

## Directorate of Town & Country Planning, Haryana

Nagar Yojana Bhavan, Plot No. 3, Sector 18 A, Madhya Marg, Chandigarh

Phone: 0172-2549349 e-mail:tcpharyana7@gmail.com

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Regd. To

✓ Advance India Projects Ltd.,  
Regd. Office:- 232-B, Okhla Industrial Estate,  
Phase-II, New Delhi-110020.

Memo No. LC-2403- JE (VA)/2021/ 15857

Dated: 05/07/2021

**Subject: Approval of service plan estimates for IT Park/Cyber Park over an area measuring 6.1375 acres (licence no. 112 of 2012 dated 27.10.2012) in Sector-66, Gurugram.**

**Ref:** Please refer to Chief Engineer-I, HSVP, Panchkula office memo dated 31.05.2021 on the matter as subject cited above.

The service plan/estimates for IT Park/Cyber Park over an area measuring 6.1375 acres (licence no. 112 of 2012 dated 27.10.2012) in Sector-66, Gurugram being developed by you, has been checked and corrected, wherever required, by Chief Engineer-I, HSVP, Panchkula.

Further, in view of the orders dated 02.06.2021 regarding change of developer, the name of developer mentioned in the service plan/estimate may be read as Advance India Projects Ltd instead of Gupta Promoters Pvt. Ltd. It is further to informed that this service plan/estimates are hereby approved subject to the final orders of Hon'ble Supreme Court in CA No. 8977 of 2014 titled as Jai Narayan @ Jai Bhagwan & others V/s State of Haryana and final outcome of CBI investigation under process, and hereby granted with the following terms & conditions:

1. That you will abide by all the conditions and notes mentioned in the Service Plan Estimates of the subject cited colony contained in the Chief Engineer-I, HSVP, Panchkula office memo dated 31.05.2021.
2. That you will have to pay the proportionate cost to the External Development Charges for setting up plotted commercial colony for the services like water supply, sewerage, storm water drainage, roads, bridges, community building, street lighting, horticulture and maintenance thereof etc. on gross acreage basis as and when determined by HSVP. These charges will be modifiable as and when approved by the authority/State Govt. and will be binding upon the colonizer.
3. The category wise area shown on the plans and proposed density of population thereof has been treated to be correct for the purpose of services only.
4. That you shall be responsible for maintenance and upkeep of all roads, open spaces, public parks and public health services for a period of five years from the date of issue of the completion certificate under rule 16 unless earlier relieved of this responsibility and there upon to transfer all such roads, open spaces, public parks and public health services free of cost to the Government or the local authority, as the case may be.
5. The wiring system of street lighting will be under ground and the specifications of the street lighting fixture etc. will be as per relevant standard of HVPNL. LED lamps shall be provided to meet the requirement of HVPNL and as well environment.

6. It is made clear that appropriate provision for fire-fighting arrangement as required in the NBC/ISI should also be provided by you and fire safety certificate should also be obtained from the competent authority before undertaking any construction. You shall be sole responsible for fire safety arrangement.
7. All technical notes and comments incorporated in the estimates in two sheets will also apply. A copy of these is also appended as Annexure-A.

**Note (1):-**

That you shall execute the development works as per Environmental Clearance and comply with the provisions of Environment Protection Act, 1986, Air (Prevention and Control of Pollution of Act 1981) and Water (Prevention and Control of Pollution of 1974). In case of any violation of the provisions of said statutes, you shall be liable for penal action by Haryana State Pollution Controlled Board or any other Authority Administering the said Acts.

A copy of the approved service plan/estimates is enclosed herewith. You are requested to supply three additional copies of the approved service plan/estimates to the Chief Administrator, HSVP, Panchkula under intimation to this office.

DA/As Above.



(Narender Kumar)  
District Town Planner (HQ)  
For Director, Town & Country Planning,  
Haryana, Chandigarh

Endst. No. LC-2403-JE (VA)-2021/

Dated:

A copy is forwarded to the Chief Engineer-1, HSVP, Panchkula with reference to his memo No. CE-I/SE(HQ)/SDE(W)/HDM(G)/2021/94169 dated 31.05.2021 for information and necessary action please.

(Narender Kumar)  
District Town Planner (HQ)  
For Director, Town & Country Planning,  
Haryana, Chandigarh