



Directorate of Town & Country Planning, Haryana

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TDR UTILIZATION CERTIFICATE

Utilization No. : 53 of 2024

Memo No. TDR-U235A1/CTP/41917/2024

Dated: 30/12/2024

Whereas, Transferable Development Rights (TDR) Certificate No.1 to 249 of 42/2024 dated 07.11.2024 granted in favour of Smt. Vikki Devi against area measuring 3237.488 sqm in the revenue estate of village Kheri Sadh, District Rohtak.

2. Whereas, the request of TDR Holder companies for transfer of TDR certificate no. 1-249 of 42/2024 dated 07.11.2024 in favour of H L Residency (Proprietor Shailja Joon W/o Rakesh Joon) has been considered as per the provision of TDR Policy dated 16.11.2021.

3. The application dated 12.11.2024 received from of H L Residency (Proprietor Shailja Joon W/o Rakesh Joon) for utilization of additional FAR of 24096.3855421 sqm against TDR certificate no.1-200 out of 1-249 of 42/2024 on the Group Housing Component having area measuring 15.00 acres allotted by HSIIDC through e-auction in Sector 30-B Phase-III, IMT Rohtak was examined as per TDR policy dated 16.11.2021 and in-principle approval issued vide memo no. 37024 dated 28.11.2024 as an area measuring 24096.3855421 Sqm is found to be permissible FAR that can be availed on aforesaid site as per collector rate.

4. The company vide application dated 27.12.2024 has submitted the requisite undertaking/indemnity bond and deposited the requisite fee/charges in compliance of in-principle approval issued vide memo no. 37024 dated 28.11.2024, which is found in order.

5. Accordingly, I hereby sanction the additional FAR i.e. 24096.3855421 sqm against TDR certificate no. 1-200 out of 1-249 of 42/2024 on the Group Housing Component having area measuring 15.00 acres allotted by HSIIDC through e-auction in Sector 30-B, Phase-III, IMT Rohtak subject to the condition that H L Residency (Proprietor Shailja Joon W/o Rakesh Joon) shall invite objections/ suggestions regarding utilization of TDR at the time of approval of revised building plans, wherever applicable. The TDR certificate no. 1-200 of 42/2024 is hereby stand extinguished as per the following details:-

1. **Developer :** HL Residency Proprietorship Firm
2. **Notional land of TDR certificate in sqm :** 10000 sqm (for TDR certificate no. 1-200 of 42/2024)
3. **Available built up area on Notional land in sqm :** 20000.0000 sqm
4. **Licence no./ Property details where TDR is to be utilized :** Group Housing Component having area measuring 15.00 acres allotted by HSIIDC through e-auction in Sector 30-B, Phase-III, IMT Rohtak
5. **Revenue Estate where TDR is to be utilized :** Kheri sadh (42) .
6. **Weighted average of Collector rate of area where TDR is to be utilized as on 1st Jan 2024 of submission of TDR utilization application (In Crore/acre) :** 0.8300
7. **Built up area proposed for utilization in sqmtr :** 24096.3855
8. **Applicable Built up area to be deducted for proposed utilization (6X7) :** 20000
9. **Balance BUA in TDR in Sq. mt. (3-8) :** 0.0000 sqm
10. **Balance notional land in TDR in sqm (sr.no. 9X0.5) :** 0.00000 sqm
11. **Balance no. of TDR certificate :** 0
12. **Area of last TDR certificate in sqm :** 0.0000 sqm
13. **Number of TDR certificates exhausted :**

(Amit Khatri)
Director, Town & Country Planning
Directorate of Town & Country Planning, Haryana

Endorse To: CTP/41918-41919/2024

Dated: 30/12/2024

A copy alongwith a copy of schedule of land is forwarded to following for information and further necessary action:-

1. Senior Town Planner, Rohtak
2. District Town Planner, Rohtak

(Amit Khatri)
Director, Town & Country Planning
Directorate of Town & Country Planning, Haryana