Directorate of Town & Country Planning, Haryana

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Regd.

To

DLF Limited.,
DLF Centre, Sansad Marg,
New Delhi-110001.

Memo No. ZP-1188-Asstt (RK)-2020/ 18132 Dated: 14-10-2020

Subject: **Allocating of enhanced FAR under Transit Orient Development policy dated 09.02.2016 for Commercial site over an area measuring 2.65 acres {300 FAR for 1.73 acres (intense zone) and 250 FAR for 0.92 acre (transition zone)} falling in Residential-Cum-Group Housing Colony Namely DLF 5 (formerly known as DLF City Phase-V) in Sector 42, 43, 53 & 54, Gurugram being developed by DLF Ltd.**

Please refer this office memo no.14064 dated 13.08.2020 & application dated 31.08.2020 on the matter as subject cited above.

Permission to avail benefit under Transit Orient Development policy dated 09.02.2016 for Commercial site over an area measuring 2.65 acres {300 FAR for 1.73 acres (intense zone) and 250 FAR for 0.92 acre (transition zone)} falling in Residential-Cum-Group Housing Colony Namely DLF 5 (formerly known as DLF City Phase-V) in Sector 42, 43, 53 & 54, Gurugram is hereby granted after receipt of requisite fee & charges.

The permission is granted is subject to the following conditions:-

a) That you shall pay the entire amount of EDC as calculated above in lump sum within 30 days from issuance of final permission or pay the same as per existing procedure in 10 equal half yearly instalments with interest @ 12% per annum and 3% per annum additional on delayed period.

b) That you shall deposit an amount of ₹ 1,42,25,205/- (Rupees One Crore Forty Two Lac Twenty Five Thousand Two Hundred five only) on account of Infrastructure Development Charges in two installments, first within 60 days from issuance of license / permission and second within six months. Any default in this regard will attract interest @18% per annum for the delayed period.

c) That you shall get approve the building plans as per the policy parameters after payment of requisite fee & charges.

d) That you will pay the labour cess as per policy instructions issued by Haryana Government vide Memo No. Misc. 2057-S/25/20082TCP dated 25.02.2010.

e) That consent of all stake holders shall be obtained in accordance with the clause 10(3) of policy dated 09.02.2016 and procedure prescribed in the

Departmental Policy issued by the Department vide memo dated 28.01.2013, before approval of building plans.

f) That you shall be sole responsible, in case, of any third party dispute arises in the said colony and any loss occurring on account of loss of FAR eventually.

g) The maximum permissible FAR shall be 300% on the area of 1.73 acres (intense zone) and 250% FAR on the balance area of 0.92 acres (transition zone) as per TOD policy dated 09.02.2016. Not less than 50% of 150% FAR for 2.65 acres should be used for neighborhood shopping i.e.8043.114 sqm.

h) That you shall demolish the 2 nos. of temporary structures measuring 168.10 sqm raised at site before approval of building plans.

i) That you shall abide by the terms and conditions of the policy dated 09.02.2016 and subsequent amendments made therein from time to time.

j) The zoning plan of subject cited permission is enclosed herewith bearing drawing no. 7568 dated 12-10-2020.

DA/As above.

(K. Makrand Pandurang, I.A.S)
Director,
Town & Country Planning,
Haryana, Chandigarh

Endst. No ZP-1188-Asstt (RK)-2020/ Dated:

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

1. Senior Town Planner, Gurugram.
2. District Town Planner, Gurugram.
3. Chief Account Officer O/o Director, Town & Country Planning, Haryana, Chandigarh.
4. Project Manager, IT Cell of this Directorate.

(Mohan Singh)
District Town Planner (HQ)
For Director, Town & Country Planning
Haryana, Chandigarh