

FORM LC-V
(See Rule-12)
Haryana Government
Town and Country Planning Department

Licence No. 53 of 2011

1. This licence has been granted under The Haryana Development and Regulation of Urban Areas Act, 1975 and Rules made there under M/s Consolidate Realtors Pvt. Ltd. C-13, Sushant Lok, Phase-1 New Delhi-110015 for setting up of a Group Housing Colony on the land measuring 13.344 acres falling in revenue estate village Badshahpur, Sector-67, Gurgaon- Manesar Urban Complex.
 2. The particulars of land wherein the aforesaid Group Housing Colony is to be set up are given in the schedule annexed hereto and duly signed by the Director General, Town and Country Planning, Haryana.
 3. The licence is granted subject to the following conditions:-
 - a) That the Group Housing Colony is laid out to conform to the approved layout plan and the development works are executed according to the designs and specifications shown in the approved plan.
 - 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 Rules, 1976 made there under are duly complied with.
 - c) That the development/construction cost of 24 mtrs wide road/major internal road is not included in the EDC rates and that you shall pay the proportionate cost for acquisition of land, if any, along with 24 mtrs. wide road/major internal road as and when finalized and demanded by the Director, Town & Country Planning Haryana
 - d) That you shall construct the portion of 12 Mtrs wide service road and 24 mtrs wide internal circulation plan road forming part of licensed area at your own cost. The area under 60 Mtrs wide Sector road, Service road and 24 Mtrs wide internal circulation road shall be transferred free of cost to the Govt.
 - e) That you shall derive permanent approach from the 24 mtrs. internal roads only.
 - f) That you shall not give any advertisement for sale of Flats/floor area in group housing colony before the approval of layout plan/building plans.
 - g) That you shall obtain Environmental clearance as required under notification dated 14.09.2006 issued by the Ministry of Environment & Forests, Govt. of India before starting the development works in the colony
 - h) That you shall seek approval from the competent authority under the Punjab Land Preservation Act, 1900 or any other statute applicable at site before starting the development works, if required.
 - i) That you shall make arrangement for water supply, sewerage, drainage etc to the satisfaction of DTCP till the services are made available from external infrastructure to be laid by HUDA.
 - j) That you shall use only CFL fittings for internal lighting as well as campus lighting.
 - k) That you shall convey 'Ultimate Power Load Requirement' of the project to the concerned power utility, with a copy to the Director, with in two month period from the date of grant of licence to enable provision of site in your land for Transformers/Switching Station/ Electric Sub-Stations as per the norms prescribed by the power utility in the Building plan of the project.
- The licence is valid upto 09/6/2015.

Dated: 10/6/2011

Place: Chandigarh

(T.C.GUPTA, IAS)

Director General,
Town and Country Planning,
Haryana, Chandigarh.
tcphry@gmail.com

Endst No. LC-1142-DS(R)- 2011/7881-96

Dated:- 16/6/11

A copy is forwarded to the following for information and necessary action:-

1. M/s Consolidate Realtors Pvt. Ltd. C-13, Sushant Lok, Phase-1 New Delhi-110015 along with copy of agreement LC-IV and bilateral agreement and zoning plan bearing drawing No-DGTCP 2558 dated 14.06.2011
2. Chairman, Pollution Control Board, Haryana, Sector-6, Panchkula.
3. Chief Administrator, HUDA, Panchkula.
4. Chief Administrator, Housing Board Haryana, Sector-6, Panchkula along with copy of Agreements.
5. Managing Director, HVPN, Planning Directorate, Shakti Bhawan, Setor-6, Panchkula.
6. Joint Director, Environment Haryana -Cum-Secretary, SEAC, Pryatan Bhavan, Sector-2, Panchkula.
7. Addl. Director Urban Estates, Haryana, Panchkula.
8. Administrator, HUDA, Gurgaon.
9. Chief Engineer, HUDA, Panchkula.
10. Superintending Engineer, HUDA, and Gurgaon along with a copy of agreement.
11. Senior Town Planner, Gurgaon. He will ensure that the colonizer shall obtain approval/Clearance as per condition No. 3 (g & h) above before starting the Development Works at site.the approved zoning plan bearing drawing No-DGTCP 2558 dated 14.6.11 is also enclosed for reference and record.
12. Senior Town Planner (Enforcement), Haryana, Chandigarh.
13. Land Acquisition Officer, Sector-14 Gurgaon.
14. District Town Planner, Gurgaon along with a copy of agreement. & Approved Zoning Plan Dtg.No 2558/14.6.11.
15. Chief Accounts Officer (Monitoring Cell) alongwith copy of Agreements, with the original Bank Guarantee of IDW and EDC.
16. Accounts Officer, O/o Director General, Town & Country Planning, Haryana, and Chandigarh along with a copy of agreement.

