

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

Licence No. 81 of 2018

This Licence has been granted under the Haryana Development and Regulation of Urban Areas Act, 1975 & the Rule 1976, made there under to DLF Home Developers Ltd., DLF Centre, Sansad Marg, New Delhi-110001 for setting up of a RESIDENTIAL PLOTTED COLONY on the additional land measuring 2.425 acres (commercial component of 0.13 acres with 150 FAR) in addition to their already granted licence no. 88 of 2010 dated 28.10.2010, 21 of 2012 dated 20.03.2012 & 109 of 2012 dated 26.10.2012 falling in the revenue estate of village Begampur Khatola, Sector-73 of Gurugram-Manesar Urban Complex, District Gurugram.

1. The Licence granted is subject to the following conditions:
 - a) That the Plotted 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 plans.
 - b) That the conditions of the agreements already executed are duly fulfilled and the provisions of the Haryana Development and Regulation of Urban Areas Act, 1975 and the Rules 1976 made there under are duly complied with.
 - c) That the demarcation plan of the Plotted Colony is to be submitted for the approval of zoning plan before starting the development works in the colony.
 - d) That you shall maintain and upkeep all roads open spaces, public parks and public health services for a period of five years from the date of issue to the completion certificate unless earlier relieved of this responsibility and thereupon 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, in accordable with the provisions of Section 3(3)(a)(iii) of the Haryana Development and Regulation of Urban Areas Act, 1975.
 - e) That you shall have no objection in the regularization of the boundaries of the licence through give and take 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.
 - f) That you shall arrange electric connection from outside source for electrification of your colony from HVPN/DHVN and shall install



the electricity distribution infrastructure as per the peak load requirement of the colony for which you shall get the electrical (distribution) service plan/estimates approved from the agency responsible for installation of external electric services i.e. HVPN/DHBVNL Haryana and complete the same before obtaining completion certificate for the colony.

- g) That you shall obtain approval/NOC from competent authority to fulfill the requirement of notification dated 14.09.2006 of Ministry of Environment & Forest, Govt. of India before starting the development works of the colony.
- h) That you shall use only LED fittings for internal lighting as well as campus lighting.
- i) That you shall convey the 'Ultimate Power Load Requirement' of the entire colony to the concerned power utility, with a copy to the Director, within two months period from the date of grant of license to enable provision of site in your land for Transformers/Switching Station/ Electric Sub-Stations as per the norms prescribed by the power utility in the zoning plan of the project.
- j) That you shall abide by the policy dated 08.07.2013 related to allotment of EWS Flats/Plots.
- k) That you shall provide the details of calculations per Sqm/per sq ft, to the allottee while raising demand from the flat owner/plot owner /commercial space owners, in case at the time of booking of the plot /flat/commercial space, the IDC/EDC rates were not included and are to be charged separately as per rates fixed by Government.
- l) That you shall make arrangement for water supply, sewerage, drainage etc, to the satisfaction of the competent authority till the external services are made available from the external infrastructure to be laid by HSVP.
- m) That you shall provide the rain water harvesting system as per Central Ground Water Authority norms/Haryana Govt. notification as applicable.
- n) That you shall provide the solar water heating system as prescribed by HAREDA and shall be made operational where applicable before applying for an occupation certificate.
- o) That you shall complete the development works of road, water supply & electricity in the area earmarked for EWS Plots within in

one year from the approval of zoning plan / environmental clearance and transfer the EWS Plots to Housing Board, Haryana.

- p) That you shall deposit the labour cess, as applicable as per Rule.
q) The licence is valid up to 30/11/2023.

Dated: The 01/12/2018.
Chandigarh

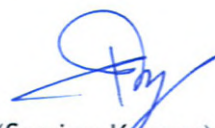

(K. Makrand Pandurang, IAS)
Director,
Town & Country Planning
✓ Haryana, Chandigarh

Endst. No. LC-2375-F+G-II-JE (VA)-2018/ 33239

Dated: 06-12-2018

A copy along with a copy of schedule of land is forwarded to the following for information and necessary action: -

- ✓ 1. DLF Home Developers Ltd., DLF Centre, Sansad Marg, New Delhi-110001 alongwith a copy of agreement, LC-IV B, Bilateral agreement & Layout Plan.
2. Chairman, Pollution Control Board, Haryana, Sector-6, Panchkula.
3. Chief Administrator, HSVP, Panchkula.
4. Chief Administrator, Housing Board, Panchkula alongwith copy of agreement.
5. Managing Director, HVPN, Planning Directorate, Shakti Bhawan, Sector-6, Panchkula.
6. Joint Director, Environment Haryana - Cum-Secretary, SEAC, Paryavaran Bhawan, Sector -2, Panchkula.
7. Addl. Director Urban Estates, Haryana, Panchkula.
8. Administrator, HSVP, Gurugram.
9. Chief Engineer, HSVP, Gurugram.
10. Superintending Engineer, HSVP, Gurugram along with a copy of agreement.
11. Land Acquisition Officer, Gurugram.
12. Senior Town Planner, Gurugram.
13. Senior Town Planner (Enforcement), Haryana, Chandigarh.
14. District Town Planner, Gurugram along with a copy of agreement & Layout Plan.
15. Chief Accounts Officer (Monitoring) O/o DTCP, Haryana.
16. Accounts Officer, O/o Director, Town & Country Planning, Haryana, Chandigarh along with a copy of agreement.


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

Detail of land owned by DLF Home Developers Ltd.

Village	Rect No	Killa No	Area (K-M)
Begampur Khatola	24	16/1	3-8
		24	8-0
		25	8-0
		Total	19-8

OR
2.425 Acres


Director,
Town & Country Planning
Haryana
Juz Khan

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

LICENCE NO. 21. OF 2012

This License has been granted under the Haryana Development and Regulation of Urban Areas Act, 1975 & the Rules, 1976 made thereunder to Benedict Estates & Developers Pvt. Ltd., Philana Builders & Developers Pvt. Ltd., Sh. Om Parkash S/o Sh. Richhpal Singh, Sh. Jugal Uppal S/o Sh. S.K. Uppal, Smt. Ranjana Uppal W/o Sh. Jugal Uppal, S/Sh. Karambir, Chanderbir Ss/o Sh. Raj Bahadur, Smt. Rajesh W/o Sh. Jagbir Singh, C/o DLF New Gurgaon Homes Developers Pvt. Ltd., DLF Centre, Sansad Marg, New Delhi-01 for development of residential plotted colony over an additional area measuring 7.006 acres falling in the revenue estate of village Behrampur & Begampur Khatola, Sector 73, Gurgaon.

