DIRECTORATE OF TOWN & COUNTRY PLANNING, HARYANA
SCO 71-75, Sector 17C, Chandigarh
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To

Countrywide Promotors Pvt. Ltd.
M-11, Middle Circle, Cannaught Circus
New Delhi-01

Memo No. ZP-329-PA(B)/2014/ 854 Dated: 10/1/14.

Subject: **Approval of service plan/estimates for Internal Development Works in respect of Residential Plotted Colony over an area measuring 479.74 acres (License No. 157-193 of 2005, 316-346 of 2005, 413-442 of 2006 & 259 of 2007) in Sector 82 to 89, Faridabad.**

Kindly refer your application on the subject cited above.

The service plan/estimates of residential plotted colony for an area measuring 479.74 acres (License No. 157-193 of 2005, 316-346 of 2005, 413-442 of 2006 & 259 of 2007) in Sector 82 to 89, Faridabad have been checked and corrected wherever necessary by the Chief Administrator, HUDA & are hereby approved subject to the following terms and conditions:-

1. That you will have to pay the proportionate cost of External Development Charges for setting up of Residential Plotted Colony for the services like water supply, sewerage, storm water drainage, roads, bridges, community buildings, street lighting, horticulture and maintenance thereof etc. on gross acreage basis as determined/demanded. These charges will be modifiable and modified charges will be binding upon you.
2. That you are liable to maintain the estate developed by you as per HUDA norms for 10 years or till the area is handed over to MC/local authority, whichever is later.
3. The category wise area shown on the plans and proposed density of population thereof has been treated to be correct for the purpose of services only.
4. It is made clear that appropriate provision for fire fighting arrangement as required in the NBC/ISI should also be provided by you and fire safety certificate should also be obtained from the competent authority before undertaking any construction. You shall be sole responsible for fire safety arrangement.
5. All technical notes and comments incorporated in the estimates in two sheets will also apply. A copy of these is also appended as Annexure-A.
6. The wiring system of street lighting will be under ground and the specifications of the street lighting fixture etc will be as per relevant standard of HVPNL.
7. You will have to ensure that the sewer/storm water drainage to be laid by you will be connected with the proposed existing master services by gravity. If it is not possible to connect the services by gravity, it will be your sole responsibility to make the pumping arrangement and maintenance thereof for all the time to come.
8. That you shall not make any connection with the master services i.e. water supply, sewerage, storm water drainage, without prior approval of the competent authority in writing.
9. You shall be sole responsible for disposal of sewage of your colony as per requirement of HSPCB/Environment Deptt. till such time the external services are made available as per the proposal of the town. All the link connections with the external services shall be made by you at your own cost after seeking approval from competent authority.
10. The estimate does not include the provision of electrification of the colony. However, it is clear that the supervision charges and O&M charges shall be paid by you directly to the HVPNL.
11. That the tertiary water shall be used for green parks as per proposal made in the recycled water plan.
12. You shall be fully responsible to meet the demand, to dispose of effluent and drain water till these external services are provided by HUDA or any other development agency. It is also made clear that there will be no pollution due to disposal of sewerage of your colony. The disposal of effluent should be in accordance to the standard norms, fixed by the Haryana State Pollution Control Board/Environment Department.
13. The correctness of the levels of the colony will be sole responsibility of the owner for integrating the internal sewer/ storm water drainage of the colony by gravity with the master services.

14. You shall be sole responsible for the construction of various structures such as RCC under ground tank etc according to the standard specification good quality and its workmanship. The structural stability responsibility will entirely rest upon you.
15. In case it is decided by Govt. that HUDA/Govt. will construct 24 m wide road and will extend master services on 24 m wide internal circulation road, then additional amounts at rates as decided by the authority/Govt. will be recoverable over and above EDC.
16. That the detailed technical proposal/scheme shall be got approved from this office before execution of work at site.
17. In case some additional structures are required to be constructed and decided by HUDA/development agency at a later stage, the same will be binding upon you. Flow of control valves will be installed preferably of automatic type on water supply connection with main water supply line, laid by developing agency or HUDA.
18. The firm will provide solar water hearing system as per the guidelines issued by Haryana Govt./Ministry of Environment/Govt. of India.
19. It is made clear that roof top rain harvesting system shall be provided by you as per Central Ground Water Authority norms/Haryana Govt. Notification and the same shall be kept operational/maintained all the time. The arrangement for segregation of first rain water not to be entered into the system shall also be made by you.
20. That you shall transfer the land under master plan road as well as service road to Govt./HUDA for construction of road/service road free of cost and proportionate cost for construction of service road shall also be paid by you.
21. This estimate does not include the common services like water supply, storage tank on the top of the building block, the plumbing works etc. will part of the building works.
22. That you shall be solely responsible to lay the services upto the external services laid/to be laid by HUDA or any developing agency on Sector dividing road at respective locations/points.

A copy of the approved service plan/estimates is enclosed herewith. You are requested to supply three additional copies of the approved service plan/estimates to the Chief Administrator, HUDA, Panchkula under intimation to this office.

DA/ as above

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

Endst. No. ZP-329-PA(B)-2014/ Dated :

A copy is forwarded to the Chief Administrator, HUDA, Panchkula with reference to his office Memo No. 6699 dated 28.04.2008 for information and necessary action.

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