

Directorate of Town & Country Planning, Haryana

SCO-71-75, 2nd Floor, Sector-17-C, Chandigarh, Phone: 0172-2549349

Web site tcpharyana.gov.in - e-mail: tcphry@gmail.com

Regd.

To

S/Sh. Arjun Dev, Mohan Lal and others,
C/o Emaar MGF Land Pvt. Ltd.,
ECE House, 1st Floor, 28 KG Marg,
New Delhi-110001.

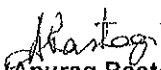
Memo. No. LC-1078-JE (S)-2014/ 11909 Dated: 5/6/14

Subject: - Renewal of license no 93 of 2008 dated 12.05.2008 granted for setting up of Group Housing Colony over an additional area measuring 6.1937 acres in the revenue estate of village Badshahpur, Sector 66 of GMUC, Distt. Gurgaon – Sh. Arjun Dev and others.

Please refer to your application dated 15.04.2014 on the subject cited above.

License No. 93 of 2008 dated 12.05.2008 granted for setting up of a Group Housing Colony over an area measuring 6.1937 acres in the revenue estate of village Badshahpur, Distt. Gurgaon, Sector 66 of Gurgaon-Manesar Urban Complex is hereby renewed for a further period of 2 years i.e. up to 11.05.2016 on the terms & conditions laid down therein.

2. This renewal permission will not tantamount to certification of your satisfactory performance entitling you for renewal of licence for further period.
3. That you shall pay composition charges as per policy dated 16.08.2013 for delay in allotment of EWS flats, as and when demanded by Department.
4. That you shall complete the construction of community sites within four years after amendment in Act 41 of 1963 i.e. after 03.04.2012.
5. You will get the licence renewed till the final completion of the colony is granted.
 - The original license is returned herewith.


(Anurag Rastogi)
Director General, Town & Country Planning,
Haryana, Chandigarh. ✓

Endst. No. LC-1078-JE (S)-2014/

Dated

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

1. Chief Administrator, HUDA, Sector 6, Panchkula
2. Chief Engineer, HUDA, Sector 6, Panchkula
3. Senior Town Planner, Gurgaon.
4. Sh. P.P. Singh DTP (HQ) with a request to update the status on website.
5. District Town Planner, Gurgaon.
6. Chief Accounts Officer of this Directorate.

/

(R.S. Batth)
Assistant Town Planner (HQ)
For Director General, Town and Country Planning
Haryana, Chandigarh.

Directorate of Town & Country Planning, Haryana

SCO No. 71-75, 2nd Floor, Sector-17 C, Chandigarh, web site: www.tcpharyana.gov.in

Phone: 0172-2549349; email: tcphry@gmail.com

Regd.

To

S/Sh. Arjan Dev, Mohal Lal & others,
C/o Emaar MGF Land Pvt. Ltd.,
ECE House, 1st Floor, 28 KG Marg,
New Delhi-11001.

Memo No. LC-1078-JE(MS)-2016/ 21291

Dated:- 5/10/2016

Subject: Renewal of license No 93 of 2008 dated 12.05.2008 granted for setting of Addl. Group Housing Colony over an area measuring 6.1937 acres at village Badshahpur, Sector-66 of GMUC -Emaar MGF Land Ltd.

Reference: Your application dated 17.06.2016 on the subject mentioned above.

Licence no. 93 of 2008 dated 12.05.2008 granted to S/Sh. Arjan Dev, Mohal Lal & others in collaboration with Emaar MGF Land Pvt. Ltd. for setting up of Addl. Group Housing Colony over area 6.1937 acres in Sector-66 of GMUC, Distt. Gurgaon is hereby renewed up to **11.05.2018** on the terms and conditions laid down therein:-

1. This renewal will not tantamount to certification of your satisfactory performance entitling you for further renewal of licence.
 2. You shall transfer the portion of Sector/master plan road which shall form part of licenced area shall transferred free of cost to the Government in accordance with the provisions of Section 3(3)(a)(iii) of the Haryana Development and Urban Area's Act, 1975 within 6 months from the date of renewal and submit report of the same in this office.
 3. That you shall get the renewal of the licence till the final completion of the colony is granted.
- * Original licence No. 93 of 2008 dated 12.05.2008 is also returned herewith.


(Arun Kumar Gupta, IAS)
Director General,

Town & Country Planning Department,
Haryana, Chandigarh. *ms*

Endst no: LC-1078-JE(MS)-2016/

Dated:

A copy is forwarded to following for information and further necessary action.