1. The particulars of the land, wherein the aforesaid residential plotted colony is to be set up, are given in the Schedule annexed hereto and duly signed by the Director General, Town & Country Planning, Haryana.
2. The License is granted subject to the following conditions:
 - a. That the residential plotted colony will be laid out in confirmation 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 agreements already executed are duly fulfilled and the provisions of Haryana Development and Regulation of Urban Areas Act, 1975 and the Rules 1976 made there under are duly complied with.
 - c. That the portion of Sector/Master plan road which shall form part of the licensed 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.
 - d. That licensee shall construct the 12/18/24 m wide service road forming part of the site area at his own cost and the entire area under road shall be transferred free of cost to the Government.
 - f. That you shall take permanent access from service road proposed along the development plan road.
 - g. That licensee shall deposit the Infrastructural Development Charges @ ₹ 1000/- per sq m for commercial component and @ ₹ 500/- per sqm for plotted component in two equal installments i.e. 1st installment will be deposited within 60 days from grant of license and 2nd installments within six months from grant of license, failing which interest @ 18% per annum will liable to be paid for the delayed period.
 - h. That the licensee will integrate the services with HUDA services as per approved service plans and as & when made available.
 - i. That licensee will have no objection to the regularization of the boundaries of the license through give and take with the land, that HUDA is finally able to acquire in the interest of planned development and integrated services. The decision of the competent authority shall be binding in this regard.
 - j. That you shall make arrangements for water supply, sewerage, drainage etc. to the satisfaction of DTCP till these services are made available from External Infrastructure to be laid by HUDA.
 - k. That development/construction cost of 24 m/18 m wide major internal roads is not included in the EDC rates and you shall pay the proportionate cost for acquisition of land, if any, alongwith the construction cost of the same as and when finalized and demanded by DGTCP, Haryana.
 - l. That the licensee shall submit NOC as required under notification dated 14.09.06 issued by MOEF, GOI before executing development works at site.
 - m. That you shall obtain clearance from competent authority, if required under PLPA, 1900 and any other clearance required under any other law.
 - n. That you shall pay the labour cess charges as per policy dated 4.5.2010.

- o. That licensee shall provide rain water harvesting system at site as per Central Ground Water Authority norms/Haryana Govt. notification, as applicable.
 - p. That the licensee shall make the provision of solar water heating system as per recommendations of HAREDA and shall make it operational, where applicable, before applying for Occupation Certificate.
 - q. That the developer will use only CFL fittings for internal as well as for campus lighting.
 - r. That licensee shall convey the ultimate power load requirement of the project to the concerned Power Authority, with a copy to the Director within a period of two month from date of grant of license, to enable provision for Transformers/Switching Stations/Electric Sub-stations at site of licensed land as per the norms prescribed by the power Authority, in the zoning plan of the project.
 - s. That in compliance of Rule 27 of Rules 1976 & Section 5 of Haryana Development and Regulation of Urban Areas Act, 1975, you shall inform account number and full particulars of the scheduled bank wherein you have to deposit thirty percentum of the amount from the plot for meeting the cost of internal development works in the colony.
 - t. That you shall submit certificate issued by District Revenue Officer stating that there is no further sale of land applied for license till date and applicant companies are owner of land within 15 days from issuance of this license.
 - u. That you shall specify the detail of calculations per sqm/per sq ft, which is being demanded from the plot owners on account of IDC/EDC, if being charged separately as per rates fixed by Govt.
 - v. That you will intimate your official Email ID and the correspondence to this ID by the Deptt. will be treated as legal.
3. The license is valid up to 19/3/2016.

Place : Chandigarh

Dated: 20/3/2012.

(T.C. GUPTA, IAS)
Director General
Town & Country Planning
Haryana, Chandigarh

Endst.No.LC-2375B-JE(B)-2012/

4569

Dated: 21/3/12.

A copy along with a copy of schedule of land is forwarded to the following for information and necessary action:-

1. Benedict Estates & Developers Pvt. Ltd., Philana Builders & Developers Pvt. Ltd., Sh. Om Parkash S/o Sh. Richhpal Singh, Sh. Jugal Uppal S/o Sh. S.K. Uppal, Smt. Ranjana Uppal W/o Sh. Jugal Uppal, S/Sh. Karambir, Chanderbir Ss/o Sh. Raj Bahadur, Smt. Rajesh W/o Sh. Jagbir Singh, C/o DLF New Gurgaon Homes Developers Pvt. Ltd., DLF Centre, Sansad Marg, New Delhi-01. *along with agreement & copy of SOP.*
2. Chief Administrator, HUDA, Panchkula.
3. Chief Administrator, Haryana Housing Board, Panchkula.
4. MD, HVPN, Planning Director, Shakti Bhawan, Sector-6, Panchkula.
5. MD, Haryana State Pollution Control Board, Panchkula.
6. Addl. Director, Urban Estates, Haryana, Panchkula.
7. Administrator, HUDA, Gurgaon
8. Engineer-in-Chief, HUDA, Panchkula
9. Superintending Engineer, HUDA, Gurgaon along with a copy of agreement.
10. Land Acquisition Officer, Gurgaon.
11. Senior Town Planner (Enforcement) Haryana, Chandigarh.
12. Senior Town Planner, Gurgaon.
13. District Town Planner, Gurgaon along with a copy of agreement.
14. Chief Account Officer, O/o Senior Town Planner (Monitoring), Chandigarh.
15. Accounts Officer O/o Director General, Town & Country Planning, Haryana, Chandigarh along with a copy of agreement.

(P.P. SINGH)

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

To be read with Licence No.²¹.....2012/20³/₂₀₁₂


1. Detail of land owned by Benedict Estates & Developers Pvt. Ltd. 9/56 share, Philana Builders & Developers Pvt. Ltd. 4/7 share, Sh. Omprakash s/o Richpal 1/56 share Jugal Uppal s/o SK Uppal Smt. Ranjna Uppal w/o Jugal Uppal, equal share 1/4 share Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Kila No.	Area
Begumpur Khatola	50	1	8-0

2. Detail of land owned by Sh. Krambir, Chanderbir ss/o Rajbahadur 720/960 share & Smt. Rajesh w/o Jagbir Singh 240/960 share Village Behrampur Distt. Gurgaon.

Village	Rect. No.	Kila No.	Area
Behrampur	18	10/2	2-16
		11	2-16
	19	6/3	4-0
		13/2	2-3
		13/3	1-3
		14/2	6-9
		15	8-0
		16	8-0
		17/1	1-19
		18	2-12
		17/2/2	4-8
		24/1	3-15
			<u>48-1</u>

Grand Total 56K-1M or 7.006 Acres


Director General
Town & Country Planning
Haryana, Chandigarh
Amarjit Kaur

Directorate of Town & Country Planning, Haryana

Nagar Yojana Bhavan, Plot no. 3, Sector-18 A, Madhya Marg, Chandigarh
Web site tcpharyana.gov.in - e-mail: tcpharyana7@gmail.com

Regd.

To

DLF Home Developers Ltd.,
Regd. Office:- 1st Floor, Gateway Tower,
DLF City Phase-III,
Gurugram-122002.

Subject:-

Memo No. LC-2375-B Vol-II-JE (VA)-2021/13992 Dated 16-06-2021
Renewal of licence no. 21 of 2012 dated 20.03.2012 for development of Residential Plotted Colony on the additional land measuring 7.006 acres in Sector-73 in the revenue estate of village Behrampur & Begampur Khatola, District Gurugram- DLF Home Developers Ltd.

Ref:

Please refer to your application dated 12.03.2020 & 28.09.2020 on the subject mentioned above.

