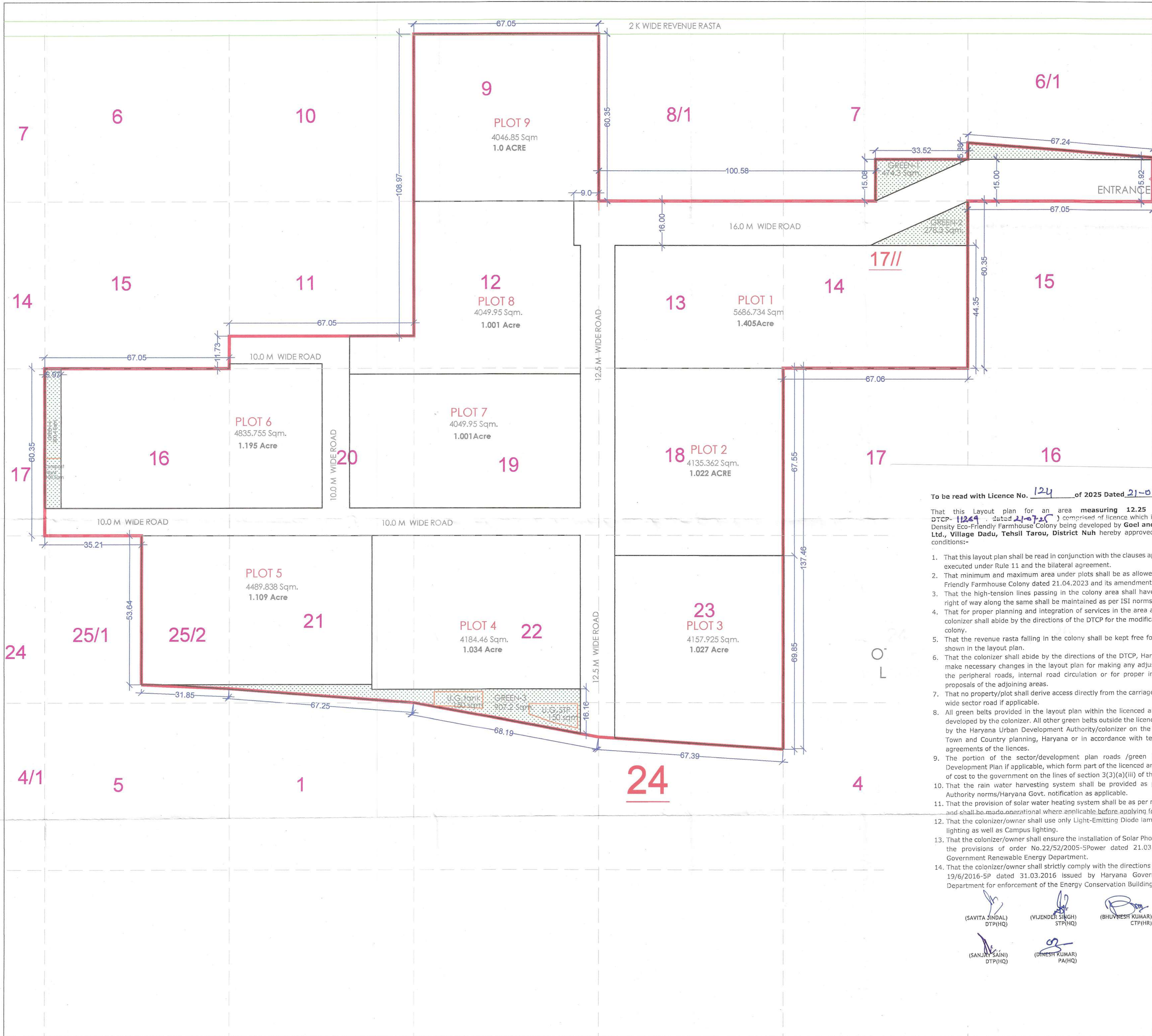




To be read with Licence No. 124 of 2025 Dated 21-07-2025 LC-5359

That this Layout plan for an area measuring 12.25 acres (Drawing No. 11269 dated 21-07-25) comprised of licence which is issued in respect of Low Density Eco-Friendly Farmhouse Colony being developed by Goel and Sons Golden Park Pvt. Ltd., Village Dadu, Tehsil Tarou, District Nuh hereby approved subject to the following conditions:-