1. Chief Administrator, HUDA, Panchkula.
2. Chief Engineer, HUDA, Panchkula.
3. Chief Account's officer O/o DG, TCP.
4. Senior Town Planner, Gurgaon.
5. Project Manager (IT Cell) O/o DG, TCP with request to update the status on website.
6. District Town Planner (P) Gurgaon.

(Hitesh Sharma)
District Town Planner (HQ),
O/o Director General, Town and Country Planning,
Haryana, Chandigarh

Directorate of Town & Country Planning, Haryana

SCO No. 71-75, 2nd Floor, Sector-17 C, Chandigarh, web site: www.tcpharyana.gov.in

Phone: 0172-2549349; email: tcphry@gmail.com

ORDER

1. Whereas, Licence No. 93 of 2008 dated 12.05.2008 has been granted to S/Sh. Arjan Dev, Mohal Lal & others in collaboration with Emaar MGF Land Pvt. Ltd., ECE House, 28 Kasturba Gandhi Marg, New Delhi-1 for setting up of Additional Group Housing Colony over an area measuring 6.1937 acres in the Sector-66 of GMUC, Distt. 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 complied with the provisions of Rule- 28 of the Haryana Development and Regulation of Urban Areas Rules, 1976 upto 31.03.2016. The licensee vide letter dated 04.07.2016 submitted a request to compound the offence of earlier not complying with the provisions of Rule-28 of the Haryana Development and Regulation of Urban Areas Rules, 1976.

3. The Government vide Memo No. PH-68/2012/5138/2012-2TCP has prescribed the composition rates for compounding the offence of non compliance of Rule-24, 26(2), 27 & 28. As per these composition rates, the composition fee worked out to be Rs 8,000/-. The licensee vide DD No. 192588 dated 02.08.2016 has deposited the composition fee of Rs 8,000/-.

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 earlier not complying with the provisions of Rule- 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-1078/2016/ 21299

Dated: 5/10/2016

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

1. Chief Accounts Officer O/o Director General, Town and Country Planning, Haryana, Chandigarh.
2. S/Sh. Arjan Dev, Mohal Lal & others C/o Emaar MGF Land Ltd., ECE House, 28 Kasturba Gandhi Marg, New Delhi -1.

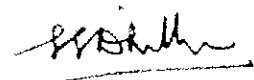
(Hitesh Sharma)
District Town Planner (HQ)
O/o Director General, Town & Country Planning,
Haryana, Chandigarh.

FORM LC-V
(See Rule 12)
HARYANA GOVERNMENT
TOWN AND COUNTRY PLANNING DEPARTMENT

Licence No. 93 of 2008

1. This licence has been granted under the Haryana Development & Regulation of Urban Areas Act, 1975 & the Rules made thereunder to Arjan Dev, Mohan Lal, Bishan Das all ss/o Kishan Chand, Dilip Singh s/o Kanhaiya, Anand, Dayanand, Ramanand all ss/o Parmanand, Kirshan s/o Sita Ram, Savita w/o Sita Ram, C/o Emaar MGF land Pvt. Ltd, MGF House, 17-B, Asaf Ali Road, New Delhi-110002, for setting up of a group Housing Colony at village Badshapur, 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 & Country Planning, Haryana.
3. The licence is granted subject to the following conditions :-
 - a) That the Group Housing Colony is laid out to conform to the approved layout plan and development works are executed according to the designs and specifications shown in the approved plan.
 - b) That the conditions of the agreement already executed are duly fulfilled and the provisions of Haryana Development & Regulation of Urban Areas Act, 1975 & the Rules made thereunder 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 24 meter wide service road forming part of license area at his own cost and transfer the same free of cost to the Govt.
5. 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 & Regulation of Urban Areas Act, 1975.
6. That the licensee will not give any advertisement for sale of shop/ flat area before the approval of Layout Plan/ Building Plan
7. That you will have no objection to the regularization of the boundaries of the licenced land through give equal and take equal with the land that HUDA is finally able to acquire in the interest of planned development and integration of services. The decision of the competent authority shall be binding in this regard.
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 & Forest, Govt. Of India before starting the development works in the colony.
9. That the developer will use only CFL fitting for internal lighting as well as for common lights in the Group Housing Complex.
10. This licence is valid upto 11/5/2010

Dated Chandigarh
the 12/5/08

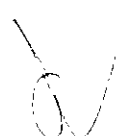

(S.S. Dhilon)
DIRECTOR, Town & Country Planning
Haryana, Chandigarh.