Whereas your application referred above for renewal of license no. 21 of 2012 dated 20.03.2012 has been examined. It has been noticed that the license no. 21 of 2012 is an additional license to the main license no. 88 of 2010 dated 28.10.2010 granted for development of Residential Plotted Colony over an areas measuring 100.51 acres in Sector 73, GMUC. Further, the part completion certificate for an area measuring 111.416 acres out of the total area measuring 113.841 acres of the colony being developed through license nos. 88 of 2010 (100.51 acres), 21 of 2012 (7.006 acres), 109 of 2012 (3.9 acres) and 81 of 2018 (2.425 acres) has been granted on 01.05.2013.

Since the renewal of license no. 21 of 2012 is mandatory to complete the development works of the colony till the time the final completion certificate under Rule 16 of Rules of 1976 is granted, therefore, the validity of said license is hereby renewed upto 19.03.2025 on the terms & conditions laid down therein and further subject to the following conditions:-


1. This renewal will not tantamount to certification of your satisfactory performance entitling you for further renewal of licence.
2. To complete the construction work of community sites after getting the time period extended as per the provision of Haryana Act no. 7 of 2019 dated 31.01.2019 & amendment dated 05.02.2020 in Rules 1976.
3. You shall get the licence renewed till the final completion of the colony is granted.


(K. Makrand Pandurang, I.A.S)
Director,
Town & Country Planning
Haryana Chandigarh
Dated

Endst. No. LC-2375-B Vol-II-JE (VA)-2021/

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

1. Chief Administrator, HSVP, Panchkula.
2. Chief Engineer, HSVP, Panchkula
3. Senior Town Planner, Gurugram.
4. District Town Planner, Gurugram.
5. Accounts Officer of this Directorate.
6. Project Manager (IT Cell) O/o DTCP with request to update the status on website.


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

Directorate of Town & Country Planning, Haryana

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


Web site tpharyana.gov.in - e-mail: tpharyana7@gmail.com

ORDER

Whereas, licence no 21 of 2012 dated 20.03.2012 has been granted to DLF Home Developers Ltd for setting up of Residential Plotted Colony over an additional area measuring 7.006 acres falling in the revenue estate of village Behrampur & Begampur Khatola, Sector-73, Gurugram Manesar Urban Complex under the provisions of the Haryana Development and Regulation of Urban Areas Act, 1975 and Rules framed thereunder. As per terms and conditions of the licence and of the agreement executed on LC-IV, the colonizer is required to comply with the provisions of the Haryana Development and Regulation of Urban Areas, Act, 1975 and its Rules, 1976 thereof.

2. And, whereas, for non-compliance of the provisions of Rules, 28 of the Haryana Development and Regulation of Urban Areas Rules, 1976, the composition fees has been received through adjustment issued vide order dated 18.11.2020 as per the rates finalized by the Govt. the composition fee has been worked out to be ₹ 49,000/- and the same has been deposited by the licensee.

3. Accordingly, in exercise of power conferred under Section-13(I) of the Haryana Development and Regulation of Urban Areas Act, 1975, I hereby order to compound the offence of non compliance of the provisions of Rules 28 of the Haryana Development and Regulation of Urban Areas Rules, 1976 by the colonizer upto 2018-2020.



(K. Makrand Pandurang, I.A.S)
Director, Town & Country Planning
Haryana Chandigarh

Endst. No. LC-2375-B-Vol-II-JE (VA)-2021/ 13999

Dated: 16-06-2024

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

1. ✓ DLF Home Developers Ltd., Regd. Office:- 1st Floor, Gateway Tower, DLF City Phase-III, Gurugram-122002.
2. Chief Accounts Officer of this Directorate.


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

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

Licence No. 88 of 2010

1. This licence has been granted under The Haryana Development and Regulation of Urban Areas Act, 1975 and Rules made there under to S/Sh. Ram Lal, Phool Singh, Rati Ram ss/o Sh. Shiv Charan; S/Sh. Raj Pal, Sher Pal, Kanwarpal ss/o Sh. Nanva; Sh. Ram Pat S/o Gyasi, Sh. Om Prakash s/o Richpal, Smt. Ranjana Uppal w/o Jugal Uppal, Jugal Uppal S/o S.K. Uppal; S/Sh. Raghu Raj Singh, Ramesh Ss/o Gaj Raj, Sh. Rajender Singh S/o Krishan Pal, Sh. Shimbhu S/o Chajju; S/Sh. Bir Singh, Kawner Lal, Shyam Bir, Dharam Bir Ss/o Pahlad, Sh. Arun s/o Bahal Singh; Smt. Meena Kumari D/o Mam Raj, S/Sh. Santram, Bishember Ss/o Tofan, Smt. Asha D/o Gurudatt; Sh. Dinesh Kumar S/o Kishanpal, Sh. Ran Singh S/o Musadhi, M/s Benedict Estates Developers Pvt. Ltd., M/s Webcity Builder & Developers Pvt Ltd., M/s Vibodh Developers Pvt. Ltd; M/s Karmick Project Pvt. Ltd., M/s Phoena Builders & Developers Pvt. Ltd.; M/s Philana Builders & Developers Pvt. Ltd, M/s Lizebeth Builders & Developers Pvt Ltd, M/s Abhigyan Builders & Developers Pvt. Ltd; M/s Dae Real Estate Pvt. Ltd; M/s Chakradhari Estates Developers Pvt. Ltd; M/s Penthea Builders & Developers Pvt. Ltd. C/o M/s DLF New Gurgaon Homes Developers Pvt. Ltd., DLF Centre, Sansad Marg, New Delhi – 110001, to develop a Residential Plotted colony on the land measuring 100.506 acre acres falling in revenue estate of village Begampur Khatola in Sector-73 of Gurgaon-Manesar Urban Complex.

2. The particulars of land wherein the aforesaid residential 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 residential 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.
- d) That the development/construction cost of 24 mtr wide road/major internal road is not included in the EDC rates and that you will pay the proportionate cost for acquisition of land, if any, along with 24 mtr. wide road/major internal road as and when finalized and demanded by the Director, Town & Country Planning Haryana.
- e) That you shall construct 12 mtr wide service road and 24 mtr wide internal circulation plan road, if any, passing through your site at your own cost and the entire area under said roads shall be transfer free of cost to the Govt.
- f) That you shall derive permanent approach from the service road along the development plan road.
- g) That the portion of sector/Master plan road which shall form part of the licenced area if any 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.
- h) That you shall obtain approval/NOC from the competent authority to fulfill the requirements of notification No.195 dated 19.01.2009 issued by the Ministry of Environment & Forests, Govt. of India before starting the development works in the colony.
- i) That you shall seek approval from the competent authority under the Punjab Land Preservation Act, 1900 or any other statute applicable at site before starting the development works, if required.
- j) That you will use only CFL fittings for internal lighting as well as campus lighting.
- k) That the licensee shall make arrangement for water supply, sewerage, drainage etc to the satisfaction of DTCP till the services are made available from external infrastructure to be laid by HUDA.
- l) That you shall convey "Ultimate Power Load Requirement" of the project to the concerned power utility, with a copy to the Director, with in two month period from the date of grant of licence to enable provision of site in your land for Transformers/Switching Station/ Electric Sub-Station as per the norms prescribed by the power utility in the zoning plan of the project.
- m) That you will take permanent access from proposed 12 mtr. wide service roads
- n) That you shall abide by the policy dated 04.05.2010 relating to allotment of EWS plot.
- o) The licence is valid upto 27-10-2014.

