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

LICENCE NO. 121 OF 2014


This license has been granted under the Haryana Development and Regulation of Urban Areas Act, 1975 & the Rules, 1976 made thereunder to Tarang Resorts Pvt. Ltd., Sh. Krishan Pal S/o Sh. Hans Raj, S/Sh. Hitesh, Uttakarsh Ss/o Sh. Bal Ram, Smt. Rakesh W/o Sh. Balram in collaboration with Tarang Resorts Pvt. Ltd., D-2/22, Sector 10, DLF, Faridabad for development of a affordable group housing colony over an area measuring 5.01875 acres in the revenue estate of village Baselwa, Sector 88, Faridabad.

1. The particulars of the land, wherein the aforesaid affordable group housing 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 affordable group housing colony will be laid out in confirmation to the approved building/site plan and development works will be executed in accordance 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 Haryana Development and Regulation of Urban Areas Act, 1975 and the Rules 1976 made thereunder 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 12/18/24/30 m wide 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.
  - e. That licensee shall take permanent access from 30 m wide internal circulation road of the sector.
  - f. That the licensee will integrate the services with HUDA services as per approved service plans and as & when made available.
  - g. That licensee shall make arrangements for water supply, sewerage, drainage etc. to the satisfaction of Director General, Town & Country Planning till these services are made available from External Infrastructure to be laid by Haryana Urban Development Authority/HSIIDC.
  - h. That development/construction cost of 24 m/18 m wide major internal roads is not included in the External Development Charges 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.
  - i. That the licensee shall submit NOC as required under notification dated 14.09.06 issued by Ministry of Environment & Forest, Govt. of India before executing development works at site.
  - j. That licensee shall obtain clearance from competent authority, if required under Punjab Land Preservation Act, 1900 and any other clearance required under any other law.
  - k. That licensee shall pay the labour cess charges as per policy dated 4.5.2010.
  - l. That licensee shall provide rain water harvesting system at site as per Central Ground Water Authority norms/Haryana Govt. notification, as applicable.
  - m. That the licensee shall make the provision of solar water heating system as per recommendations of Haryana Renewable Energy Development Agency and shall make it operational, where applicable, before applying for Occupation Certificate.
  - n. That the developer will use only CFL fittings for internal as well as for campus lighting.
  - o. 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.

- p. That licensee shall furnish bank guarantee against total realization from the project @ 15% within 90 days from the commencement of the project as per policy dated 19.08.2013.
- q. That licensee shall abide by the terms and conditions of the policy dated 19.08.2013.
- r. That construction raised at site will be demolished before execution of development works.
- s. That balance 75% of outstanding amount of EDC against license No. 16 of 2013 and 235 of 2007 shall be paid in two quarterly installments after grant of license.
3. The license is valid up to 21/8/2019.

Place : Chandigarh  
Dated: 22/8/2014.

  
(Anurag Rastogi)  
Director General  
Town & Country Planning  
Haryana, Chandigarh

Endst.No.LC-3033-PA(B)-2014/

Dated:

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

1. Tarang Resorts Pvt. Ltd., Sh. Krishan Pal S/o Sh. Hans Raj, S/Sh. Hitesh, Uttakarsh Ss/o Sh. Bal Ram, Smt. Rakesh W/o Sh. Hitesh in collaboration with Tarang Resorts Pvt. Ltd., D-2/22, Sector 10, DLF, Faridabad alongwith copies of agreement/bilateral agreement and zoning plan.
2. Chief Administrator, HUDA, Panchkula alongwith a copy of agreement.
3. Chief Administrator, Haryana Housing Board, Panchkula alongwith a copy of agreement.
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, Faridabad.
8. Engineer-in-Chief, HUDA, Panchkula
9. Superintending Engineer, HUDA, Faridabad along with a copy of agreement.
10. Land Acquisition Officer, Faridabad.
11. Senior Town Planner (Enforcement) Haryana, Chandigarh.
12. Senior Town Planner, Faridabad.
13. District Town Planner, Faridabad 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 alongwith a copy of agreement.

(Rajender T. Sharma)  
District Town Planner (HQ)  
For Director General, Town & Country Planning  
Haryana, Chandigarh

To be read with Licence No. 121 of 2014/22 8  
2014

1. Detail of land owned by Tarang Resorts Pvt. Ltd, District Faridabad.

<u>Village</u>	<u>Rect. No.</u>	<u>Killa No.</u>	<u>Area</u> <u>K-M</u>
Baselwa	30	3/1	2-10

2. Detail of land owned by Krishan Pal S/o Hans Raj 5/8 share, Hitesh, Uttakarsh Ss/o Bal Ram 3/8 share, District Faridabad.

<u>Village</u>	<u>Rect. No.</u>	<u>Killa No.</u>	<u>Area</u> <u>K-M</u>
Baselwa	30	9/2	2-13
		10	7-13
		Total	10-6

3. Detail of land owned by Krishan Pal S/o Hans Raj 1/2 share, Smt Rakesh W/o and Hitesh, Uttakarsh Ss/o Bal Ram equal share 1/2 share, District Faridabad.

<u>Village</u>	<u>Rect. No.</u>	<u>Killa No.</u>	<u>Area</u> <u>K-M</u>
Baselwa	30	1	7-12
		2	7-13
		8/2	6-10
		9/1	5-7
	17	21/2	0-5
		Total	27-7

Grand Total 40-3 Or 5.01875 Acres

  
Director General  
Town and Country Planning  
Haryana, Chandigarh

Jagdish C. R. Go