

Directorate of Town & Country Planning, Haryana

SCO-71-75, 2nd Floor, Sector 17 C, Chandigarh

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To

✓ Pegen Builders & Developers Pvt. Ltd.,
Abheek Real Estate Pvt. Ltd.,
Vibhor Home Developers Pvt. Ltd.,
Neelima Real Estates Developers Pvt. Ltd.
C/o Pyramid Infratech Pvt. Ltd.
H-38, Ground Floor, M2K White House, Sector 57,
Gurgaon.

Memo No. LC-3150-JE (VA)-2015/204/14 Dated: 19/10/15

Subject:- **Permission for transfer of license land from land owning associate companies to the name of another associate company of Pyramid Infratech Pvt. Ltd. i.e. in the name of Vibhor Home Developers Pvt. Ltd. w.r.t license no. 116 of 2014 dated 20.08.2014 granted to develop an Affordable Group Housing Colony in the revenue estate of village Palra, Sector 70A, Gurgaon-Manesar Urban Complex.**

This has reference to your application dated 19.02.2015, 22.05.2015, 01.07.2015 & 03.09.2015.

2. Your request for transfer of subject cited license has been considered and it has been decided to grant you in-principle approval for transfer of subject cited license in term of Rule 17 of Rules, 1976 subject to fulfillment of following terms & conditions within 90 days from issuance of this letter:

1. Transfer licensed land in favour of Vibhor Home Developers Pvt. Ltd. and submit revenue documents showing the ownership of land in favour of Vibhor Home Developers Pvt. Ltd.
2. Original License No. 116 of 2014 dated 20.08.2014.
3. Clear the outstanding dues on account of External Development Charges/ Infrastructure Development Charges.

(S.K. SEHRAWAT)

District Town Planner (HQ)

For Director General, Town & Country Planning
Haryana Chandigarh


Endst. No. LC-3150-JE (VA)-2015/

Dated:

A copy is forwarded to Vibhor Home Developers Pvt. Ltd., 15, Shivaji Marg, New Delhi, 110015 with request to deposit the outstanding amount of EDC/IDC and to submit/furnish the following documents within 90 days of the issuance of this letter:

- i) The revenue documents of the licensed land in the name of the company and submit/furnish the Agreement LC-IV and revised Bilateral Agreement.
- ii) An undertaking to abide by the provisions of Act/Rules and all the directions that may be given by the DGTCP in connection with the above said licenses.
- iii) An undertaking that you shall settle all the pending/outstanding issues, if any in respect of all the prospective allottees.
- iv) An undertaking that you shall execute all the documents as may be required in connection with the transfer of license.

- v) An undertaking that you will submit revalidated bank guarantees on account of EDC/IDC at least until, the validity of this license.
- vi) An undertaking that all the liabilities of the transferors/owners will be owned by transferee company.
- vii) That you shall be pay all outstanding dues on account of EDC and interest thereon as on date.
- viii) To submit a registered collaboration agreement between Pyramid Infratech Pvt. Ltd. & Vibhor Home Developers Pvt. Ltd. In the agreement it was clearly mentioned that:
 - (i) The developer company, i.e., Pyramid Infratech Pvt. Ltd. shall be responsible for compliance of all terms & conditions of license /provisions of Act of 1975 & Rules 1976 till the grant of final completion certificate to the colony or relieved of the responsibility by the DGTCP, Haryana whichever is earlier.
 - (ii) The agreement shall be irrevocable and no modification/ alteration etc in the terms & conditions of such agreement can be undertaken, except after obtaining prior approval of the DGTCP, Haryana.


(S.K. SEHRAWAT)
District Town Planner (HQ)
For Director General, Town & Country Planning
Haryana Chandigarh