Dated: 28-10-2010
The: Chandigarh


T.C. GUPTA, IAS
Director,
Town & Country Planning,
Haryana, Chandigarh
Email:-tcphry@gmail.com

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

1. S/Sh. Ram Lal, Phool Singh, Rati Ram ss/o Sh. Shiv Charan; S/Sh. Raj Pal, Sher Pal, Kanwarpal ss/o Sh. Nanva; Sh. Ram Pat S/o Gyasi, Sh. Om Prakash s/o Richpal, Smt. Ranjana Uppal w/o Jugall Uppal, Juggal Uppal S/o S.K. Uppal; S/Sh. Raghu Raj Singh, Ramesh Ss/o Gaj Raj, Sh. Rajender Singh S/o Krishan Pal, Sh. Shimbhu S/o Chajju; S/Sh. Bir Singh, Kawner Lal, Shyam Bir, Dharam Bir Ss/o Pahlad, Sh. Arun s/o Bahal Singh; Smt. Meena Kumari D/o Mam Raj, S/Sh. Santram, Bishember Ss/o Tofan, Smt. Asha D/o Gurudatt; Sh. Dinesh Kumar S/o Kishanpal, Sh. Ran Singh S/o Musadhi, M/s Benedict Estates Developers Pvt. Ltd., M/s Webcity Builder & Developers Pvt Ltd., M/s Vibodh Developers Pvt. Ltd; M/s Karmick Project Pvt. Ltd., M/s Phoena Builders & Developers Pvt. Ltd.; M/s Philana Builders & Developers Pvt. Ltd, M/s Lizebeth Builders & Developers Pvt Ltd, M/s Abhigyan Builders & Developers Pvt. Ltd; M/s Dae Real Estate Pvt. Ltd; M/s Chakradhari Estates Developers Pvt. Ltd; M/s Penthea Builders & Developers Pvt. Ltd. C/o M/s DLF New Gurgaon Homes Developers Pvt. Ltd., DLF Centre, Sansad Marg, New Delhi - 110001 along with copy of agreement LC-IV and bilateral agreement.
2. Chairman, Pollution Control Board, Haryana, Sector-6, Panchkula.
3. Chief Administrator, HUDA, Panchkula.
4. Chief Administrator, Housing Board Haryana, Sector-6, Panchkula along with copy of Agreements.
5. Managing Director, HVPN, Planning Directorate, Shakti Bhawan, Setor-6, Panchkula.
6. Joint Director, Environment Haryana -Cum-Secretary, SEAC, Pryatan Bhavan, Sector-2, Panchkula.
7. Addl. Director Urban Estates, Haryana, Panchkula.
8. Administrator, HUDA, Gurgaon.
9. Chief Engineer, HUDA, Panchkula.
10. Superintending Engineer, HUDA, Gurgaon along with a copy of agreement.
11. Senior Town Planner (Monitoring Cell) Haryana, Chandigarh.
12. Senior Town Planner, Gurgaon. He will ensure that the colonizer shall obtain approval/NOC as per condition No. (h) above before starting the Development Works.
13. Senior Town Planner (Enforcement), Haryana, Chandigarh.
14. Land Acquisition Officer, Gurgaon.
15. District Town Planner, Gurgaon along with a copy of agreement.
16. Chief Accounts Officer (Monitoring Cell) alongwith copies of agreements.
17. Accounts Officer, O/o Director, Town & Country Planning, Haryana, Chandigarh along with a copy of agreement.

(Devendra Nimbokar)

District Town Planner (HQ)

For Director, Town and Country Planning,
Haryana, Chandigarh.

-1-

To be read with licence No. 88.....2010

1. Detail of Land owned by Sh. Ramlal, Phool Singh, Ratiram ss/o Shivcharan village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	50	7	8-0
		14 min	6-6
		15 min	6-9
		<u>20-15 or</u> <u>2.593 Acres</u>	

2. Detail of Land owned by Sh. Rajpal, Sherpal, Kanwarpal ss/o Nanva Equal share village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	24	18/1	3-12
		23/2	4-8
		<u>8-0 or</u> <u>1.00 Acres</u>	

3. Detail of Land owned by Sh. Rampal S/o Gyasi 1/16 share Sh. Omprakash s/o Richpal 1/56 share, Smt. Ranjana Uppal w/o Jugal Uppal, Jugal Uppal S/o SK. Uppal equal share 1/4share, M/s Benedict Estates Developers Pvt. Ltd. 9/56 share, M/s Webcity Builder & Developers Pvt. Ltd. 171/336 share village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	50	2	8-0
		3	8-0
	39	21	8-0
		22	8-0
		<u>32-0 or</u> <u>4.00 Acres</u>	

4. Detail of Land owned by Sh. Raghuraj s/o Gajraj 24/2208 share, Ramesh s/o Gajraj 80/2208 share, Sh. Rajender Singh S/o Krishanpal 80/2208 share, Sh. Shimbhu S/o Chajju 1/2 share, M/s Vibodh Developers Pvt. Ltd. 5/12 share, Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	39	6	8-0
		7	8-0
		<u>16-0 or</u> <u>2.00 Acres</u>	

D.T.C.P.
Hr. CHD.
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Contd. page - 2

5. Detail of Land owned by Sh. Raghuraj S/o Gaj Raj 24/2208 share, Sh. Ramesh s/o Gajraj 80/2208 share, Sh. Rajender Singh S/o Krishanpal 80/2208 share, M/s Vibodh Developers Pvt. Ltd. 11/12 share, Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	35	16	8-0
		17	8-0
		24	8-0
		25	8-0
	36	20	7-12
		21	7-12
	38	1	7-12
		10	7-12
	39	3/2	4-0
		4	8-0
		5	8-0
		8/1	4-0
		14	8-0
			94-8 or
		11.8 Acres	

6. Detail of Land owned by Sh. Bir Singh, Kanwerlal, Shyambir, Dharambir Ss/o Pehlad equal share 100/151 share, M/s Vibodh Developers Pvt. Ltd. 51/151 share, Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	39	19/2	7-11 or 0.944 Ac

7. Detail of Land owned by Sh. Arun s/o Bahal Singh Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	23	1/2	0-15
		2	0-18
			1-13 or
			0.206 Acres

8. Detail of Land owned by M/s Karmick Project Pvt. Ltd. 1/2 share, M/s Phoena Builders & Developers Pvt. Ltd. 1/8 share, Smt. Meena Kumari d/o Mamraj Singh 3/8 share, Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	22	11/2	1-11
		20	6-18
			8-09 or
			1.056 Acres

9. Detail of Land owned by Sh. Omprakash s/o Richpal Singh 1/56 share Smt. Ranjana Uppal w/o Jugal Uppal, Jugal Uppal s/o SK Uppal equal share 1/4 share, M/s Benedict Estate Developers Pvt. Ltd. 9/56 share, M/s Philana Builders & Developers Pvt. Ltd. 48/84 share, Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	50	8	8-0
	39	23	8-0
		24/1	6-5
		<hr/>	

