



Model Economic
Township Limited

Form--REP-I

PART-B

Brief of the projects launched by the promoter in last five years:

I. Project 1: Industrial colony of 276.006 acres

1	Name and location of the project	Industrial colony over 276.006 acres in villages Dadri toe, Sheojipura and Bir Dadri, Tehsil Badli, District Jhajjar
2	Particulars of the project in brief (State the <i>total area of the project</i> ; number of apartments/ plots and the infrastructure planned to be created)	a. Area Statement Table 1 b. Land Use Statement Table 2 c. Infrastructure <ul style="list-style-type: none">• Sewage treatment plant,• Water tanks, Rain water harvesting pits as per approved service plan estimate.• Electric Sub Station as per approved Electrification plan• Green/ open parking as per approved layout plan.

Table 1 Showing area applied for license and Net planned area

Sl. No.	Description	Area (acres)
1	Area of License No. 19 of 2011	138.825
2	Area of License No. 7 of 2012	62.281
3	Area of License No. 08 of 2016	74.900
5	Net Licensed area	276.006
6	Area under proposed widening of SH-15A to 75m (considering 37.5 m on either side from center line)	5.6834
7	Balance	270.3226
8	50% benefit of area under road widening	2.8417
9	Net Area	273.1643
10	Area under Undetermined	12.002
11	Net Planned Area	261.1623



Table 2 Showing area under various category of plots and Land Use Achieved

Detail areas of the various plots in the Layout						
Type	Category	Standard Area (acres)	No. of Plots	Total Area in each category (acres)	Total Area (Acres)	Saleable Percentage
Industrial	IA	74.7468	1	74.7468	150.8283	57.75
	IB	18.3915	1	18.3915		
	IE	10	2	20.42		
	IF	8	2	16.1		
	IH	5	1	5.16		
	IJ	2	1	1.83		
	IM	0.94	1	0.94		
	IN	0.5	1	0.41		
	IO	0.25	48	12.83		
	Total		58			
Commercial	Comm- 1	1.0341	1	1.0341	8.1995	3.14
	Comm- 2	1.1632	1	1.1632		
	Comm- 3	1.5397	1	1.5397		
	Comm- 4	2.4825	1	2.4825		
	Comm- 5	1.9800	1	1.9800		
	Total		5			
Group Housing	GH1	2.00	1	2.00	10.2200	3.91
	GH2	2.00	1	2.00		
	GH3	2.00	1	2.00		
	GH4	2.01	1	2.01		
	GH5	2.21	1	2.21		
	Total		5			
Total Saleable area					169.2478	64.80
Area under Roads/ Greens/ Utilities					91.9145	35.20
Total					261.1623	100.00

3	Initial estimated cost	Rs. 279.25 crores
4	Cost likely to be incurred till completion of the project	Rs. 281.80 crores
5	Cost incurred upto the date of application or upto the last quarter prior to the date of application.	Rs. 213.69 crores
6	Total amount of sale price to be collected from the allottees of the Plot/apartment till the date of filing this application or upto the last quarter prior to the date of application	Rs. 118.39 crore CA Certificate Annexure: B1
7	Total amount of sale price to be collected from the allottees of the	Rs 197.88 crore



	Plot/apartment in whole of the project	
8	Loans sanctioned by the Banks/ other Financial Institutions against the project	NIL
9	The amount drawn from the Banks/ other Financial Institutions till the date of application	NIL
10	Surplus against the cost incurred and the funds generated from all sources [{4-(6+7+8)}]	Rs 34.47 crore
11	Whether any litigation is pending against the project. If yes, detail thereof.	<p>1. Case title: Nirmala and others V/S METL Village –Sheojipura</p> <p>The dispute is on the land comprising in rect. no. 19// 9, 12, 19, 21, 22, 25// 2/1. The suit filed by the plaintiff was earlier dismissed as withdrawn on 23.11.2013 where in the plaintiff and defendants had made statement in court that they do not want to proceed with this case. The ownership of disputed said land vests with the METL.</p> <p>Now out of greed the plaintiff had again filed this case for recalling order dt. 23.11.2013 on 11.04.2017. The final hearing was done on 15.02.2018 and the order is awaited.</p> <p>2. Case title: Subash v/s METL Village - Dadri-Toe</p> <p>The dispute is on killa nos. 12//25/1, 13//21/2, 22//1/2, 10/1, 11/2 & 23//5/1, the said dispute as on date stands resolved between the plaintiff and defendant which was relating to ownership and only formal statement of withdrawal is needed to be recorded in the court on the next date of hearing 19.03.2018.</p>
12	Initial schedule of completion of the project/ handing over of the apartments.	30th Sep 2022 Schedule Enclosed Annexure B2
13	Likely schedule of completion the project/handing over of the apartments (In case of delay, explain reasons)	30th Sep 2022 Schedule Enclosed Annexure B2