(Devendra Nimbokar)

District Town Planner (HQ)

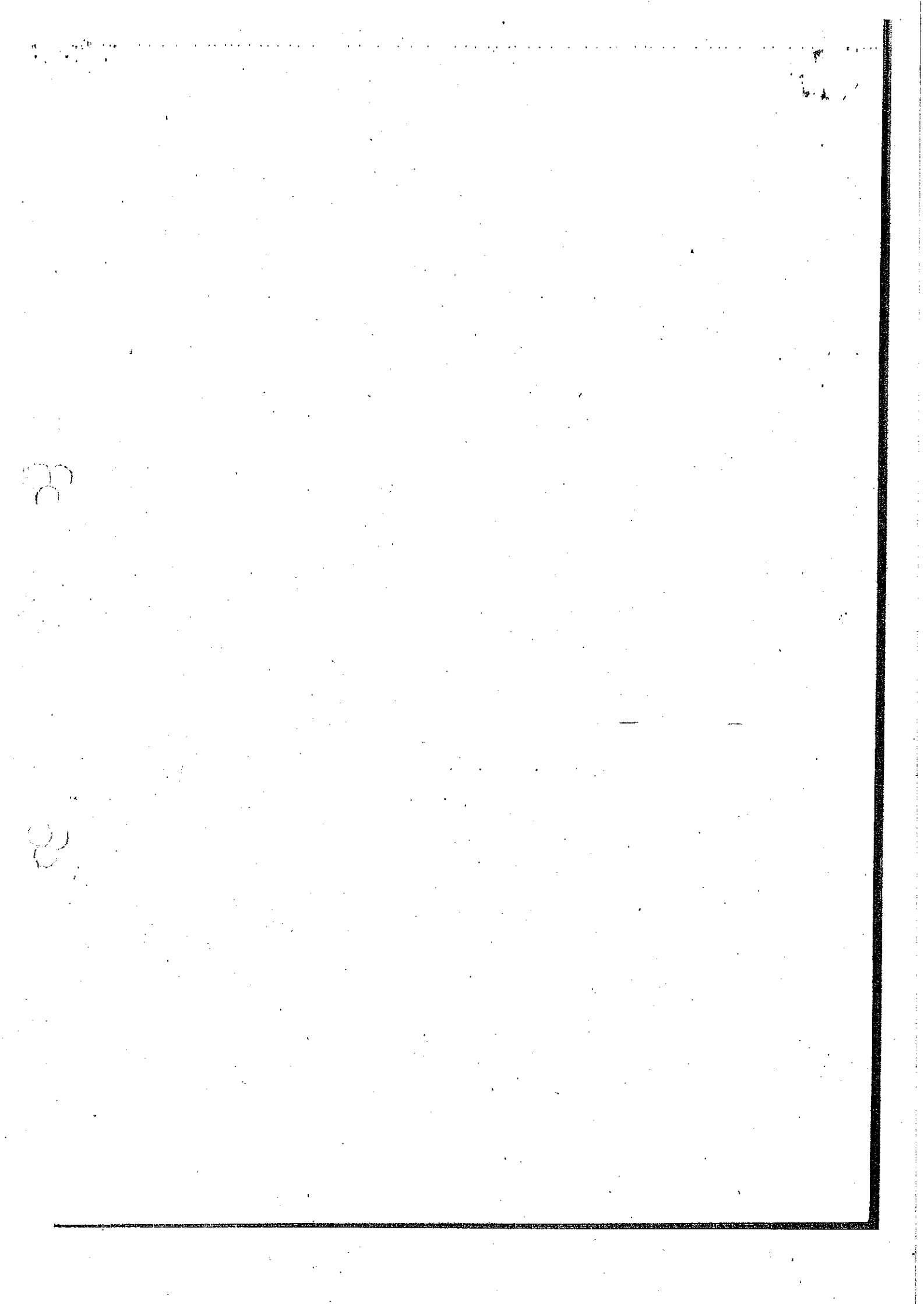
For Director General, Town and Country Planning,
Haryana, Chandigarh

