

प्रेषक,

उपायुक्त, गुरुग्राम।

सेवा मे

Sh. Satya Pal Singh, Authorised Signatory,
M/s Loon Land Development Limited,
A-8B, Second Floor, Friends Colony East,
New Delhi-110065.

क्रमांक

51

/एम0बी0

दिनांक

19/5/2022

विषय:-

Report of the Tehsildar through office of DC that the Land for Residential Plotted Colony at Village Naurangpur, Gurugram by M/s Loon Land Development Limited and Others does not fall under MoEF (Aravalli) Notification S.O. 319(E) dated 7th May 1992.

उपरोक्त विषय के संदर्भ में।

विषयाधीन मामले मे उक्त के सम्बन्ध मे तहसीलदार, मानेसर व उप वन संरक्षक, गुरुग्राम से रिपोर्ट प्राप्त की गई जो निम्न प्रकार है:-

तहसीलदार, मानेसर ने अपने कार्यालय के पत्र क्रमांक 31/रीडर दिनांक 21.04.2022 के द्वारा रिपोर्ट इस कार्यालय मे प्रेषित की है जिसमे लिखा है कि किला नम्बरान 70// 1/1 (4-14), 2/1 (5-11), 55// 21 (8-0), 22 (8-0), 56// 25 (6-0), 70// 5 (7-2), 55// 17/1/1 (3-12), 18/2 (3-11), 19/2 (0-8), 36// 27 (0-10), 58// 5/2 (1-16), 6/1 (3-2), 36// 21/2 (2-0), 48// 7/1 (1-12), 49// 11/2 (2-8), 70// 11/3 (1-4), 12 (8-0), 19 (6-16), 20/1 (1-4), 114 (7-16), 55// 1/1 (0-2), 56// 5/1/2 (6-10), 49// 5/1 (4-0), 6/1/2 (1-15), 35// 21/1 (4-4), 49// 4/2 (2-4), 2/1/1 (1-13), 2/1/2 (1-6), 56// 9/2 (7-4), 13/1 (6-13), 70// 1/2 (2-2), 9/2 (2-9), 71// 11/2 (0-19), 48// 25/1/2 (2-11), 25/2/2 (1-14), 25/3 (1-7), 58// 5/1 (6-4), 48// 15/1 (2-4), 49// 11/1 (4-8), 70// 16 (8-0), 17/1 (2-8), 17/2 (5-0), 71// 19 (8-0), 20/1 (2-8), 20/2 (5-12), 70// 18/1 (0-9), 11/2/2 (1-1), 20/2/1 (4-6), 70// 21/3 (1-16), 35// 11 min (0-4), 50// 19 (8-0), 21/2 (4-16), 22 (8-0), 23 (8-8), 56// 1 (7-12), 10/1 (4-18), 49// 18/1 (1-2), 4/3/1 (0-5), 36// 14 (8-0), 16 (7-11), 17 (7-2), 23/2 (1-8), 24 (8-0), 25 (8-0), 35// 21/2 (2-0), 49// 2/3/1 (1-10), 9/2 (4-0), 12/1 (1-0), 2/3/2 (1-5), 9/1 (4-0), 56// 8 (8-0), 9/1 (0-16), 3 (8-0), 11/2 (3-8), 70// 9/1 (5-11), 57// 7 (8-0), 13/1 (4-9), 14 (8-0), 17 (8-0), 58// 4/2 (4-0), 6/3 (2-13), 14/2 (1-1), 15/1 (2-10), 36// 20 (7-11), 21/1 (6-0), 57// 18/2/1 (3-16), 48// 5/2 (6-0), 6 (8-0), 15/2 (5-16), 49// 1 (8-0), 10 (8-0), 69// 2/2 (6-12), 3/1 (6-0), 4/1/1 (1-8), 9/1 (6-12), 70// 10/2/1 (3-16), 11/1/2 (2-10), 69// 4/1/2 (1-8), 7/2/1 (0-12), 8/2 (4-0), 13/1/1 (0-7), 55// 14/1/2 (0-1), 14/2/2 (1-11), 15/1/2 (0-10), 113 (3-14), 70// 1/3 (0-15), 10/1 (0-16), 50// 18 (5-11), 56// 2/1 (5-7), 36// 18/1 (1-6), 49// 2/2/1 (1-1), 2/2/2 (0-17), 56// 12/1 (6-13), 37// 15/3 (2-9), 16 (7-11), 24/2 (2-13), 25/1 (5-12), 48// 4 (7-12), 5/1 (2-0), 7/3 (4-8), 27 (0-8), 49// 21/3 (2-3), 21/4 (0-15), 21/5 (3-8), 24/1 (2-11), 57// 1 (8-0), 2 (6-7), 3 (6-19), 8 (8-0), 24 (8-0), 18/1/1 (1-0), 37// 25/2 (2-8), 69// 6/2 (2-16), 7/1 (5-8), 14/1/2 (2-16), 15/1 (5-0), 16/2 (2-15), 16/1/4 (2-5), 25/1/1 (1-14), 14/2/2 (1-16), 17/1 (2-10), 49// 11/3 (1-4), 56// 19/2 (1-16), 22/1 (1-16), 69// 4/2 (5-4), 5 (8-0), 58// 7 (8-0), 14/1/2 (7-9), 56// 6/2 (4-5), 7 (7-11), 12/2 (1-7), 13/2 (1-7), 15/2 (3-14), 17 (8-0), 18 (8-0), 19/1 (6-4), 22/2 (6-4), 36// 10/3/2min (0-17), 11/1/1 (2-14), 3min (0-0), 4/1min (0-2), 8/2min (1-16-0), 9min (3-9), 56// 20/2 (4-9), 70// 7/2 (5-1), 14 (6-2), 56// 23 (8-0), 24 (9-8), 55// 11/1 (3-0), 36// 1/2min (2-0), 2min (0-4), 19/1 (6-12), 15min (5-16), 37// 6/2min (0-0), 36// 11/2/1 (3-6), 37// 15/4 (1-4), 56// 10/2 (3-2), 57// 15 (8-0), 70// 4 (7-17), 36// 12/1 (6-0), 13 (8-0), 10/2min (0-14), 37// 6/1min (0-0), 56// 21 (8-0), 57// 16 (8-0), 25 (8-0), 58// 6/2 (2-4-0), 70// 6 (8-0), 7/1 (2-2), 15 (8-16), 71// 10 (8-0), 11/1 (6-12), 36// 18/2 (5-17), 22 (7-19), 23/1 (5-17), 56// 11/1 (4-12), 20/1 (3-11), 57// 6/2 (4-4), 56// 4 (5-5), 14 (8-0), 15/1 (3-14), 16/2 (2-12), 69// 12/2 (0-11), 36// 12/2 (0-16), 12/3 (0-17), 26 (0-8), 11/2/2 (1-12), 19/2 (0-19), 37// 5/2min (0-16), 36// 1/1min (0-11), 10/3/1 (0-3), 11/1/2 (0-8), 7/2/2 (0-10), 8/1min (5-4), 57// 10/1 (4-2), 49// 13/2/2 (0-6), 13/1/1 (0-6), 8/2/2 (0-5) Total Area 873 K-11 M (109.19375 Acres) village Naurangpur, Tehsil Manesar Distt. Gurugram Haryana की मांगी गई सूचना रिपोर्ट पटवारी के अनुसार बिन्दुवार निम्न प्रकार है:-

