

Memo No. ZP-1882/PA(DK)/2023/ 43607 Dated 27-12-2023

To

Sunsat Luxury Homes and Hotels Pvt. Ltd.,  
211, Anarkali Complex, Jhandewala Extension,  
New Delhi - 110055.

**Subject:** Approval of Layout-cum-Demarcation and Zoning Plan of Residential Affordable Plotted Colony (under DDJAY-2016) on the land measuring 10.7875 acres (Licence No. 49 of 2023 dated 09.03.2023) in the Sector-95, Gurugram being developed by Sunsat Luxury Homes and Hotels Pvt. Ltd.

**Reference:-** Your application dated 27.07.20 & 29.08.2023 (submitted in the office of DTP, Gurugram) on the subject cited above.  
Please find enclosed a set of approved Layout-cum-Demarcation and Zoning

Plan of Residential Affordable Plotted Colony (under DDJAY-2016) given as under:-

Attributes	Area	Drawing No.	Dated
Layout-cum-Demarcation Plan	10.7875 acres	DTCP-9895	27.12.2023
Demarcation-cum Zoning Plan	10.7875 acres	DTCP-9896	27.12.2023
Zoning Plan of Commercial Site (0.3964 acre)	0.3964 acre	DTCP-9897	27.12.2023

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.

DA/as above

(S.K. Sehrawat)  
District Town Planner, (HQ)  
For: Director, Town & Country Planning,  
Haryana, Chandigarh.

Endst. No. ZP-1882/PA(DK)/2023/ \_\_\_\_\_ Dated \_\_\_\_\_

A copy alongwith a copy of above said approved Layout-cum-Demarcation and Zoning Plan is 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.

(S.K. Sehrawat)  
District Town Planner, (HQ)  
For: Director, Town & Country Planning,  
Haryana, Chandigarh.