

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

Licence No. 131 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 Ojos 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 

Endst No. DS-2008/ 5139

Dated:- 1-7-08

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

1. M/S Ojos 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...131.....OF 2008
 Detail of land owned by M/s Ojos Developers Pvt. Ltd. village
 Badshapur District Gurgaon.

Village	Rect. No.	Killa No.	Area
Badshapur	89		K-M
		3/2	3 - 8
		4	8 - 0
		7	<u>8 - 0</u>
Total			19 - 8 or 2.425 Acres

[Signature]
 Director
 Town & Country Planning,
 Haryana, Chandigarh.
[Signature]

Regd.

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-1846/2016/

18475

Dated:

31/8/2016

To

Ojos Developers Pvt. Ltd
Upper Ground Floor, Amandeep Building
14, KG Marg, New Delhi-110001

Subject: Renewal of licence no. 131 of 2008 dated 28.06.2008 granted for Commercial Colony over an area measuring 2.425 acre in Sector-70, Gurgaon.

Please refer your letter dated 19.05.2016 on the matter cited as subject above.

1. Licence No. 131 of 2012 dated 28.06.2008 granted vide Endst. No. DS-2008/5139-51 dated 01.07.2008 granted for Commercial Colony over an area measuring 2.425 acre in Sector-70, Gurgaon is hereby renewed upto **27.06.2018** on the terms and conditions laid down therein.
2. That you shall submit the revalidated bank guarantee of EDC and IDW at least one month before of their expiry.
3. That you shall submit the compliance of Rule 24, 26(2), 27 and 28 of the Rules of 1976 within stipulated time period.
4. 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.
5. Original licence is returned herewith.



**(Arun Kumar Gupta, IAS),
Director General,
Town and Country Planning,
Haryana, Chandigarh.**

Dated :

Endst. No. LC-1846/2016/

- 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, Gurgaon.
 - iv. District Town Planner, Gurgaon.
 - v. Account Officer O/o DGTCP, Chandigarh.
 - vi. Website Admin with a request to update the status on website.

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


ORDER

1. Whereas, Licence No. 131 of 2012 dated 28.06.2008 granted vide Endst. No. DS-2008/5139-51 dated 01.07.2008 granted for Commercial Colony over an area measuring 2.425 acre in Sector-70, Gurgaon under the provisions of the Haryana Development and Regulation of Urban Areas Act, 1975. As per terms & conditions of the licence and of the agreement executed on LC-IV, the licensee is required to comply with the provisions of the Haryana Development and Regulation of Urban Areas Act, 1975 and its Rules, 1976 thereof.

2. Accounts Division of the Directorate has conducted an audit and it has been noticed that the licensee had not submitted the compliance of Rule-24, 26(2), 27, 28 of Rules, 1976 upto 2015-2016 within stipulated time period. The licensee vide letter dated 01.07.2016 submitted a request to compound the offence for delay in compliance with the provisions of Rule-24, 26(2), 27, 28 of Rules, 1976.

3. The Government has prescribed the composition rates for compounding the offence of delay in compliance of Rule-24, 26(2), 27 & 28. As per these composition rates, the composition fee worked out to be Rs. 12,000/-. Licensee has deposited the same which is in order.

4. In view of above, in exercise of power conferred under Section 13(1) of the Haryana Development and Regulation of Urban Areas Act, 1975, I hereby order to compound the offence of delay in complying with the provisions of Rule-24, 26(2), 27 & 28 of the Haryana Development and Regulation of Urban Areas Rules, 1976.


(Arun Kumar Gupta, IAS),
Director General,
Town and Country Planning,
Haryana, Chandigarh.


Endst. No. LC-1846/2016/

18482- 18483

Dated: 31/8/06

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

1. Accounts Officer O/o Director General, Town and Country Planning, Haryana, Chandigarh.
2. Ojos Developers Pvt. Ltd, Upper Ground Floor, Amandeep Building, 14, KG Marg, New Delhi-110001.


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