

18. P. 11

BR-III
(See Rule 44)

DIRECTORATE OF TOWN & COUNTRY PLANNING, HARYANA
SECTOR-18, CHANDIGARH.
Tele-Fax: 0172-2548475; Tel.: 0172-2549851, E-mail: tcphry@gmail.com
Website www.tcpharyana.gov.in

Memo No. ZP-406/JD(BS)/2011/ 6520 Date:- 18-5-11

To
M/s Jubliant Software Services Pvt. Ltd.,
R-752, Kundewalan Street Ajmeri Gate,
New Delhi-6.

Subject:- Approval of building plans of the Group Housing Colony measuring 15.575 acres (licence no. 71 of 2008 dated 25.03.2008) in Sector-91, Gurgaon Manesar Urban Complex being developed by M/s Jubliant Software Services Pvt. Ltd.

Reference your application dated 06.10.2011 for permission to erect the buildings in Group Housing Scheme measuring 15.575 acres in Sector-91, Gurgaon Manesar Urban Complex, in accordance with the plans submitted with it.

Permission is hereby granted for the aforesaid construction subject to the provisions of the Punjab Scheduled Roads & Controlled Areas Restriction of Unregulated Development Act, 1963, its rules and the zoning plan framed thereunder alongwith special reference to following conditions:-

1. The plans are valid for a period of 2 years of the buildings less than 15.00 meters in height and 5 years for the multistoried buildings from the date of issuance of sanction, subject to validity of licenses granted for this scheme.
2. The structural responsibility of the construction shall be entirely of the owner/supervising architect/ Engineer of the scheme.

Further that:-

- a) All material to be used for erection of building shall conform to I.S.I. and N.B.C. standards.
- b) No walls/ceiling shall be constructed of easily inflammable material and staircases shall be built of the fire resisting material as per standard specification.
- c) The roof slab of the basement external to the buildings if any shall be designed/ constructed to take the load of fire tender up to 45 tones.

3. FIRE SAFETY:

The colonizer firm and the Supervising Architect of the project shall be entirely responsible for making provisions of fire safety and fire fighting measures and shall abide by all fire safety bye laws.

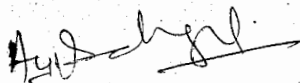
Further, the colonizer firm shall also prepare and submit the plans in triplicate to Commissioner, Municipal Corporation, Gurgaon, clearly marked and indicating the

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Authorised Signatory

Apartment Ownership Act and such community centre shall be for the exclusive use of residents of this group housing colony only.

- (vi) That the colonizer shall obtain the clearance/NOC as per the provisions of the Notification No. S.O. 1533 (E) Dated 14.09.2006 issued by Ministry of Environment and Forest, Government of India before starting the construction/execution of development works at site.
- (vii) That the rain water harvesting system shall be provided as per Central Ground Water Authority norms/Haryana Govt. notification as applicable.
- (viii) That the provision of solar water heating system shall be as per norms specified by HAREDA and shall be made operational in the each building block before applying for an occupation certificate.
- (ix) That the colonizer/owner shall use only Compact Fluorescent Lamps fitting for internal lighting as well as Campus lighting.
- (x) That you shall submit the soft copy of the approved building plans of this scheme within one week to this office from the issuance of this letter.
- (xi) That you shall deposit the labour cess in future, time to time as per construction of work done at site.
- (xii) That if any, site for Electric Sub Station is required the same will be provided by you in the group housing colony.
- (xiii) Recycled water is proposed to be utilized for flushing purpose. The firm has made provision of separate flushing line, storage tank, metering system, pumping system and plumbing. It may be clarified to developer that no tap or outlet of any kind will be provided from the flushing lines/plumbing lines for recycled water except for connection to the cistern of flushing tanks and any scouring arrangement. Even ablution taps should be avoided.
- (xiv) No cross connection between recycled water system and potable water system shall be made.
- (xv) All plumbing pipes fittings, valves will be of red colour or painted red. In case of embedded pipes. Marker taps of Red Colour at suitable intervals shall be fixed. The underground and over head tanks should have. Recycle water not fit for drinking and other warning signs embossed/marked on them.
- (xvi) Recycled water pipes and potable water pipes will be fixed in separate chases and a minimum horizontal distance of 6" (150mm) will be mentioned between them. In case of cross suitably coloured/taped sleeve shall be used.
- (xvii) The colonizer/firm will provide appropriate pipes (both up and down) for solar water heating system.