1. बिन्दू न0 1 के अनुसार प्रार्थना पत्र मे वर्णित खसरा न0 दिनांक 07.05.1992 के नोटिफिकेशन अनुसार अरावली क्षेत्र में नहीं है।

2. बिन्दू न० 2 के अनुसार 07.05.1992 के नोटिफिकेशन से पूर्व व उसके पश्चात मिसल हकीयत/चकबन्दी तक कभी भी अराजी मुतनाजा की किस्म गैर मु० पहाड/गैर मु० राडा/गैर मु० बीहड या रुन्ध्र नहीं रही है।
3. बिन्दू न० 3 के अनुसार 07.05.1992 के नोटिफिकेशन से पूर्व किस्म भूड, चाही, मगदा, गैर मु० व पश्चात गैर मु० व खाली है।
4. बिन्दू न० 4 के अनुसार प्रार्थना पत्र में दर्शाई गई अराजी मुतनाजा मिसल हकीयत/चकबन्दी ता हाल कभी भी शामिलता देह/पंचायत देह/नगर पालिका/नगर निगम की मलकियत नहीं रही है परन्तु खसरा न० 113-114 मलकियत केन्द्रीय सरकार दर्ज थी। अब इंतकाल न० 2417 दिनांक (2417) 23/11/2009 मंजूरशुदा से मलकियत मालकान है।
5. बिन्दू न० 5 के अनुसार अराजी मुतनाजा का अनुसार राजस्व रिकार्ड किसी भी माननीय न्यायालय में केस नहीं चल रहा है।
6. बिन्दू न० 6 के अनुसार अराजी मुतनाजा SEZ(Special Economical Zone) में नहीं आता है।
7. बिन्दू न० 7 के अनुसार किला नम्बरान 36//1मिन(5-9), 2मिन(7-16), 3मिन(8-0), 4मिन(6-5), 8मिन(1-0), 37//5/2मिन(0-8), 6/1मिन(4-6), 6/2मिन(3-0), 15मिन(1-4) नम्बरान पर धारा 4-6 व अवार्ड दर्ज है।