To be read with Licence no. ⁵³.....of 2011 ¹¹⁰⁶/₂₀₁₁

Detail of land owned by M/s Consolidate Realtors pvt.Ltd. in village Badshahpur District Gurgaon.

Village	Rect no.	Killa no.	Area
Badshahpur	98	10/1min south	0-5
		11 min south	7-4
		24	8-0
	103	2/2	6-4
		3	8-0
		4	8-0
		9	8-0
		19	6-13
	98	22/2	7-12
		23	8-0
		21/2	6-0
		21/1	2-0
		22/1	0-8
	103	1/1/1	2-10
		1/1/2	2-10
		1/2	3-0
		2/1	1-16
	104	5/1	4-0
		5/2	4-0
	98	18	6-13
20/1		6-0	
Total			106-15 or 13.344 acres

Director General
Town & Country Planning
Haryana, Chandigarh
Chhotu Singh



Directorate of Town & Country Planning, Haryana

SCO-71-75, 2nd Floor, Sector 17 C, Chandigarh
Phone: 0172-2549349 e-mail:tcpharyana7@gmail.com
website:-http://tcpharyana.gov.in

To

Consolidate Realtors Pvt. Ltd.
GF-I, Vipul Plaza, Village Haiderpur Viran, Sector 54,
Gurugram-122002.

Memo No. LC-1142-II-JE (VA)-2019/ 18762

Dated: 06-08-2019

Subject: Renewal of licence no. 53 of 2011 dated 10.06.2011 granted for setting up of a Group Housing Colony over an area measuring 13.344 acres in the revenue estate of village Badshahpur, Sector-67, Gurugram Manesar Urban Complex.

Ref: Your application dated 15.05.2019 & 19.06.2019 on the subject mentioned above.

Licence no. 53 of 2011 dated 10.06.2011 granted to you vide this office Endst. No. LC-1142 DS(R)-2011/7881-96 dated 16.06.2011 for setting up of a Group Housing Colony over an area measuring 13.344 acres in the revenue estate of village Badshahpur, Sector-67, Gurugram-Manesar Urban Complex is hereby renewed upto 09.06.2021 on the terms & conditions laid down therein and further on the following conditions:-

1. This renewal will not tantamount to certification of your satisfactory performance entitling you for further renewal of licence.
2. That you shall submit approved electric (distribution) services plan/estimates approved from the agency responsible for installation of external services i.e. Haryana Vidhyut Parsaran Nigam/Uttari Haryana Vidhyut Nigam Ltd./Dakshin Haryana Bijlee Vitran Nigam Ltd. Haryana within 60 days from the date of renewal.
3. That you shall complete the construction and process for allotment of EWS flats within validity period of license.
4. That you shall get the licence renewed till the final completion of the colony is granted.

The renewal of licence will be void ab-initio, if any of the above conditions are not complied with.

(K. Makrand Pandurang, IAS)

Director,
Town & Country Planning
Haryana, Chandigarh
Dated:

Endst. No. LC-1142-II-JE (VA)-2019/

A copy is forwarded to the following for information and necessary action:-

1. Chief Administrator, HSVP, Panchkula.
2. Chief Engineer, HSVP, Panchkula.
3. Senior Town Planner, Gurugram.
4. District Town Planner, Gurugram.
5. Accounts Officer of this Directorate.
6. Project Manager (IT Cell) O/o DTCP with request to update the status on website.

District Town Planner (HQ)
For Director, Town & Country Planning
Haryana Chandigarh