- That this layout plan shall be read in conjunction with the clauses appearing on the agreement executed under Rule 11 and the bilateral agreement.
- That minimum and maximum area under plots shall be as allowed under 'Low Density Eco-Friendly Farmhouse Colony' dated 21.04.2023 and its amendment from time to time.
- That the high-tension lines passing in the colony area shall have to be suitably aligned or right of way along the same shall be maintained as per ISI norms.
- That for proper planning and integration of services in the area adjacent to the colony, the colonizer shall abide by the directions of the DTCP for the modification of layout plans of the colony.
- That the revenue rasta falling in the colony shall be kept free for circulation/movement as shown in the layout plan.
- That the colonizer shall abide by the directions of the DTCP, Haryana and accordingly shall make necessary changes in the layout plan for making any adjustment in the alignment of the peripheral roads, internal road circulation or for proper integration of the planning proposals of the adjoining areas.
- That no property/plot shall derive access directly from the carriage way of 30 metres or more wide sector road if applicable.
- All green belts provided in the layout plan within the licenced areas of the colony shall be developed by the colonizer. All other green belts outside the licenced area shall be developed by the Haryana Urban Development Authority/colonizer on the directions of the Director, Town and Country planning, Haryana or in accordance with terms and conditions of the agreements of the licences.
- The portion of the sector/development plan roads /green belts as provided in the Development Plan if applicable, which form part of the licenced area shall be transferred free of cost to the government on the lines of section 3(3)(a)(iii) of the Act No.8 of 1975.
- That the rain water harvesting system shall be provided as per Central Ground Water Authority norms/Haryana Govt. notification as applicable.
- That the provision of solar water heating system shall be as per norms specified by HAREDA and shall be made operational where applicable before applying for an occupation certificate.
- That the colonizer/owner shall use only Light-Emitting Diode lamps (LED) fitting for internal lighting as well as Campus lighting.
- That the colonizer/owner shall ensure the installation of Solar Photovoltaic Power Plant as per the provisions of order No.22/52/2005-SPower dated 21.03.2016 issued by Haryana Government Renewable Energy Department.
- That the colonizer/owner shall strictly comply with the directions issued vide Notification No. 19/6/2016-5P dated 31.03.2016 issued by Haryana Government Renewable Energy Department for enforcement of the Energy Conservation Building Codes.

(SAVITA JINDAL) DTP(HQ) (VIJENDER SINGH) STP(HQ) (BHUVNESH KUMAR) CTP(HR) (AMIT KHATRI, IAS) DTCP(HR)
(SANJAY SAINI) DTP(HQ) (DINESH KUMAR) PA(HQ)

AREA DETAIL				
TOTAL APPLIED AREA	12.25 Acres			
NO. OF PLOTS	9.0			
	Permissible		Proposed	
SALEABLE AREA	9.80 Acres	80% (max)	9.794 Acres	79.95 %
DENSITY	18 (Persons per plot) X 9 (No. of plots) =162 Persons			
	162/12.25 =13.224 PPA Against 25 PPA permissible			

DETAIL OF PLOTS:			
Plot No.	Area in Sqm.	Area in Acres.	Area in Sq. yds
1	5686.734	1.405	6801.33
2	4135.362	1.022	4945.89
3	4157.925	1.027	4972.88
4	4184.460	1.034	5004.61
5	4489.838	1.109	5369.85
6	4835.755	1.195	5783.56
7	4049.95	1.001	4843.74
8	4049.95	1.001	4843.74
9	4046.85	1.000	4840.03
	39658.470	9.794	47405.64

AUTHORISED SIGNATORY: For Goel & Son's Golden Park Pvt. Ltd. *Kamesh* Authorised Signatory
ARCHITECT: *Harish Kumar* B.Arch., MCA CA-2004/33677

LAYOUT PLAN OF LOW DENSITY ECO FRIENDLY COLONY(LDEF), 2023 ON LAND MEASURING 12.25 ACRES AT VILLAGE DADU, TEHSIL TAURU, DISTRICT NUH, HARYANA BEING DEVELOPED BY M/S GOEL AND SON'S GOLDEN PARK PVT. LTD.

LAYOUT PLAN

