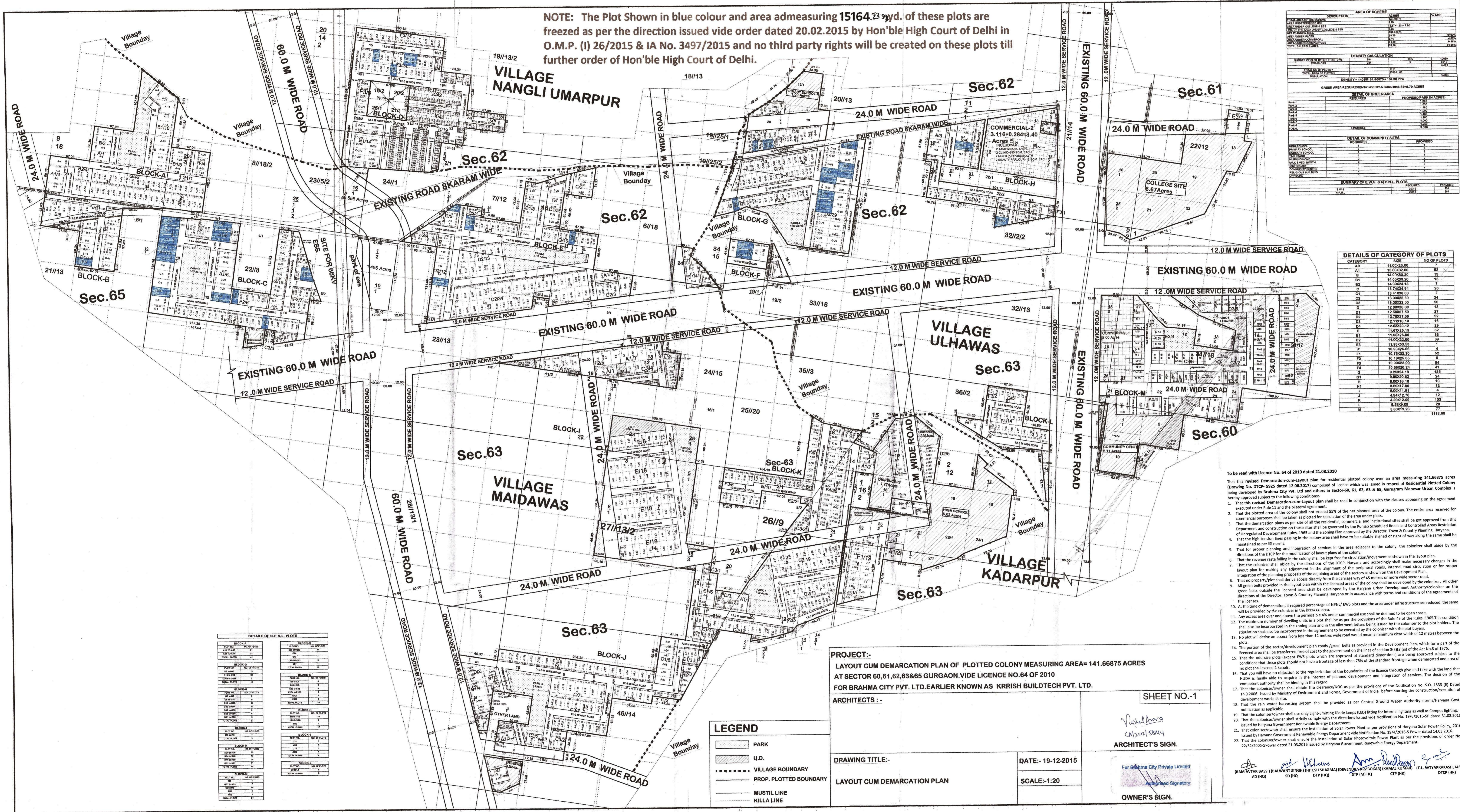


NOTE: The Plot Shown in blue colour and area admeasuring 15164.23 sqyd. of these plots are freed as per the direction issued vide order dated 20.02.2015 by Hon'ble High Court of Delhi in O.M.P. (I) 26/2015 & IA No. 3497/2015 and no third party rights will be created on these plots till further order of Hon'ble High Court of Delhi.