Endst.No.5DP(III)-2008/ 2661

Dated : 12/05/08

- A copy alongwith a copy of schedule of land is forwarded to the following for information and necessary action :-
- ✓ Arjan Dev, Mohan Lal, Bishan Das all ss/o Kishan Chand, Dilip Singh s/o Kanhaiya, Anand, Dayanand, Ramanand all ss/o Parmanand, Kirshan s/o Sita Ram, Savita w/o Sita Ram C/o Emaar MGF land Pvt. Ltd, MGF House, 17-B, Asaf Ali Road, New Delhi-110002 alongwith a copy of agreement LC-IV and Bilateral agreement.
 2. Chief Administrator, HUDA, Panchkula;
 3. Managing Director, HVPN, Planning Directorate, Shakti Bhawan, Sec-6, Panchkula.
 4. Addl. Director, Urban Estate, Haryana, Panchkula;
 5. Administrator, HUDA, Gurgaon.
 6. Chief Engineer, HUDA, Panchkula;
 7. Superintending Engineer, HUDA, Gurgaon alongwith copy of agreement.
 8. Land Acquisition Officer, Gurgaon.
 9. Senior Town Planner, Gurgaon, he will ensure that the colonizer has obtained approval/NOC as per condition No. 6 above before starting the Development Works.
 10. Senior Town Planner (Enforcement), Haryana, Chandigarh;
 11. District Town Planner, Gurgaon; alongwith copy of agreement; and
 12. Accounts Officer, O/O DTCP, Haryana, Chandigarh alongwith copy of agreement.

DA/As above


District Town Planner(Hq)
For Director, Town & Country Planning
Haryana, Chandigarh.

1 Arjan Dev, Mohan Lal, Bishan Das all ss/o Kishan Chand

Village	Rectangle No.	Killa No.	Area
			K---M
Badshapur	40	3/2	3---11
		4/1	2---0
		4/2	2---13
		4/3	3---7
		5	8---0
		6/1	6---4
		6/2	1---16
		15/1	0---18

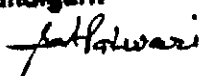
Total = 28---9 or 3.55625 Acres

2 Dilip Singh s/o Kanhaiya 1/2 share, Anand, Dayanand, Ramanand all ss/o Parmanand 3/8 share, Krishan s/o Sita Ram 1/16 share, Savita w/o Sita Ram 1/16 share,

Village	Rectangle No.	Killa No.	Area
			K---M
Badshapur	40	7	7---16
		14	7---16
		15/3	2---3
		15/4	3---7

Total = 21---2 or 2.6375 Acre

Grand Total= 49---11 or 6.1937 Acres


 Director
 Town & Country Planning,
 Haryana, Chandigarh


Directorate of Town and Country Planning, Haryana

SCO No. 71-75, 2nd Floor, Sector-17 C, Chandigarh, web site: tcepharyana.gov.in
Phone: 0172-2549349; e-mail: tcepharyana7@gmail.com

To

S/Sh. Arjan Dev, Mohan Lal & others,
C/o Emaar MGF Land Pvt. Ltd.,
Emaar Business Park, MG Road,
Sikanderpur, Sector-28,
Gurgaon-122002.

Subject:

Renewal of license No 93 of 2008 dated 12.05.2008 granted for setting of Additional Group Housing Colony over an area measuring 6.1937 acres in Sector-66 of GMUC –Emaar MGF Land Ltd.

Reference:

Your application dated 05.04.2018 on the subject mentioned above.

Licence no. 93 of 2008 dated 12.05.2008 granted for setting of Additional Group Housing Colony over an area measuring 6.1937 acres is Sector-66 of GMUC, Distt. Gurugram is hereby renewed up to 11.05.2020 on the terms and conditions laid down therein:-

1. This renewal will not tantamount to certification of your satisfactory performance entitling you for further renewal of licence.
2. That you shall get the renewal of the licence till the final completion of the colony is granted.

(K. Makrand Pandurang, IAS)
Director,
Town & Country Planning
Haryana, Chandigarh

Dated:-

Endst no: LC-1078-II-JE(VA)/2018/

A copy is forwarded to following for information and further necessary action.

1. Chief Administrator, HUDA, Panchkula.
2. Chief Engineer, HUDA, Panchkula.
3. Chief Account's officer O/o DTCP.
4. Senior Town Planner, Gurugram.
5. Project Manager (IT Cell) O/o DTCP with request to update the status on website.
6. District Town Planner (P) Gurugram.

