licence no. 132 of 2008 dated 28.06.2008 granted for setting up of a Commercial Colony over an area measuring 2.00 acres falling in the revenue estate of village Badshahpur, Sector-69, District Gurugram.

Ref: Your request received on 26.09.2017 & 21.05.2019.

With reference to letter mentioned above, your request for change of name of company from Sirur Developers Pvt. Ltd. to Sirur Developers LLP w.r.t. licence no. 132 of 2008 dated 28.06.2008 granted for setting up of a Commercial Colony over an area measuring 2.00 acres falling in the revenue estate of village Badshahpur, Sector-69, District Gurugram has been considered as there is no change in the control and management of company including shareholding pattern at the time of grant of license and at present. Accordingly, the change in the name of the company has been taken on record.

(Sanjay Kumar)

District Town Planner (HQ)

For Director General, Town & Country Planning
Haryana Chandigarh

Endst. No. LC-1845-JE (VA)-2020/

Dated:

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

1. Senior Town Planner, Gurugram
2. District Town Planner, Gurugram.
3. Website Administrator with the request to update the status on Departmental website.

(Sanjay Kumar)

District Town Planner (HQ)

For Director General, Town & Country Planning
Haryana Chandigarh

Directorate of Town & Country Planning, Haryana

SCO-71-75, 2nd Floor, Sector 17 C, Chandigarh
Phone: 0172-2549349 e-mail:tcpharyana7@gmail.com
website:-http://tcpharyana.gov.in

To

Sirur Developers Pvt. Ltd.
41-A, Ring Road, Lajpat Nagar-IV,
New Delhi-110024.

Memo No. LC-1845-JE (VA)-2018/ 32173

Dated: 22-11-18

Subject: Renewal of licence no. 132 of 2008 dated 28.06.2008 granted for setting up of Commercial Colony on the land measuring 2.00 acres in the revenue estate of village Badshahpur, Sector-69, Gurugram Manesar Urban Complex.

Ref: Your application dated 04.06.2018 on the subject mentioned above.

Licence no. 132 of 2008 dated 28.06.2008 granted to you vide this office Endst No. DS-2008/5126-38 dated 01.07.2008 for setting up of a Commercial Colony over an area measuring 2.00 acres in the revenue estate of village Badshahpur, Sector-69, Gurugram-Manesar Urban Complex is hereby renewed upto 27.06.2020 on the terms & conditions laid down therein and further subject to the following conditions:-

1. This renewal will not tantamount to certification of your satisfactory performance entitling you for further renewal of licence.
2. You shall submit transfer the portion of sector/master plan road which shall form part of the licenced land to be transferred free of cost to the Government as per provisions of Section 3(3)(a)(iii) of Haryana Development and Regulation of Urban Area Act, 1975 within 60 days from the date of renewal.
3. The copy of MOEF clearance shall be submitted within 90 days from issuance of the renewal letter.
4. You shall get the licence renewed till the final completion of the colony is granted.

The renewal of licence will be void ab-initio, if any of the above conditions are not complied with.

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

Endst. No.LC-1845-JE (VA)-2018/

Dated:

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

1. Chief Administrator, HUDA, Panchkula.
2. Chief Engineer, HUDA, Panchkula.
3. Senior Town Planner, Gurugram.
4. District Town Planner, Gurugram.
5. Accounts Officer of this Directorate.
6. Project Manager (IT Cell) O/o DTCP with request to update the status on website.

(Sanjay Kumar)
District Town Planner (HQ)
For Director, Town & Country Planning
Haryana Chandigarh

ORDER

Whereas, Licence no. 132 of 2008 dated 28.06.2008 granted to you vide this office Endst No. DS-2008/5126-38 dated 01.07.2008 for setting up of a Commercial Colony over an area measuring 2.00 acres in the revenue estate of village Badshahpur, Sector-69, Gurugram-Manesar Urban Complex under the provisions of the Haryana Development and Regulation of Urban Areas Act, 1975 and Rules framed thereunder. As per terms and conditions of the licence and of the agreement executed on LC-IV, the colonizer is required to comply with the provisions of the Haryana Development and Regulation of Urban Areas, Act, 1975 and its Rules, 1976 thereof.

2. And, whereas, for non-compliance of the provisions of Rule 28 of the Haryana Development and Regulation of Urban Areas Rules, 1976, the licensee has deposited the composition fees through E-challan dated 03.08.2018 as per the rates finalized by the Govt. the composition fee has been worked out to be ₹ 13,000/- and the same has been deposited by the licensee.

3. Accordingly, in exercise of power conferred under Section-13(I) of the Haryana Development and Regulation of Urban Areas Act, 1975, I hereby order to compound the offence of non compliance of the provisions of Rule 28 of the Haryana Development and Regulation of Urban Areas Rules, 1976 by the colonizer upto 2016-2018.

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

Endst. No. LC-1845-JE (VA)-2018/ 32180

Dated: 22-11-2018

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

1. Sirur Developers Pvt. Ltd., 41-A, Ring Road, Lajpat Nagar-IV, New Delhi-110024.
2. Chief Accounts Officer of this Directorate.

(Sanjay Kumar)
District Town Planner (HQ)
For Director, Town & Country Planning,
Haryana, Chandigarh

Directorate of Town & Country Planning, Haryana

Plot no. 3, Nagar Yojna Bhawan, Sector-18 A, Madhya Marg, Chandigarh
Web site tcpharyana.gov.in - e-mail: tcpharyana7@gmail.com

Regd. To

Sirur Developers Pvt. Ltd. -
41-A, Ring Road, Lajpat Nagar-IV,
New Delhi-110024.

Memo No. LC-1845 Vol-II-JE(VA)-2022/ 27938

Dated: 13-09-2022


Subject: Renewal of licence no. 132 of 2008 dated 28.06.2008 granted for setting up of Commercial Colony on the land measuring 2.00 acres in the revenue estate of village Badshahpur, Sector-69, Gurugram Manesar Urban Complex.

Ref: Please refer to your application dated 01.03.2021 on the matter as subject cited above.

Licence no. 132 of 2008 dated 28.06.2008 granted for setting up of a Commercial Colony over an area measuring 2.00 acres in the revenue estate of village Badshahpur, Sector-69, Gurugram-Manesar Urban Complex is hereby renewed upto 27.06.2023 after compounding the delay of 511 days in submission of the application for renewal in accordance with the provisions of Rule 13 of Rules, 1976 and charging composition fees amounting ₹ 7,23,402/- in form of interest @18% per annum. This renewal is further subject to fulfilment of terms & conditions laid down in the licence and following conditions:-

1. This renewal will not tantamount to certification of your satisfactory performance entitling you for further renewal of licence.
2. You shall transfer the portion of Sector/master plan road which forms part of licenced area free of cost to the Government in accordance with the provisions of Section 3(3)(a)(iii) of the Haryana Development and Urban Areas Act, 1975 before obtaining the occupation certificate.
3. You shall get the licence renewed till the final completion of the colony is granted.


The renewal of licence will be void ab-initio, if any of the above conditions are not complied with.


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

Endst. No.LC-1845 Vol-II-JE(VA)-2022/

Dated:

- A copy is forwarded to the following for information and necessary action:-
1. Chief Administrator, HSVP, Panchkula.
 2. Chief Engineer, HSVP, Panchkula.
 3. Senior Town Planner, Gurugram.
 4. District Town Planner, Gurugram.
 5. Accounts Officer of this Directorate.
 6. Project Manager (IT Cell) O/o DTCP with request to update the status on website.


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