

Directorate of Town & Country Planning, Haryana

Nagar Yojana Bhavan, Plot no. 3, Sector-18 A, Madhya Marg, Chandigarh

Web site tcpharyana.gov.in - e-mail: tcpharyana7@gmail.com

FORM LC -V

(See Rule 12)

License No. 154 of 2024

This License has been granted under the Haryana Development and Regulation of Urban Areas Act 1975 & the Rules 1976 made there under to Signature Global Homes Pvt. Ltd., 1309, 13th Floor, Dr. Gopal Das Bhawan, 28, Bara Khambha Road, Connaught Place, New Delhi-110001 to set up an Affordable Plotted Colony (DDJAY-2016) over an additional area measuring 2.96875 acres in addition to license no. 18 of 2021 dated 16.04.2021 in the revenue estate of village Dhunela, Sector-36, Sohna Gurugram.

1. The particulars of the land, wherein the aforesaid Affordable Residential Plotted Colony is to be set up, are given in the schedule of land annexed hereto and duly signed by the Director, Town & Country Planning, Haryana.

2. The Licence is granted subject to the following conditions:-

- i) That the licensee shall maintain and upkeep of all roads, open spaces, public park and public health services for a period of five years from the date of issue of the completion certificate unless earlier relieved of this responsibility and thereupon to transfer all such roads, open spaces, public parks and public health services free of cost to the Govt. or the local authority, as the case may be, in accordance with the provisions of Section 3(3)(a)(iii) of the Haryana Development and Regulation of Urban Areas Act, 1975.
- ii) That the licensee shall construct 18/24/30 m wide internal circulation road forming part of licenced area at your own costs and transfer the same free of cost to the Government within a period of 30 days from the date of approval of zoning plan.
- iii) That area coming under the sector roads and restricted belt/green belt, if any, which forms part of licensed area and in lieu of which benefit to the extent permissible as per policy towards FAR is being granted, shall be transferred free of cost to the Govt. within a period of 30 days from the date of approval of zoning plan.
- iv) That the licensee shall integrate the services with Haryana Shahari Vikas Pradhikaran services as and when made available.
- v) That the licensee have not submitted any other application for grant of license for development of the said land or part thereof for any purpose under the provisions of the Haryana Development and Regulation of Urban Areas Act, 1975 or any application seeking permission for change of land use under the provision of the Punjab Scheduled Roads and Controlled Area Restriction of Unregulated Development Act, 1963.
- vi) That the licensee shall transfer 10% area of the licenced colony free of cost to the Government for provisions of Community facilities within 30 days from the approval of zoning plan. Alternately, you shall have an option to develop such area on your own or through third party subject to the conditions mentioned at clause 4(j) in policy dated 25.08.2022.
- vii) That the licensee understand that the development/construction cost of 24 m/18 m major internal roads is not included in the EDC rates and they shall pay the proportionate cost for acquisition of land, if any, alongwith the construction cost of 24 m/18 m wide major internal roads as and when finalized and demanded by the Department.

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- xxv) That the licensee shall abide by the terms and conditions of policy of DDJAY and other direction given by the Director time to time to execute the project.
- xxvi) That the licensee shall execute the development works as per Environmental Clearance and company with the provisions of Environment Protection Act, 1986, Air (Prevention and Control of Pollution of Act 1981) and Water (Prevention and Control of Pollution of 1974). In case of any violation of the provisions of said statutes, applicant shall be liable for penal action by Haryana State Pollution Control Board or any other Authority Administering the said Act.
- xxvii) That the licensee shall not encroach the revenue rasta passing through the site, if any and shall not object for free movement on the said rasta.
- xxviii) That the licensee shall maintain the underground STP and the green area above the same through proper horticulture.
- xxix) That the licensee shall comply with all the terms and conditions of access permission issued from NHAI.

3. The licence is valid up to 16/11/2029.

Dated: 17/11/2024.
Place: Chandigarh

(Amit Khatri, IAS)
Director,
Town & Country Planning
Haryana, Chandigarh

Endst. No. LC-3855-B-JE(SK)-2024/ 35171 Dated: 19-11-2024

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

1. ✓ Signature Global Homes Pvt. Ltd., 1309, 13th Floor, Dr. Gopal Das Bhawan, 28, Bara Khambha Road, Connaught Place, New Delhi-110001 alongwith copy of layout plan and LC-IV, Bilateral agreement.
2. Chairman, Pollution Control Board, Haryana, Sector-6, Panchkula.
3. Chief Administrator, HSVP, Panchkula.
4. Chief Executive Officer, GMDA, Gurugram.
5. Chief Administrator, Housing Board, Panchkula.
6. Managing Director, HVPN, Planning Directorate, Shakti Bhawan, Sector-6, Panchkula.
7. Joint Director, Environment Haryana – Cum-Secretary, SEAC, Paryavaran Bhawan, Sector -2, Panchkula.
8. Director Urban Estates, Haryana, Panchkula.
9. Administrator, HSVP, Gurugram.
10. Chief Engineer, HSVP, Gurugram.
11. Superintending Engineer, HSVP, Gurugram.
12. Land Acquisition Officer, Gurugram.
13. Senior Town Planner, Gurugram.
14. Senior Town Planner (E&V), Haryana, Chandigarh.
15. District Town Planner, Gurugram along with a copy of agreement & Layout Plan.
16. Chief Accounts Officer (Monitoring) O/o DTCP, Haryana.
17. Accounts Officer, O/o Director, Town & Country Planning, Haryana, Chandigarh.
18. PM (IT) for updation on the website.

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

To be read with License No.....154 Dated 17/11/2024

Village	Name of owner	Rect. No.	Killa No.	Area (K-M)
Dhunela	Signature Global Homes Pvt. Ltd.	9	17min	4-0
			23min	1-9
			24min	2-5
			25/3	2-6
		21	5	8-0
		10	21/1	4-13
			21/2/1	1-2
			Total	23-15 Or 2.96875 Acres

Director
Town & Country Planning
Haryana Chandigarh