DESCRIPTION	AREA OF SCHEME	ACRES	%AGE
TOTAL AREA OF THE SCHEME	141.66875	141.66875	100
AREA OF PLOTS	136.50000	136.50000	96.35
AREA OF OPEN SPACES	5.16875	5.16875	3.65
AREA UNDER COLLEGE'S USE	0.00000	0.00000	0.00
AREA UNDER COMMERCIAL USE	0.00000	0.00000	0.00
AREA UNDER OTHER USES	0.00000	0.00000	0.00
TOTAL AVAILABLE AREA	141.66875	141.66875	100

DESCRIPTION	REQUIRED	PROVIDED
NUMBER OF PLOTS MORE THAN 200 SQ. METERS	10	10
TOTAL NO. OF PLOTS	1118	1118
TOTAL AREA OF PLOTS	136.50000	136.50000
PERCENTAGE	96.35	96.35

DESCRIPTION	REQUIRED	PROVIDED
GREEN AREA REQUIREMENT-1 (MINIMUM 5% OF TOTAL AREA)	7.08344	7.08344
GREEN AREA REQUIREMENT-2 (MINIMUM 10% OF TOTAL AREA)	14.16688	14.16688
GREEN AREA REQUIREMENT-3 (MINIMUM 15% OF TOTAL AREA)	21.25032	21.25032
GREEN AREA REQUIREMENT-4 (MINIMUM 20% OF TOTAL AREA)	28.33376	28.33376
GREEN AREA REQUIREMENT-5 (MINIMUM 25% OF TOTAL AREA)	35.41720	35.41720
GREEN AREA REQUIREMENT-6 (MINIMUM 30% OF TOTAL AREA)	42.50064	42.50064
GREEN AREA REQUIREMENT-7 (MINIMUM 35% OF TOTAL AREA)	49.58408	49.58408
GREEN AREA REQUIREMENT-8 (MINIMUM 40% OF TOTAL AREA)	56.66752	56.66752
GREEN AREA REQUIREMENT-9 (MINIMUM 45% OF TOTAL AREA)	63.75096	63.75096
GREEN AREA REQUIREMENT-10 (MINIMUM 50% OF TOTAL AREA)	70.83440	70.83440
GREEN AREA REQUIREMENT-11 (MINIMUM 55% OF TOTAL AREA)	77.91784	77.91784
GREEN AREA REQUIREMENT-12 (MINIMUM 60% OF TOTAL AREA)	85.00128	85.00128
GREEN AREA REQUIREMENT-13 (MINIMUM 65% OF TOTAL AREA)	92.08472	92.08472
GREEN AREA REQUIREMENT-14 (MINIMUM 70% OF TOTAL AREA)	99.16816	99.16816
GREEN AREA REQUIREMENT-15 (MINIMUM 75% OF TOTAL AREA)	106.25160	106.25160
GREEN AREA REQUIREMENT-16 (MINIMUM 80% OF TOTAL AREA)	113.33504	113.33504
GREEN AREA REQUIREMENT-17 (MINIMUM 85% OF TOTAL AREA)	120.41848	120.41848
GREEN AREA REQUIREMENT-18 (MINIMUM 90% OF TOTAL AREA)	127.50192	127.50192
GREEN AREA REQUIREMENT-19 (MINIMUM 95% OF TOTAL AREA)	134.58536	134.58536
GREEN AREA REQUIREMENT-20 (MINIMUM 100% OF TOTAL AREA)	141.66880	141.66880

CATEGORY	SIZE	NO. OF PLOTS
A0	11.00X20.00	7
A1	15.00X20.00	62
B	14.00X20.00	15
B1	14.00X20.00	15
B2	14.00X20.00	7
C	13.00X20.00	29
C1	13.00X20.00	7
C2	13.00X20.00	24
C3	13.00X20.00	15
D	12.00X20.00	13
D1	12.00X20.00	27
D2	12.00X20.00	92
D3	12.00X20.00	16
D4	12.00X20.00	29
E	11.00X20.00	62
E1	11.00X20.00	33
E2	11.00X20.00	29
E3	11.00X20.00	39
F	10.00X20.00	4
F1	10.00X20.00	62
F2	10.00X20.00	9
F3	10.00X20.00	34
F4	10.00X20.00	43
G	9.00X20.00	125
G1	9.00X20.00	24
H	8.00X18.00	10
H1	8.00X18.00	12
I	8.00X18.00	4
J	4.00X12.00	102
K	4.00X12.00	26
L	5.00X9.00	26
M	8.00X13.20	77
TOTAL		1118.00