10. Detail of Land owned by M/s Lizabeth Builders & Developers Pvt Ltd. Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M	
Begumpur Khatola	36	7	1-10	
		8/2	2-5	
		9/1	3-0	
		9/2	5-0	
		12	8-0	
		13	8-0	
		14	5-17	
		18/2/1	0-10	
		50	9	8-0
			10	8-0
			12/2 min	2-14
			13 min	4-3
		<hr/>		56-19 or 7.119 Acres

11. Detail of Land owned by Sh. Santram, Bishambar ss/o Tofan equal share 160/220 share, Smt. Asha d/o Gurudatt 60/220 share Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	36	3/2	5-5
		8/1	5-15
		<hr/>	

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Hr. CHD.
Ghatola

Contd page - 4

12. Detail of Land owned by M/s Karmick Project Pvt. Ltd. Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area
Begumpur Khatola	39	1/1	2-13
		1/2	5-7
		10	8-0
		11	8-0
	35	21 min	7-15
			<u>3.969 Acres</u>

13. Detail of Land owned by M/s Abhigyan Builders & Developers Pvt. Ltd. Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area
Begumpur Khatola	23	1/1	7-5
		5/2	5-12
		19	8-0
		18/2/2	7-2
		23/1	7-8
		<u>4.419 Acres</u>	

14. Detail of Land owned by M/s Philana Builders & Developers Pvt. Ltd. 60/113 share, M/s Dae Real Estates Pvt. Ltd. 53/113 share Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area
Begumpur Khatola	23	19/1/2	3-6
		22/2/1/1	1-2
		12/3	1-5
		<u>0.706 Acre</u>	

15. Detail of Land owned by Smt. Ranjana Uppal w/o Jugal Uppal, Jugal Uppal s/o S. K. Uppal equal share Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area
Begumpur Khatola	49	4	8-0
		5	8-0
		14 min	4-3
		15 min	4-3
		6	8-0
		7	8-0
		<u>5.038 Acres</u>	

16. Detail of Land owned by Sh. Jugal Uppal s/o Sudesh Kumar Uppal Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	50	11 min	4-3
		12/1 min	1-2
			<u>5-5 or</u> <u>0.656 Acres</u>

17. Detail of Land owned by M/s Benedict Estates Developers Pvt. Ltd. Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	35	12	8-0
		13	8-0
		14	8-0
		18	8-0
		19	8-0
		22	8-0
		23	8-0
	39	2	8-0
		3/1	4-0
		9	8-0
		8/2	4-0
			<u>80-0 or</u> <u>10.00 Acres</u>

18. Detail of Land owned by M/s Chakradhari Estate Developers Pvt. Ltd. Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	38	11	7-12
		20/2	6-15
	39	15	8-0
		16	8-0
			<u>30-7 or</u> <u>3.794 Acres</u>

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Hr. CHD.
CHD/1/150

Continued page 6

19. Detail of Land owned by M/s Penthea Builders & Developers Pvt. Ltd. Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M	
Begumpur Khatola	24	16/2	2-9	
		17	6-13	
	35	8	8-0	
		9 min	6-18	
	38	2	8-0	
		3	8-0	
		4/1	2-6	
		8	8-0	
		9/2	2-2	
		13/1	3-16	
				<hr/>
				56-4 or
				<hr/> 7.025 Acres

20. Detail of Land owned by M/s Penthea Builders & Developers Pvt. Ltd. 266/1625 share, M/s Philana Builders & Developers Pvt. Ltd. 999/1625 share, M/s Phoena Builders & Developers Pvt. Ltd. 62/1625 share, M/s Dae Real Estate Pvt. Ltd. 298/1625 share, Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M	
Begumpur Khatola	38	14 min	7-18	
		15 min	0-10	
		17 min	4-14	
		24 min	2-0	
		23/2/2	0-6	
		51	3/2	0-6
		4 min	0-10	
				<hr/>
				16-4 or
				<hr/> 2.025 Acres

21. Detail of Land owned by M/s Philana Builders & Developers Pvt. Ltd. Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M	
Begumpur Khatola	35	5	8-0	
		6	8-0	
		15	8-0	
	39	12	8-0	
		13	8-0	
		18	8-0	
		19/1	0-6	
	23	22/2/2	5-3	
		23/2	1-19	
				55-8 or
				<hr/> 6.925 Acres


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Hr. CHD.
Gurgaon

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To be read with Memo No. 88 of 2010

22. Detail of Land owned by M/s Phoena Builders & Developers Pvt. Ltd. Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	21	16 min	6-18
		25/1	1-7
		25/2	6-13
	22	10	5-2
		21	8-0
		11/1	4-11
	35	3	8-0
		4	8-0
		7	8-0
	39	24/2	1-6
	24	18/2 min	2-5
			23/1
	39	17	8-0
		25	8-0
	40	15	8-0
	50	4	8-0
		5	8-0
6		8-0	
			<hr/>
			111-14 or 13.962 Acres

23. Detail of Land owned by M/s Vibodh Developers Pvt. Ltd. Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	36	22	8-0 or 1.00 Acres

24. Detail of Land owned by M/s Webcity Builders & Developers Pvt. Ltd. Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M	
Begumpur Khatola	24	5/1/2	2-0	
		4/2/2	5-0	
		14/1	5-4	
		7 min	7-18	
	21	15 min	4-8	
	36	2/2/1	3-6	
	38	4/2	5-14	
		7	8-0	
				<hr/>
				41-10 or 5.187 Acres


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25. Detail of Land owned by Sh. Dinesh Kumar S/o Krishanpal Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	38	9/1	5-18 or 0.738 Acres

26. Detail of Land owned by Sh. Ran Singh S/o Musadhi Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area K-M
Begumpur Khatola	36	2/2/2	0-14
		3/1	0-16
			<hr/> 1-10 or 0.188 Acres <hr/>

Grand Total 804 K-1M or 100.506 acs


Director
Town and Country Planning,
Haryana, Chandigarh
Chhatra 180

FORM LC - VI
(See Rule 13)

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

Sir,

1. We hereby apply for renewal of licence no. 88 of 2010 dated 28.10.10 for 100.506 acres in Village Begampur Khatola, Sector 73, Gurugram, which expires on 27.10.20.
2. As required, we submit:-
 - (i) Licence renewal fee of Rs. 35,89,000 (Rupees thirty five lakhs eighty nine thousand only), may kindly be adjusted against the surplus amount available with your good office.
 - (ii) Explanatory Note indicating the details of Development Works which have been completed or are in progress or are yet to be undertaken.
 - (iii) Reasons for non-completion of Development Works.
 - (iv) Copy of licence no. 88 of 2010 dated 28.10.10 alongwith land schedules is enclosed.

Thanking you,

Yours faithfully,
For DLF Home Developers Limited


(DEEPAK BHANDARI)
Authorised Signatory

Encl: As above.

EXPLANATORY NOTE

Licence No. : 88 of 2010 dated 28.10.10
Developer : M/s DLF Home Developers Limited
Location : Gurugram Manesar Urban Complex

Explanatory Note indicating the details of development works which have been completed or are yet to be undertaken together with reasons for non-completion of development works at Gurugram Manesar Urban Complex, Gurugram.