उप वन संरक्षक, गुरुग्राम ने अपने कार्यालय के पत्र क्रमांक 286-जी० दिनांक 28.04.2022 के द्वारा अवगत कराया है कि उनके कार्यालय के पत्र क्रमांक 3577 दिनांक 05.03.2015 (M/s Revital Reality Pvt. Ltd.) को 102.0125 एकड की, पत्र क्रमांक 2572 दिनांक 05.03.2015 (M/s Revital Reality Pvt. Ltd.) को 12.11 एकड तथा ऑनलाईन दिनांक 15.03.2022 (Loon Land Development Limited and Others) को 11.8125 एकड की गांव नौरंगपुर, जिला गुरुग्राम के एरिया की फोरेस्ट क्लेरिफिकेशन ऑनलाईन जारी की जा चुकी है जिसकी छाया प्रति इस कार्यालय में प्रेषित की है जिसमें लिखा है कि

Applicant M/s Revital Reality Pvt. Ltd., 1114, hemkunt Chamber, 89, Nehru Place New Delhi-110019 vide letter no. Nil dated 30.12.2014 made a request in connection with land measuring 102.0125 Acres having Rect No. 36 Killa No. 18/1, 14, 15min, 16, 23/2, 24, 25, 27, 17, 21/2, 20, 21/1, 10/2min, 18/2, 22, 23/1, 1/2, 2, 10/1, 4/1min, 3min, 8/2, 9, 12/1, 13, 19/1, 11/2/1, 10/3/2, 11/1/1, 6/2min, 7/1, Rect. No. 35 Killa No. 21/1, 21/2, 11min, Rect No. 49 Killa No. 4/2, 21/3, 21/4, 21/5, 24/1, 1, 11/2, 11/1, 10, 11/3, 2/1/1, 2/2/1min, 2/3/1, 9/2, 12/1, 4/3/1 Rect No. 57 Killa No. 1, 2, 24, 3, 8, 13/1, 14, 17, 7, 18/1/1, 18/2/1, 15, 16, 25, 6/2 Rect No. 58 Killa No. 5/2, 6/1, 1/4, 1/3, 4/2, 14/2, 15/1, 6/3, 6/2, Rect No. 50 Killa No. 19, 21/2, 22, 23, 18 Rect No. 56 Killa No. 1, 10/1, 3, 2/1, 11/2, 25, 13/1, 9/2, 8, 9/1, 12/1, 6/2, 7, 12/2, 13/2, 15/2, 17, 18, 19/1, 22/2, 4, 14, 15/1, 16/2, 23, 24, 10/2, 19/2, 22/1, 21, 11/1, 20/1, 20/2 Rect No. 48 Killa No. 7/1, 15/1, 6, 15/2, 4, 5/1, 7/3, 27, 5/2 Rect No. 37 Killa No. 6/1, 15/3, 16, 24/2, 25/1, 25/2, 6/2, 15/4 Rect No. 55 Killa No. 21, 22, 11/1 Rect No. 70 Killa No. 5, 11/3, 12, 19, 20/1, 2/1, 9/1, 10/1, 1/3, 1/2, 9/2, 1/1, 18/1, 7/2, 14, 4, 6, 7/1, 15, 16, 17/1, 17/2, 10/2/1, 11/1/2, 11/2/2, 20/2/1 Rect No. 71 Killa No. 10, 11/1, 19, 20/1, 20/2 Rect No. 69 Killa No. 4/2, 5, 6/2, 7/1, 14/1/2, 15/1, 16/2, 2/2, 9/1, 12/2, 3/1, 4/1/1 land located at village Naurangpur District Gurgaon. Applicant made a proposal to use this land for Residential Housing Complex. In continuation of report submitted by RFO, Gurgaon vide letter No. 764-G dated 13.01.2015 it is Made clear that:

- a. As per records available above said land is not part of notified Reserved Forest, Protected Forest under Indian Forest Act, 1927 or any area closed under section 4 & 5 of Punjab Land Preservation Act, 1900.
- b. It is clarified that by the Notification No. S.O.8/P.A 2/1900/S.4/2013 dated 4th January, 2013, whole Revenue Estate of Gurgaon is notified u/s 4 of PLPA 1900 and S.O 81/PA 2/1900/S.3/2012 dated 19th December, 2012 u/s 3 of PLPA 1900. The area is however not recorded as forest in the Government record but felling of any tree is strictly prohibited without the permission of Divisional Forest Officer, Gurgaon.