II. Project 2: Industrial colony of 88.725 acres

1	Name and location of the project	Industrial colony for 88.725 acres in villages Dadri Toe, Tehsil Badli, District Jhajjar
2	Particulars of the project in brief (State the <i>total area of the project</i> ; number of apartments/ plots and the infrastructure planned to be created)	a. Area Statement Table 1 b. Land Use Statement Table 2 c. Infrastructure <ul style="list-style-type: none"> • Sewage treatment plant, • Water tanks, Rain water harvesting pits as per approved service plan estimate. • Electric Sub Station as per approved Electrification plan • Green/ open parking as per approved layout plan.

Table 1 Showing area applied for license and Net planned area

Sl. No.	Description	Area (acres)
1	Area of License No. 12 of 2012	88.7250
2	Area under proposed widening of SH-15A to 75m (considering 37.5 m on either side from center line)	5.00475
3	Balance	83.7203
4	50% benefit of area under road widening	2.5024
5	Net Area	86.2226
6	Area under Undetermined	0.8391
7	Net Planned Area	85.38357

For Model Economic Township Limited



Authorized Signatory



Table 2 Showing area under various category of plots and Land Use Achieved


Detail areas of the various plots in the Layout of 88.725 acres						
Type	Category	Standard Area (acres)	No. of Plots	Total Area in each category (acres)	Total Area (Acres)	Saleable Percentage
Net Planned Area					85.38357	
Industrial	Industrial 1	25.44375	1	25.4438	43.54562	51.00
	Industrial 2	2.76875	1	2.7688		
	Industrial 3	1.17062	1	1.1706		
	Industrial 4	14.16250	1	14.1625		
	Total		4			
Commercial	Comm- 1	3.41288	1	3.41288	3.4129	4.00
	Total		1			
Residential Group Housing	Residential 1	2.07787	1	2.08	8.2561	9.67
	Residential 2	2.10504	1	2.11		
	Residential 3	1.32891	1	1.33		
	Residential 4	2.7443	1	2.74		
	Total		4			
Total Saleable area					55.2146	64.67
Area under Roads/ Greens/ Utilities					30.1690	35.33
Total					85.38357	100.00

3	Initial estimated cost	Rs. 82.42 crores
4	Cost likely to be incurred till completion of the project	Rs. 82.42 crores
5	Cost incurred upto the date of application or upto the last quarter prior to the date of application.	Rs. 56.72 crores
6	Total amount of sale price to be collected from the allottees of the Plot/apartment till the date of filing this application or upto the last quarter prior to the date of application	Rs. 42.24 crore CA Certificate Annexure: B3)
7	Total amount of sale price to be collected from the allottees of the Plot/apartment in whole of the project	Rs 47.22crore
8	Loans sanctioned by the Banks/ other Financial Institutions against the project	NIL
9	The amount drawn from the Banks/ other Financial Institutions till the date of application	NIL




10	Surplus against the cost incurred and the funds generated from all sources [4-(6+7+8)]	Rs 7.04 crore
11	Whether any litigation is pending against the project. If yes, detail thereof.	No Litigation pending
12	Initial schedule of completion of the project/ handing over of the apartments.	30th Sep 2020 Schedule Enclosed Annexure B4
13	Likely schedule of completion the project/handing over of the apartments (In case of delay, explain reasons)	30th Sep 2020 Schedule Enclosed Annexure B4

It is hereby declared that above information and particulars based on record and they are true to the best of my knowledge and belief and nothing has been concealed.


Signature and Seal
The Chartered Accountant
NARESH KHANNA
Chartered Accountant
M.S. No. 82985



For Model Economic Township Limited


Authorized Signatory
Ajay Nijhawan
Sr. Vice President
Authorised Signatory
Model Economic Township Limited

Dated: 23.02.2018

Contd.