Part Completion for 111.412 acres (Licence No. 88 of 2010 dated 28.10.10, 21 of 2012 dated 20.03.12 & 109 of 2012 dated 26.10.12) has been granted vide DTCP memo nos. LC-2375-B/2013/38313 dated 01.05.2013 & LC-2375-C/JE(BR)2017/14785 dated 28.06.17.

However, as per Govt. policy dated 09.02.16, we have applied for grant of permission for availing additional FAR under TOD Zone vide our letters dated 14.11.17 & 26.02.18.

Hence, renewal of licence is being applied.

Renewal of Licence (Under Section 8A of Haryana Development and Regulation of Urban Area Act 1975 and Rules 13 of Rules 1976)

Dairy No: TCP-OFA/4734/2020	Diary Date: 29/09/2020	App No: RLC-2375A1	GRN: 67871299	Payment Txn. No/Status: TCP1354209291881 /success	Payment Txn. Date: 29/09/2020 16:13:51	Submission Date/Status 29/09/2020 /Under Scurtiny
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All fields marked with * are mandatory

Site Location details

Select Licence No. : * <input type="text" value="88 OF 2010"/>	Licence Issued Date : <input type="text" value="28/10/2010"/>
Developer Name : <input type="text" value="DLF Home Developers Ltd."/>	District : <input type="text" value="Gurugram"/>
Purpose : <input type="text" value="Residential Plotted Colony"/>	Application No : <input type="text" value="LC-2375A"/>
Development Plan : <input type="text" value="GURGAON-MANESAR"/>	Licence Area (in Acres) : <input type="text" value="100.506"/>

Renewal Status

Whether this is your first Renewal : *

Attach copy of Licence(In case renewal is applied for first time) : * Add Comments(If Any) :

Attach copy of previous renewal granted by department : * Add Comments(If Any) :

Licence renewal application on LC-VI (available at www.tcparyana.gov.in) : * Board resolution in favour of authorized signatory of LC-VI : *

Whether Part Completion Taken : *

Part Completion Issue Date : Area under part completion(In Acres) : * Attach Part Completion Certificate : *

Fees Deposited Details (click here to download Receipt)

[Click here for fee's instructions!](#)

Renewal Due Date	Renewal Upto	Purpose	Renewal Area(in Acres)	Renewal Fee's(In Rs.)	No of Days Overdue	Penalty Interest(In Rs.)	Amount(In Rs.)
27/09/2020	27/10/2020	Residential(Plotted)	100.506	10	0	0	10
Total Amount							10

Payment details

Payment Method* Net Banking Aggregator*

Compliance Status

Have All the condition of Licence/Agreements/Renewal etc been fulfilled in letter and Spirit : * Add Comments (If any) :

Whether any complaint pending in Allottees Grievance Redressal Forms,National Green Tribunal or Court case or litigation pending in court of law : * Attach copy of Complaint :

Certificate from Chartered Accountant regarding non receipt of stamp duty/registration charges : *

Approval from Authorities

Whether environment clearance from competent authority obtained : * Clearance Certificate Attachment:

Add Comments (If Any) :

Whether Power load requirement request obtained: *

YES

Power Load Document Attachment:

Choose File No

View uploaded file

Add Comments(If Any) :

Whether Public Health services plan estimates approval obtained: *

YES

Approval Document Attachment:

Choose File No

View uploaded file

Add Comments(If Any) :

Whether approval of Electrical Service plans/estimates : *

YES

Attach copy of approval of Electrical Service plans/estimates : *

Choose File No

View uploaded file

Remarks(If Any) :

Advertisement Details

Whether the advertisement for sale of plots/flats/floor area residential plotted/Group Housing and commercial colonies have been given after the approval of layout/building plans : *

YES

Advertisement copy Attachment : *

Choose File No

View uploaded file

Advertisement Date :

09/12/2010

EWS Status

Have you complied with all conditions pertaining to provision/construction/transfer to Housing Board Haryana/Floatation allotment/possession etc. as applicable. as per the various policy instructions issued in the Govt. from time to time : *

YES

Add EWS Status Comments(If Any) :

Total number of EWS flats as per approval layout plan :

Total number of EWS plots as per approved layout plan:

109

Total number of EWS flats transferred to Housing Board Haryana :

Total number of EWS Plots transferred to Housing Board Haryana :

109

Total number of EWS flats allotted through draw of allotment :

Total number of EWS plots allotted through draw of allotment :

Remarks regarding EWS flats (If Any) :

Remarks regarding EWS plots (If Any) :

Status of Development Work

Status of development work signed by authorised person (scanned document): *

Choose File No

View uploaded file

Add Comments(If Any) :

Photographs partening status of development work(multiple photos can be merged into single PDF) : *

Choose File No

View uploaded file

Add Comments(If Any) :

Whether Development work completed in time : *

NO

Specify the reason for delay(If No):

Applied under TOD

Whether transfered any portion of plan area free of cost to the Govt. or not in compliance of condition of licence : *

YES

Attach Document (If Any) :

Choose File No

View uploaded file

Remarks(If Any) :

Status of approval of Layout/Zoning/Building Plan

Type of Plan	Plan Details	Date of Approval	View Attachment	
Zoning Plan	Revised Zoning Plan	21/06/2019	View uploaded file	

Status of Community Sites

Type of community Site	Area(in sqmtr)	Code	Zoning Plan Approval Date	Building Plan Approval Date	Occupation Date	Remarks	Attachment

Details of Apartment ownership Act/OC/DOD

*Whether the colonizer has complied with the provision of Apartment Ownership Act in respect of Group Housing Colony and Commercial Colony : **

NO

Add Comments(if Any) :

Status of Apartment Ownership Act

Date of Occupation	Attachment of Occupation	Target Date for Filing of Deed of Declaration	Date on which Deed of Declaration Filed	Attachment of Deed of Declaration(latest)	Remarks(if any)

*You have submitted compliance against rule 24,26(2),27 and 28 of Haryana Development and Regulation of Urban Areas Act 1976 : **

YES

Add Comments(if Any) :

Receipt of composition fees (if applicable) :

Choose File No

Declaration: I hereby declare that the details furnished above are true and correct to the best of my knowledge and belief and I undertake to inform you of any changes therein, in case any of the above information is found to be false or untrue or misleading or misrepresenting, I am aware that I may be held liable for it.

I Agree:

Once application has been finally saved, You will not be allowed to change the application contents

In case of any support required in filing the Application, please contact Sh. Sanjay Badoni (t1sw[dot]t1cp[at]gmail.com)



Directorate of Town & Country Planning, Haryana

Ayojna Bhawan, Sector-18, Chandigarh, web site tcpharyana.gov.in

Phone: 0172-2549349; e-mail: tcphry@gmail.com

FORM LC-V (See Rule-12)

Licence No. *109* of 2012


This licence has been granted under the Haryana Development and Regulation of Urban Areas Act, 1975 and Rules made there under to S/Sh. Ram Kumar, Kanwar Singh, Desh Raj Ss/o Sh. Chhotu, C/o DLF New Gurgaon Homes Developers Pvt. Ltd., DLF Centre, Sansad Marg, New Delhi-01 for setting up of residential plotted colony over an additional area measuring 3.9 acres contiguous to earlier licensed land measuring 107.512 acres (license No. 88 of 2010 and 21 of 2012) falling in revenue estate of village Begampur Khatola, Sector 73 of Gurgaon - Manesar Urban Complex, Distt. Gurgaon.