- To be read with Licence No. 64 of 2010 dated 21.08.2010
- That this revised Demarcation-cum-Lay-out plan for residential plotted colony over an area measuring 141.66875 acres (Drawing No. DTCP- 5925 dated 12.06.2017) comprised of licence which was issued in respect of Residential Plotted Colony being developed by Brahma City Pvt. Ltd. and others in Sector-60, 61, 62, 63 & 65, Gurugram Manesar Urban Complex is hereby approved subject to the following conditions:-
- That this revised Demarcation-cum-Lay-out plan shall be read in conjunction with the clauses appearing on the agreement executed under Rule 11 and the bilateral agreement.
 - That the plotted area of the colony shall not exceed 55% of the net planned area of the colony. The entire area reserved for commercial purposes shall be taken as plotted for calculation of the area under plots.
 - That the demarcation plans as per size of all the residential, commercial and institutional sites shall be got approved from this Department and construction on these sites shall be governed by the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Rules, 1965 and the Zoning Plan approved by the Director, Town & Country Planning, Haryana.
 - That the high-tension lines passing in the colony area shall have to be suitably aligned or right of way along the same shall be maintained as per ISI norms.
 - That for proper planning and integration of services in the area adjacent to the colony, the colonizer shall abide by the directions of the DTCP for the modification of layout plans of the colony.
 - That the revenue rasta falling in the colony shall be kept free for circulation/movement as shown in the layout plan.
 - That the colonizer shall abide by the directions of the DTCP, Haryana and accordingly shall make necessary changes to the layout plan for making any adjustment in the alignment of the peripheral roads, internal road circulation or for proper integration of the planning proposals of the adjoining areas of the sectors as shown on the Development Plan.
 - That no property/plot shall derive access directly from the carriage way of 45 meters or more wide sector road.
 - All green belts provided in the layout plan within the licensed area of the colony shall be developed by the colonizer. All other green belts outside the licensed area shall be developed by the Haryana Urban Development Authority/colonizer on the directions of the Director, Town & Country Planning Haryana or in accordance with terms and conditions of the agreements of the licenses.
 - At the time of demarcation, if required percentage of NPNL/EWS plots and the area under infrastructure are reduced, the same will be provided by the colonizer in the licensed area.
 - Any excess area over and above the permissible 4% under commercial use shall be deemed to be open space.
 - The maximum number of dwelling units in a plot shall be as per the provisions of the Rule 49 of the Rules, 1965. This condition shall also be incorporated in the zoning plan and in the allotment letters being issued by the colonizer to the plot holders. The stipulation shall also be incorporated in the agreement to be executed by the colonizer with the plot buyers.
 - No plot will derive an access from less than 12 meters wide road which means a minimum clear width of 12 meters between the plots.
 - The portion of the sector/development plan roads (green belts as provided in the Development Plan, which form part of the licensed area shall be transferred free of cost to the government on the lines of section 3(i)(a)(ii) of the Act No.8 of 1975.
 - That the odd size plots (except EWS plots which are approved of standard dimensions) are being approved subject to the conditions that these plots should not have a frontage of less than 75% of the standard frontage when demarcated and area of no plot shall exceed 2 kanals.
 - That you will have no objection to 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.
 - That the colonizer/owner shall obtain the clearance/NOC as per the provisions of the Notification No. S.O. 1533 (E) Dated 14.9.2006 issued by Ministry of Environment and Forest, Government of India before starting the construction/execution of development works at site.
 - That the rain water harvesting system shall be provided as per Central Ground Water Authority norms/Haryana Govt. notification as applicable.
 - That the colonizer/owner shall use only Light-Emitting Diode lamps (LED) fitting for internal lighting as well as Campus lighting.
 - That the colonizer/owner shall strictly comply with the directions issued vide Notification No. 19/6/2016-SP dated 31.03.2016 issued by Haryana Government Renewable Energy Department.
 - That colonizer/owner shall ensure the installation of Solar Power Plant as per provisions of Haryana Solar Power Policy, 2016 issued by Haryana Government Renewable Energy Department vide Notification No. 19/12/2016-SP dated 14.03.2016.
 - That the colonizer/owner shall ensure the installation of Solar Photovoltaic Power Plant as per the provisions of order No. 22/52/2005-SPower dated 21.03.2016 issued by Haryana Government Renewable Energy Department.

PROJECT:-
LAYOUT CUM DEMARCATION PLAN OF PLOTTED COLONY MEASURING AREA= 141.66875 ACRES
AT SECTOR 60,61,62,63&65 GURGAON.VIDE LICENCE NO.64 OF 2010
FOR BRAHMA CITY PVT. LTD.EARLIER KNOWN AS KRRISH BUILDTECH PVT. LTD.

ARCHITECTS :- [Signature] [Stamp]

SHEET NO.-1

DRAWING TITLE:- LAYOUT CUM DEMARCATION PLAN

DATE:- 19-12-2015

SCALE:- 1:20

OWNER'S SIGN. [Signature]

LEGEND

[Symbol]	PARK
[Symbol]	U.D.
[Symbol]	VILLAGE BOUNDARY
[Symbol]	PROP. PLOTTED BOUNDARY
[Symbol]	MUSTIL LINE
[Symbol]	KILLA LINE

DETAILS OF N.P.N.L. PLOTS

BLOCK	NO. OF PLOTS	NO. OF PLOTS	NO. OF PLOTS
BLOCK-A	10	10	10
BLOCK-B	10	10	10
BLOCK-C	10	10	10
BLOCK-D	10	10	10
BLOCK-E	10	10	10
BLOCK-F	10	10	10
BLOCK-G	10	10	10
BLOCK-H	10	10	10
BLOCK-I	10	10	10
BLOCK-J	10	10	10
BLOCK-K	10	10	10
BLOCK-L	10	10	10
BLOCK-M	10	10	10