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- (xviii) That the colonizer/owner shall convey the ultimate power load requirement of the project to the concerned power utility to enable the provision of site for transformers / switching stations / electric sub-station as per the norms prescribed by the power utility in the project site within 2 months from the issuance of sanction of building plans.
- (xix) That no separate zoning plan is approved for community sites earmarked within a Group Housing Colony. The community buildings shall be constructed within a period of three years. The time period of three years for construction of community sites shall start from the issuance of this sanction letter. In case of failure to construct within such three year period, the Government may take over the community site in accordance with the provisions of Section 3(3)(a)(iv) of the Act No. 8 of 1975.
- (xx) That the owner shall construct the EWS flats within 2 years and give the advertisement in the newspapers for inviting the application for EWS flats in their Group Housing Colony within 12 months from the issuance of this sanction letter.

This sanction will be void abinitio, if any of the conditions mentioned above are not complied with.

DA/One set of Building Plans



(Vijay Kumar)
District Town Planner (HQ),
Member Secretary,

For: Chief Town Planner, Haryana-cum- Chairman,
Building Plan Approval Committee.

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Endst. No:- ZP-406/JD(BS)/2011/

Date:-

A copy is forwarded to the following for information:-

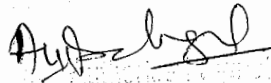
1. Chairman, Pollution Control Board, Haryana, Sector-6, Panchkula.
2. Commissioner, Municipal Corporation, Gurgaon.
3. Senior Town Planner, Gurgaon alongwith one set of building plans.
4. Superintending Engineer (HQ) HUDA.
5. Distt. Town Planner, Gurgaon.
6. Distt. Town Planner (Enf.), Gurgaon.

Encl: as above

(Vijay Kumar)

District Town Planner (HQ),
Member Secretary,

For: Chief Town Planner, Haryana-cum- Chairman,
Building Plan Approval Committee.



DIRECTORATE OF TOWN & COUNTRY PLANNING, HARYANA

SCO No. 71-75, 2nd Floor, Sector -17 C, Chandigarh
Phone: 0172-2549349, Email: tcpharyana4@gmail.com, www.tcpharyana.gov.in

Memo No: LC-1101-2017/ 4880

Dated: 15-03-2017

To

✓
Jubilant Software Services Pvt. Ltd.
H-65, Connaught Circus
New Delhi-110001

Subject: Renewal of licence no. 71 of 2008 dated 25.03.2008 for development of Group Housing Colony over an area measuring 15.575 acres in Sector-94, Gurugram.

Please refer your letter dated 20.01.2016 on the matter cited as subject above.

1. Licence No. 71 of 2008 dated 25.03.2008 granted to you vide office letter Endst. No.5DP-V-2010/LC-1101/10588 dated 25.08.2010 for development of Group Housing Colony over an area measuring 15.575 acres in Sector-94, Gurugram is hereby renewed upto **24.03.2018** on the terms and conditions laid down therein.
2. It is further clarified that this renewal will not tantamount to certification on your satisfactory performance entitling you for renewal of licence for further period and you will get the licenses renewed upto the period till the final completion of the colony is granted.
3. That you shall allot the EWS component within current validity period of licence.
4. The construction of community buildings will be completed as per the provisions of Section-3(3)(a)(iv) of Act no. 8 of The Haryana Development and Regulation of Urban Areas Act, 1975.
5. That you shall transfer portion of service road forming part of licensed area to the Govt. free of cost within current validity period of licence.


(T.L. Satyaprakash),
Director

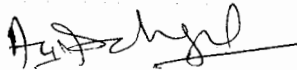
Town and Country Planning,
Haryana, Chandigarh.