1. The schedule of land duly signed by the Director General, Town and Country Planning, Haryana, wherein the aforesaid Residential Plotted Colony is to be set up over an additional area is hereby enclosed.
2. The License is granted subject to the following conditions:
 - i. That the residential plotted colony will be laid out in confirmation to the approved layout plan and development works are executed according to the designs and specifications shown in the approved plan.
 - ii. 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 the Rules 1976 made there under are duly complied with.
 - iii. That the portion of Sector/Master plan road which shall form part of the licensed 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.
 - iv. That licensee shall construct the 12/18/24 m wide service road forming part of the site area at his own cost and the entire area under road shall be transferred free of cost to the Government.
 - v. That you shall take permanent access from service road proposed along the development plan road.
 - vi. That licensee shall deposit the Infrastructural Development Charges @ Rs. 500/- per Sqm for residential plotted component in two equal installments i.e. 1st installment will be deposited within 60 days from grant of license and 2nd installments within six months from grant of license, failing which interest @ Rs. 18% per annum will liable to be paid for the delayed period.
 - vii. That the licensee will integrate the services with HUDA services as per approved service plans and as & when made available.
 - viii. That licensee will have no objection to the regularization of the boundaries of the license through give and take with the land, that HUDA is finally able to acquire in the interest of planned development and integrated services. The decision of the competent authority shall be binding in this regard.
 - ix. That you shall make arrangements for water supply, sewerage, drainage etc. to the satisfaction of DG, TCP till these services are made available from External Infrastructure to be laid by HUDA/HSIIDC.

- x. That development/construction cost of 24 m/18 m wide major internal roads is not included in the EDC rates and you shall pay the proportionate cost for acquisition of land, if any, alongwith the construction cost of the same as and when finalized and demanded by DGTCP, Haryana.
 - xi. That the licensee shall submit NOC as required under notification dated 14.09.06 issued by MOEF, GOI before executing development works at site.
 - xii. That you shall obtain clearance from competent authority, if required under PLPA, 1900 and any other clearance required under any other law.
 - xiii. That you shall pay the labour cess charges as per policy dated 4.5.2010.
 - xiv. That licensee shall provide rain water harvesting system at site as per Central Ground Water Authority norms/Haryana Govt. notification, as applicable.
 - xv. That the licensee shall make the provision of solar water heating system as per recommendations of HAREDA and shall make it operational, where applicable, before applying for Occupation Certificate.
 - xvi. That the developer will use only CFL fittings for internal as well as for campus lighting.
 - xvii. That licensee shall convey the ultimate power load requirement of the project to the concerned Power Authority, with a copy to the Director with in a period of two month from date of grant of license, to enable provision for Transformers/Switching Stations/Electric Sub-stations at site of licensed land as per the norms prescribed by the power Authority, in the zoning plan of the project.
 - xviii. That in compliance of Rule 27 of Rules 1976 & Section 5 of Haryana Development and Regulation of Urban Areas Act, 1975, you shall inform account number and full particulars of the scheduled bank wherein you have to deposit thirty percentum of the amount from the plot for meeting the cost of internal development works in the colony.
 - xix. That the pace of construction should be atleast in accordance with your sale agreement with the buyers of the flats as and when scheme is launched.
 - xx. That you shall submit the certificate from DRO stating that there is no further sale of the land applied for license till date and applicant companies are owner of the land, within a period of 30 from the date of grant of licence.
 - xxi. That you shall specify the detail of calculations per Sqm/per sq ft, which is being demanded from the plot owners on account of IDC/EDC, if being charged separately as per rates fixed by Govt.
 - xxii. That you will intimate your official Email ID and the correspondence to this ID by the Department will be treated as legal.
3. The license is valid up to 25/10/2016.

Dated: Chandigarh

The 26/10/2012.


(T.C. Gupta, I.A.S)
Director General, Town & Country Planning
Haryana Chandigarh

Endst No. LC-2375-C-JE (S)-2012/ 21790 Dated:- 31/10/12.

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

Regd.

1. S/Sh. Ram Kumar, Kanwar Singh, Desh Raj Ss/o Sh. Chhotu, C/o DLF New Gurgaon Homes Developers Pvt. Ltd., DLF Centre, Sansad Marg, New Delhi-01. *along with copy of agreement & IVD & approved LOP.*
2. Chairman, Pollution Control Board, Haryana, Sector-6, Panchkula.
3. Chief Administrator, HUDA, Panchkula.
4. Managing Director, HVPN, Planning Directorate, Shakti Bhawan, Sector-6, Panchkula.
5. Joint Director, Environment Haryana -Cum-Secretary, SEAC, SCO No. 1-3, Sector -17D Chandigarh.
6. Addl. Director Urban Estates, Haryana, Panchkula.
7. Administrator, HUDA, Gurgaon
8. Chief Engineer, HUDA, Panchkula.
9. Superintending Engineer, HUDA, Gurgaon along with a copy of agreement.
10. Land Acquisition Officer, Gurgaon.
11. Senior Town Planner, Gurgaon. He will ensure that the colonizer shall obtain approval/NOC as per condition No. 2(xi) above before starting the Development Works.
12. Senior Town Planner (Enforcement), Haryana, Chandigarh.
13. District Town Planner, Gurgaon along with a copy of agreement. *& approved LOP.*
14. Chief Accounts Officer, O/o Directorate of Town & Country Planning, Haryana, Chandigarh along with a copy of agreement.




(P.P. Singh)

District Town Planner (HQ)
For Director General, Town and Country Planning,
Haryana, Chandigarh

To be read with licence No. 109 of 2012/26 ¹⁰/₁₂

Detail of land owned by Sh. Ram Kumar, Kanwar Singh, Desh Raj s/o
Chhotu Village Begumpur Khatola Distt. Gurgaon.

Village	Rect. No.	Kila No.	Total Area K-M
Begumpur	38	21	7-12
Khatola		22	8-0
	51	1	7-12
		2/1	4-0
		2/2	4-0
<hr/>			
Total			31-4 or 3.90 acres
<hr/>			


Director General
Town and Country Planning,
Haryana, Chandigarh


FORM LC - VI
(See Rule 13)

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

Sir,

1. We hereby apply for renewal of licence no. 109 of 2012 dated 26.10.12 for 3.90 acres in Village Begampur Khatola, Sector 73, Gurugram, which expires on 25.10.20.
2. As required, we submit:-
 - (i) Licence renewal fee of Rs. 1,22,000 (Rupees one lakhs twenty two thousand only), may kindly be adjusted against the surplus amount available with your good office.
 - (ii) Explanatory Note indicating the details of Development Works which have been completed or are in progress or are yet to be undertaken.
 - (iii) Reasons for non-completion of Development Works.
 - (iv) Copy of licence no. 109 of 2012 dated 26.10.12 alongwith land schedules is enclosed.