- c. If approach is required from Protected Forest by the user agency, the clearance/regularisation under Forest Conservation Act 1980 will be required. Without prior clearance from Forest Department, the use of Forest land for approach road is strictly prohibited. M/s Revital Reality Pvt. Ltd., whose land is located at village Naurangpur District Gurgaon must obtain clearance as applicable under Forest Conservation Act 1980.
- d. As per the records available with the Forest Department, Gurgaon, the area does not fall in areas where plantations were raised by the Forest Department under Aravalli project.
- e. All other statutory clearances mandated under the Environment Protection Act, 1986, as per the notification of Ministry of Environment and Forests, Government of India, dated 07-05-1992 or any other Act/order shall be obtained as applicable by the project proponents from the concerned authorities.
- f. The project proponent will not violate any judicial order/direction issued by the Hon'ble Supreme Court/High Courts.
- g. It is clarified that the Hon'ble Supreme Court has issued various judgments dated 07.05.2002, 29.10.2002, 16.12.2002, 18.03.2004, 14.05.2008 etc. pertaining to Aravalli region in Haryana which should be complied with.
- h. It shall be the responsibility of user agency/applicant to get necessary clearances/permissions under various Acts and Rules applicable if any, from the respective authorities/Department.

Applicant M/s Revital Reality Pvt. Ltd., 1114, hemkunt Chamber, 89, Nehru Place New Delhi-110019 vide letter no. Nil dated 24.09.2014 made a request in connection with land measuring 12.11 Acres having Rect No. 54 Killa No. 9min, 10, 12, 19, 20, 18/2, 18/3, 22, 23/1, Rect. No. 55 Killa No. 7/2, 7/1, 6min, 14/1min, 14/2min, 15/1min, 17/1min, 18min, 19/1min, 20/1 land located at village Naurangpur District Gurgaon. Applicant made a proposal to use this land for Residential Housing Complex. In continuation of report submitted by RFO, Gurgaon vide letter No. 763-G dated 13.01.2015 it is Made clear that:

- a. As per records available above said land is not part of notified Reserved Forest, Protected Forest under Indian Forest Act, 1927 or any area closed under section 4 & 5 of Punjab Land Preservation Act, 1900.
- b. It is clarified that by the Notification No. S.O.8/P.A 2/1900/S.4/2013 dated 4th January, 2013, whole Revenue Estate of Gurgaon is notified u/s 4 of PLPA 1900 and S.O 81/PA 2/1900/S.3/2012 dated 19th December, 2012 u/s 3 of PLPA 1900. The area is however not recorded as forest in the Government record but felling of any tree is strictly prohibited without the permission of Divisional Forest Officer, Gurgaon.
- c. If approach is required from Protected Forest by the user agency, the clearance/regularisation under Forest Conservation Act 1980 will be required. Without prior clearance from Forest Department, the use of Forest land for approach road is strictly prohibited. M/s Revital Reality Pvt. Ltd., whose land is located at village Naurangpur District Gurgaon must obtain clearance as applicable under Forest Conservation Act 1980.
- d. As per the records available with the Forest Department, Gurgaon, the area does not fall in areas where plantations were raised by the Forest Department under Aravalli project.
- e. All other statutory clearances mandated under the Environment Protection Act, 1986, as per the notification of Ministry of Environment and Forests, Government of India, dated 07-05-1992 or any other Act/order shall be obtained as applicable by the project proponents from the concerned authorities.
- f. The project proponent will not violate any judicial order/direction issued by the Hon'ble Supreme Court/High Courts.
- g. It is clarified that the Hon'ble Supreme Court has issued various judgments dated 07.05.2002, 29.10.2002, 16.12.2002, 18.03.2004, 14.05.2008 etc. pertaining to Aravalli region in Haryana which should be complied with.