(Sanjay Kumar)
District Town Planner (HQ), O/o
Director, Town and Country Planning,
Haryana, Chandigarh

Directorate of Town and Country Planning, Haryana
SCO No. 71-75, 2nd Floor, Sector-17 C, Chandigarh, web site: tcppharyana.gov.in
Phone: 0172-2549349; e-mail: tcppharyana7@gmail.com

ORDER

1. Whereas, Licence No. 93 of 2008 dated 12.05.2008 has been granted to S/Sh. Arjan Dev, Mohal Lal & others C/o Emaar MGF Land Pvt. Ltd., Emaar Business Park, MG Road, Sikanderpur, Sector-28, Gurugram-122002 for setting up of Additional Group Housing Colony over an area measuring 6.1937 acres in the Sector-66 of GMUC, District Gurugram 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 complied with the provisions of Rule-28 of the Haryana Development and Regulation of Urban Areas Rules, 1976 upto 31.03.2018. The licensee vide letter dated 06.12.2018 submitted a request to compound the offence of not complying with the provisions of Rule-28 of the Haryana Development and Regulation of Urban Areas Rules, 1976.

3. The Government vide Memo No. PH-68/2012/5138/2012-2TCP has prescribed the composition rates for compounding the offence of non-compliance of Rule-24, 26(2), 27 & 28. As per these composition rates, the composition fee worked out to be Rs 7,000/-. The licensee vide Transaction No. TCP3645518120622588 dated 06.12.2018 has deposited the composition fee of Rs 7,000/-.

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 not complying with the provisions of Rule-28 of the Haryana Development and Regulation of Urban Areas Rules, 1976.

(K. Makrand Pandurang, IAS)
Director,
Town & Country Planning
Haryana, Chandigarh

Endst. No. LC-1078-II-JE(VA)/2018/ 418

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

1. Chief Accounts Officer O/o Director, Town and Country Planning, Haryana, Chandigarh.

2. S/Sh. Arjan Dev, Mohal Lal & others C/o Emaar MGF Land Pvt. Ltd., Emaar Business Park, MG Road, Sikanderpur, Sector-28, Gurugram-122002.

(Sanjay Kumar)
District Town Planner (HQ), O/o
Director, Town and Country Planning,
Haryana, Chandigarh

DIRECTORATE OF TOWN & COUNTRY PLANNING, HARYANA

Ayojna Bhawan, Sector -18, Madhya Marg, Chandigarh

Phone: 0172-2549349, Email: tcphry@gmail.com, www.tcpharyana.gov.in

Memo No. DS-(R)-LC-1078/2011/

5735

Dated: 3-5-11

To,

S/Sh. Arjan Dev, Mohan Lal, Bishan Das Ss/o Kishan Chand
Dilip Singh S/o Kanhaiya, Anand, Dayanand, Ramanand Ss/o Parmanand,
gKrishan S/o Sitaram, Smt. Savita W/o Sitaram.
C/o Emaar MGF Land Pvt. Ltd.
ECE House, 28, Kasturba Gandhi Marg,
New Delhi-110001

Subject: Renewal of Licence no. 93 of 2008 dated 12.05.2008.

- 1 Reference your application dated 09.04.2010 on the subject noted above.
- 2 License No. 93 of 2008 dated 12.05.2008 granted to you vide this office letter Endst. No. 5DP(III)-2008/2661-2672 dated 12.05.2008 for setting up of a Group Housing colony in the revenue estate of village Badshahpur, Sector-66, Gurgaon-Manesar Urban Complex is hereby renewed up to 11.05.2012 on the terms and conditions laid down therein.
- 3 It is further clarified that this renewal will not tantamount to certification of your satisfactory performance entitling you for renewal of license for further period and you will get the licence renewed till the final completion of the colony is granted.
- 4 You will submit compliance of Rule - 24, 26, 27 & 28 of Haryana Development Regulation Urban Area Rules, 1976 within thirty days from issuance of this letter.
- 5 Licence No. 93 of 2008 dated 12.05.2008 is also returned herewith in original.

(T.C. Gupta, IAS)

Director General,
Town & Country Planning,
Haryana, Chandigarh.

Memo No. DS-(R)-LC-1078/2011/

Dated:

A Copy is forwarded to the following for information & necessary action:-

1. Chief Administrator, HUDA, Panchkula,
2. Chief Engineer, HUDA, Panchkula,
3. Senior Town Planner, Gurgaon,
4. District Town Planner, Gurgaon,
5. Accounts Officer of this Directorate.

(Devendra Nimbokar)

District Town Planner (Hq),
For Director General, Town & Country Planning,
Haryana, Chandigarh.