Thanking you,

Yours faithfully,
For DLF Home Developers Limited


(DEEPAK BHANDARI)
Authorised Signatory

Encl: As above.

EXPLANATORY NOTE

Licence No. : 109 of 2012 dated 26.10.12
Developer : M/s DLF Home Developers Limited
Location : Gurugram Manesar Urban Complex

Explanatory Note indicating the details of development works which have been completed or are yet to be undertaken together with reasons for non-completion of development works at Gurugram Manesar Urban Complex, Gurugram.

Part Completion for 111.412 acres (Licence No. 88 of 2010 dated 28.10.10, 21 of 2012 dated 20.03.12 & 109 of 2012 dated 26.10.12) has been granted vide DTCP memo nos. LC-2375-B/2013/38313 dated 01.05.2013 & LC-2375-C/JE(BR)2017/14785 dated 28.06.17.

Hence, renewal of licence is being applied.

[Track Your Application](#)

[Download Receipt](#)



Renewal of Licence

(Under Section 8A of Haryana Development and Regulation of Urban Area Act 1975 and Rules 13 of Rules 1976)

Dairy No: TCP-OFA/4737/2020 Diary Date: 29/09/2020 App No: RLC-2375C1 GRN: 67872231 Payment Txn. No/Status: TCP1354209291882 /success Payment Txn. Date: 29/09/2020 16:35:09 Submission Date/Status: 29/09/2020 /Under Scurtiny

All fields marked with * are mandatory

Site Location details

Select Licence No. : * 109 OF 2012 Licence Issued Date : 26/10/2012
 Developer Name : DLF Home Developers Ltd. District : Gurugram
 Purpose : Residential Plotted Colony Application No : LC-2375C
 Development Plan : GURGAON-MANESAR Licence Area (in Acres) : 3.9

Renewal Status

Whether this is your first Renewal : * NO
 Attach copy of Licence(In case renewal is applied for first time) : * Choose File No Add Comments(If Any) :
 Attach copy of previous renewal granted by department : * View uploaded file Add Comments(If Any) :
 Licence renewal application on LC-VI (available at www.tcparyana.gov.in) : * View uploaded file Board resolution in favour of authorized signatory of LC-VI : * View uploaded file
 Whether Part Completion Taken : * YES
 Part Completion Issue Date : 28/06/2017 Area under part completion(In Acres) : * 3.90 Attach Part Completion Certificate : * View uploaded file

Fees Deposited Details (click here to download Receipt)

[Click here for fee's instructions!](#)

Renewal Due Date	Renewal Upto	Purpose	Renewal Area(in Acres)	Renewal Fee's(In Rs.)	No of Days Overdue	Penalty Interest(In Rs.)	Amount(In Rs.)
25/09/2020	25/10/2020	Residential(Plotted)	3.9	10	0	0	10
Total Amount							10

Payment details

Payment Method* NETBANKING Net Banking Aggregator* IDBI View List of Retails Banks of selected Aggregator
 View list of Corporate Banks of selected Aggregator

Compliance Status

Have All the condition of Licence/Agreements/Renewal etc been fulfilled in letter and Spirit : * YES Add Comments (If any) :
 Whether any complaint pending in Allottees Grievance Redressal Forms,National Green Tribunal or Court case or litigation pending in court of law : * NO Attach copy of Complaint : Choose File No
 Certificate from Chartered Accountant regarding non receipt of stamp duty/registration charges : * Choose File No View uploaded file

Approval from Authorities

Whether environment clearance from competent authority obtained : * N/A Clearance Certificate Attachment: Choose File No
 Add Comments (If Any) : Not applicable in Plotted Colony

Whether Power load requirement request obtained: *

YES

Power Load Document Attachment:

Choose File No

View uploaded file

Add Comments(If Any) :

Whether Public Health services plan estimates approval obtained:*

YES

Approval Document Attachment:

Choose File No

View uploaded file

Add Comments(If Any) :

Whether approval of Electrical Service plans/estimates : *

YES

Attach copy of approval of Electrical Service plans/estimates : *

Choose File No

View uploaded file

Remarks(If Any) :

Advertisement Details

Whether the advertisement for sale of plots/flats/floor area residential plotted/Group Housing and commercial colonies have been given after the approval of layout/building plans : *

YES

Advertisement copy Attachment : *

Choose File No

View uploaded file

Advertisement Date :

09/12/2010

EWS Status

Have you complied with all conditions pertaining to provision/construction/transfer to Housing Board Haryana/Floatation allotment/possession etc. as applicable. as per the various policy instructions issued in the Govt. from time to time : *

YES

Add EWS Status Comments(If Any) :

Total number of EWS flats as per approval layout plan :

Total number of EWS plots as per approved layout plan:

109

Total number of EWS flats transferred to Housing Board Haryana :

Total number of EWS Plots transferred to Housing Board Haryana :

109

Total number of EWS flats allotted through draw of allotment :

Total number of EWS plots allotted through draw of allotment :

Remarks regarding EWS flats (If Any) :

Remarks regarding EWS plots (If Any) :

Status of Development Work

Status of development work signed by authorised person (scanned document): *

Choose File No

View uploaded file

Add Comments(If Any) :

Photographs partening status of development work(multiple photos can be merged into single PDF) : *

Choose File No

View uploaded file

Add Comments(If Any) :

Whether Development work completed in time : *

NO

Specify the reason for delay(If No):

Applied under TOD

Whether transfered any portion of plan area free of cost to the Govt. or not in compliance of condition of licence : *

YES

Attach Document (If Any) :

Choose File No

View uploaded file

Remarks(If Any) :

Status of approval of Layout/Zoning/Building Plan

Type of Plan	Plan Details	Date of Approval	View Attachment	
Zoning Plan	Revised Zoning Plan	21/06/2019	View uploaded file	

Status of Community Sites

Type of community Site	Area(in sqmtr)	Code	Zoning Plan Approval Date	Building Plan Approval Date	Occupation Date	Remarks	Attachment

Details of Apartment ownership Act/OC/DOD

*Whether the colonizer has complied with the provision of Apartment Ownership Act in respect of Group Housing Colony and Commercial Colony : **

NO

Add Comments(if Any) :

Status of Apartment Ownership Act

Date of Occupation	Attachment of Occupation	Target Date for Filing of Deed of Declaration	Date on which Deed of Declaration Filed	Attachment of Deed of Declaration(latest)	Remarks(if any)

*You have submitted compliance against rule 24,26(2),27 and 28 of Haryana Development and Regulation of Urban Areas Act 1976 : **

YES

Add Comments(if Any) :

Receipt of composition fees (if applicable) :

Choose File No

Declaration: I hereby declare that the details furnished above are true and correct to the best of my knowledge and belief and I undertake to inform you of any changes therein, in case any of the above information is found to be false or untrue or misleading or misrepresenting, I am aware that I may be held liable for it.

I Agree:

Once application has been finally saved, You will not be allowed to change the application contents

In case of any support required in filing the Application, please contact Sh. Sanjay Badoni (t1sw[dot]t1cp[at]gmail.com)