Dated :

Endst. No. LC-1101-2017/

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

- i. Chief Administrator, HUDA, Panchkula.
- ii. Chief Engineer, HUDA, Panchkula.
- iii. Senior Town Planner, Gurugram.
- iv. District Town Planner, Gurugram.
- v. Chief Account Officer O/o DTCP, Chandigarh.
- vi. Website Admin with a request to update the status on website.



(S.K. Sehrawat)

District Town Planner (HQ)
O/o Director Town & Country Planning
Haryana, Chandigarh.

1. Details of land owned by M/s. Jubilant Software Service Pvt Ltd village Mewaka, District Gurgaon.

Village	Rect. No.	Killa No.	Area K-M	
Mewaka	18	2/2	6-4	
		9/3	0-16	
		10	7-12	
	14	22/2	0-6 ✓	
		24	7-11 ✓	
	18	2/3	1-0	
		3	8-0	
		4	8-0	
		5	8-0	
		6/1/1	5-2	
		8/1	5-2	
		9/1	3-16	
		7/1	5-2	
		14	20/2	3-11 ✓
			21/1	3-16 ✓
	22/1		0-17 ✓	
	18	1	7-12 ✓	
	17	1/2/1	4-7 -	
		1/2/3	0-10 ✓	
		10/1/1	0-16 ✓	
		10/1/3	0-10 ✓	
	14	21/2	3-8 ✓	
	18	2/1	0-16 ✓	
14	16	8-0 -		
	25	7-11 ✓		
15	20	7-12		
	21	7-4		
17	1/1/1	1-11 ✓		
Total:			124-12 Or 15.575 Acres	



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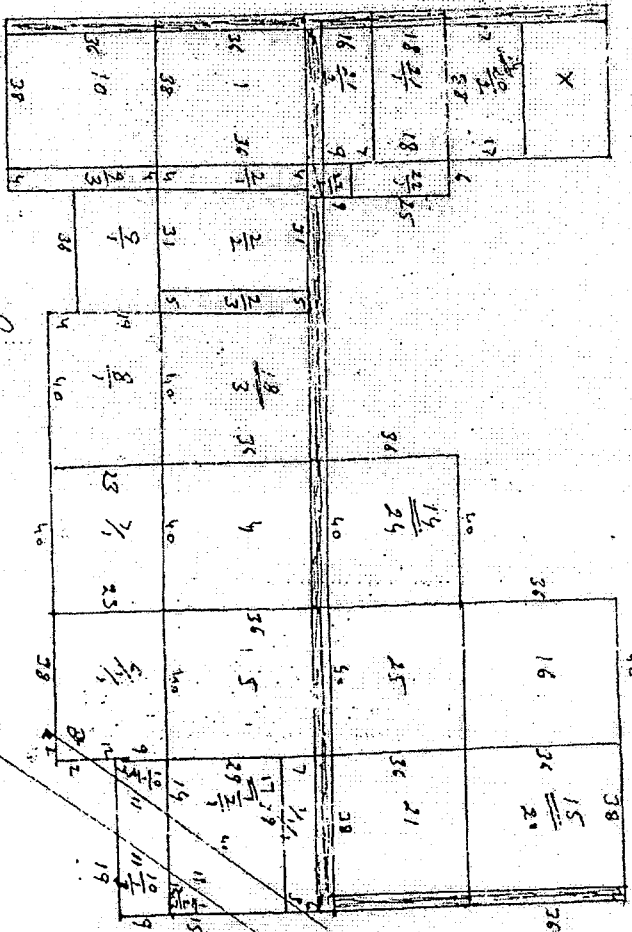
Director

Town and Country Planning

20 SEP 2012

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PARVEEN KUMAR ANGRISH
ADVOCATE & NOTARY
DISTT. GURGAON (Haryana) India



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श्री मान शर्मा,
प्लॉट नं. 1421 मेट्रोपॉलिटन एरिया अथॉरिटी,
गुरुगढ़, हरियाणा।
दिनांक: 20/09/2012

प्लॉट नं. 1421 मेट्रोपॉलिटन एरिया अथॉरिटी, गुरुगढ़, हरियाणा।
प्लॉट का क्षेत्रफल: 40 x 33

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