It shall be the responsibility of user agency/applicant to get necessary clearances/permissions under various Acts and Rules applicable if any, from the respective authorities/Department

Applicant M/s Loon Land Development Limited and Others, Land Measuring 11.8125(Acre) having Rect. No./Killa No. 55/19/2(0-8), 114(7-16), 55//1/1(0-2), 56//5/1/2(6-10), 49//5/1(4-0), 49//6/1/2(1-15), 49//2/1/2(1-6), 71//11/2(0-19), 48//25/1/2(2-11), 48//25/2/2(1-14), 48//25/3(1-7), 58//5/1(6-4), 70//21/3(1-16), 49//18/1(1-2), 49//2/3/2(1-5), 49//9/1(4-0), 69//4/1/2(1-8), 69//7/2/1(0-12), 69//8/2(4-0), 69//13/1/1(0-7), 113(3-14), 49//2/2/2(0-17),

69//16/1/4(2-5), 69//25/1/1(1-14), 69//14/2/2(1-16), 69//17/1(2-10), 58//7(8-0), 58//14/1/1(7-9), 36//12/2(0-16), 36//12/3(0-17), 36//26(0-8), 36//11/2/2(1-12), 36//19/2(0-19), 37//5/2Min(0-16), 36//11Min(0-11), 36//10/3/1(0-3), 36//11/1/2(0-8), 36//7/2/2(0-10), 36//8/1Min(5-4), 57//10/1(4-2), 49//13/2/2(0-6), 49//13/1/1(0-6), 49//8/2/2(0-5) Land located at village Naurangpur District Gurugram made a proposal to use this land for Setting up of Township. It is made clear that:-

- A) As per records available above said land is not part of notified Reserved Forest, protected Forest under Indian Forest Act, 1927 or any area closed under section 4 of Punjab Land Preservation Act 1900.
- B) It is clarified that by the Notification No. S.O 8/P.A 2/1900/S. 4/2013 dated 04-01-13 all Revenue Estate of **Gurgaon** is notified u/s 4 of PLPA 1900 and S.O 81/PA.2/1900/S.3/2012 u/s 3 of PLPA 1900. The area is however not recorded as Forest in the Government record but felling of any tree is strictly prohibited without the permission of Divisional Forest officer, **Gurgaon**.
- C) If approach is required from Protected forest by the user agency, the clearance/regularization under Forest Conservation Act 1980 will be required. Without prior clearance from Forest Department, the use of Forest land for approach road is strictly prohibited. **M/s Loon Land Development Limited and Others** whose land is located at Village/City **Naurangpur** District **Gurgaon** must obtain clearance as applicable under Forest Conservation Act. 1980.
- D) As per the records available with the Forest Department **Gurgaon** the area does not fall in areas where plantations were raised by the Forest Department under Aravali project.
- E) All other statutory clearances mandated under the Environment protection Act. 1986, as per the notification of Ministry of Environment and Forest, Government of India dated 07-05-1992 or any other Act/Order shall be obtained as applicable by the project proponents from the concerned authorities.
- F) The project proponent will not violate any Judicial Order/Direction issued by the Hon'ble Supreme Court/High Courts.
- G) It is clarified that the Hon'ble Supreme Court has issued various judgments dated 07-05-2002, 29-10-2002, 16-12-2002, 18-03-2004, 14-05-2008 etc. pertaining to Aravali region in Haryana, which should be complied with.
- H) It shall be the responsibility of user agency/applicant to get necessary clearances/ permissions under various Acts and Rules applicable if any, from the respective authorities/department.
- I) This certificate is not applicable in case of Environment Department notification dated 10.03.2016 for Screening Plant, and notification dated 11.05.2016 for Stone Crusher. Investor/Applicant has to take clearance from Environment Department in case of Screening Plant and Stone Crusher.

It is subject to the following conditions:

1. Clarification Is Hereby Issued Subject To The Conditions Mentioned Above.

अतः तहसीलदार, मानेसर व उप वन संरक्षक, गुरुग्राम की रिपोर्ट अनुसार आपको **Village Naurangpur, District Gurugram** की किला नम्बरान 36//1मिन(5-9), 2मिन(7-16), 3मिन(8-0), 4मिन(6-5), 8मिन(1-0), 37//5/2मिन(0-8), 6/1मिन(4-6), 6/2मिन(3-0), 15मिन(1-4) को छोड़कर बाकि सभी किला नम्बरान की Aravalli Clearance/Non Forest Land रिपोर्ट इस शर्त पर जारी की जानी उचित होगी कि प्रार्थी प्रार्थी कम्पनी को दी गई एन0ओ0सी में यदि किसी नम्बरो पर हरियाणा सरकार के किसी भी विभाग द्वारा किसी प्रकार की भूमि अर्जन कार्यवाही धारा 4, 6 व अवार्ड आदि राजस्व रिकार्ड अनुसार पाया गया तो सम्बन्धित नम्बरो की अरावली एन0ओ0सी0 स्वतः रद्द समझी जावेगी जिसके लिए प्रार्थी कम्पनी स्वयं जिम्मेवार होगी।

कृते: उपस्थित, गुरुग्राम।