

Memo No.ZP-1621/PA(DK)/2023/ 24995 Dated 27-07-2023

To

JMS Infra Reality Pvt. Ltd.,
3rd Floor, Plot No. 10,
Sector-44, Gurugram.

Subject: Approval of Zoning Plan of Residential Affordable Plotted Colony under DDJAY-2016 on the land measuring 22.35625 acres (License No. 11 of 2022 dated 02.02.2022 (16.55625 acres), Licence No. 4 of 2023 dated 06.01.2023 (2.45625 acres) and License No. 111 of 2023 dated 25.05.2023 (3.34375 acres) in Sector-95, Gurugram being developed by JMS Infra Reality Pvt. Ltd.

Reference:- Your letter dated 05.06.2023 submitted in the office of DTP, Gurugram on the matter cited above.

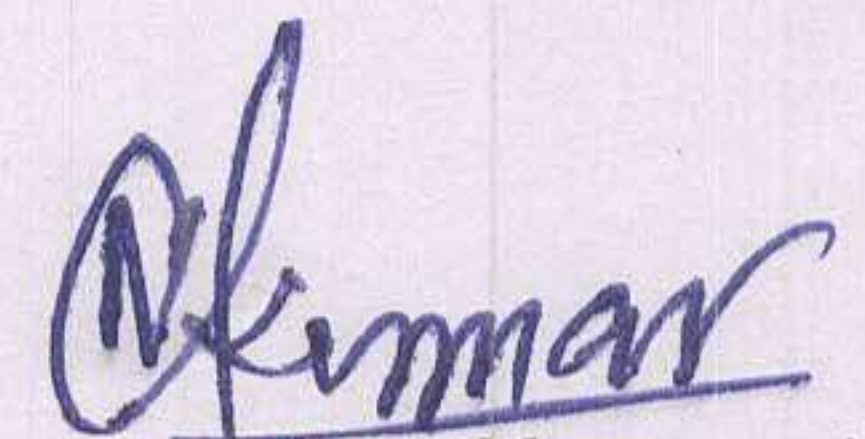
Please find enclosed a set of approved zoning plan of Residential Affordable Plotted Colony under DDJAY-2016 on the land measuring 22.35625 acres (License No. 11 of 2022 dated 02.02.2022, Licence No. 4 of 2023 dated 06.01.2023 and License No. 111 of 2023 dated 25.05.2023), Sector-88A, Gurugram given as under:-

Sr. No.	Subject	Drawing No.	Dated
1.	Zoning plan of Affordable Residential Plotted Colony	DGTCP-9445	26.07.2023
3.	Zoning Plan of Commercial Site (0.85 acre)	DGTCP-9446	26.07.2023

The above zoning plan is approved with the following conditions:-

- No. of dwelling unit permitted on each plot : 3 (Three)
- Provided that in case the decision dated 23.02.2023 to keep in abeyance the approvals of stilt+4 dwelling units is revoked by the competent authority and building plans approvals for such Stilt+4 units is allowed, the number of dwelling unit permitted on each plot shall be restored to 4 (four) dwelling units.
- You shall transfer the land forming part of sector road, service roads, green belts and 24/18 mtr. wide road as provided in the layout plan within a period of 30 days, in favour of the Govt. from the issuance of this zoning plan.

DA/as above.



(Narender Kumar)

District Town Planner, (HQ)

O/o Director General, Town& Country Planning,
Haryana, Chandigarh.

Endst. No.ZP-1621/PA(DK)/2023/ Dated

A copy of above alongwith approved zoning plans is also forwarded to the following for information and necessary action:-

- The Senior Town Planner, Gurugram.
- The District Town Planner (P), Gurugram.
- Nodal Officer, Website Updation.

DA/as above

(Narender Kumar)

District Town Planner, (HQ)

O/o Director General, Town& Country Planning,
Haryana, Chandigarh.