

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

LICENCE NO. 102. OF 2012

This License has been granted under the Haryana Development and Regulation of Urban Areas Act, 1975 & the Rules, 1976 made thereunder to Smt. Anju w/o Sh. Alok Narang, Sh. Suresh Anand s/o Sh. M.K. Anand, Smt. Sangita Anand w/o Sh. Suresh Anand, Smt. Savita Chaudhary d/o Sh. Ramesh Chand, Sh. Surender Singh Juneja s/o Sh. Sardar Singh Juneja, Sh. Pankaj Kumar s/o Sh. Raj Singh, Sh. Vikas s/o Sh. Mahender, Sh. Mahender s/o Sh. Dare Singh, Smt. Savita Dalal w/o Sh. Sanjay, Smt. Ved Kaur w/o Sh. Sunder Lal, Smt. Ruchi Suri d/o Sh. Sunil Suri, Smt. Maya w/o Sh. Atar Singh, Smt. Naveen Devi w/o Sh. Bal Raj, Smt. Ompati w/o Sh. Raj Singh, Smt. Minakshi w/o Sh. Manish, Sh. Rohit Taneja s/o Sh. Lajpat Rai Taneja, Smt. Puja w/o Sh. Harish Kumar, NCR Residency Pvt. Ltd., Anmol Residency Pvt. Ltd., H.L. Residency Pvt. Ltd., C/o S-1, HL Square, Sector-5, MLU Plot no. 6, Dwarika, New Delhi for development of Residential Plotted Colony over an area measuring 54.76 acres in the revenue estate of village Nuna Majra and Barkatabad, Sector-37, Bahadurgarh, District Jhajjar.

1. The schedule of land duly signed by the Director General, Town & Country Planning, Haryana, wherein the aforesaid Residential plotted colony is to be set up is enclosed.
2. The License is granted subject to the following conditions:
  - a. That the residential plotted colony is laid out to conform to the layout plan and 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 the Rules 1976 made there under are duly complied with.
  - c. That the demarcation plan of the colony area will be submitted in the office of District Town Planner, Jhajjar within two months from the date of issuance of this license before starting the development works in the colony and for approval of zoning plan.
  - d. That you will construct all internal circulation road and service road forming part of your site at your own cost and the same shall be transferred free of cost to the Government.
  - e. That you will pay the External Development Charges as per the schedule given by the Director General, Town and Country Planning, Haryana and no claim shall lie against HUDA till non-provision of EDC services, during next five years.
  - f. That you shall have no objection to the regularization of the boundaries of the licence through give and take with the land that HUDA is finally able to acquire any land in the interest of planned development and integration of services. The decision of the Competent Authority shall be binding upon you.
  - g. That licensee shall deposit the Infrastructural Development Charges @ Rs. 500/- per sq m for commercial component and @ Rs. 250/- per sqm for plotted component in two equal installments i.e. 1<sup>st</sup> installment will be deposited within 60 days from grant of license and 2<sup>nd</sup> installments within six months from grant of license, failing which interest @ 18% per annum will liable to be paid for the delayed period.
  - h. That you shall obtain approval/NOC from the competent authority to fulfill the requirements of notification no. S.O. 1533 (E) dated 14.09.2006 issued by the Ministry of Environment & Forests, Govt. of India before starting the development works in the colony.
  - i. That the portion of sector/master plan road which shall forms part of the licence area, if any 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.
  - J 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.
  - k. That you shall provide the Solar water heating system as per by HAREDA and shall be made operational where applicable before applying for an occupation certificate.
  - l. That you will use only CFL fittings for internal lighting as well as for campus lighting in the complex.
  - m. That you shall convey "Ultimate Power Load Requirement" of the project to the concerned power utility, with a copy to the Director General, 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-Station as per the norms prescribed by the power utility, in the zoning plan of the project.

- n. That in compliance of Rule-27 of Rules 1976 & Section-5 of Haryana Development and Regulation of Urban Areas Act, 1975, you shall inform account number & full particulars of the scheduled Bank wherein you have to deposit thirty percentum of the amount from the plot /flat holders for meeting the cost of internal development works in the colony.
  - o. That you shall pay the labour cess charges as per policy dated 4.5.2010.
  - p. That the rain water harvesting system shall be providing as per Central Ground Water Authority Norms/Haryana Govt. Notification as applicable.
  - q. That you shall make arrangement for water supply, sewerage drainage etc to the satisfaction of DG, TCP Haryana till these services are made available from external infrastructure to be laid by HUDA.
  - r. That the development/construction cost of 24/18 m wide road/major internal road is not included in the EDC rates and you will pay the proportionate cost for acquisition of land, if any alongwith the construction cost of 24/18 m wide road/major internal road as and when finalized and demanded by the Director General, Town & Country Planning, Haryana.
  - s. That the collaborator company / developer company namely H.L. Residency Pvt. Ltd. will be responsible for payment of all dues, fees and charges and also will be responsible for following all the Rules and Regulations for development of Residential Plotted Colony.
  - t. That you will not encroach the revenue rasta passing through the site.
  - u. That the correspondence by the Department to the email ID provided by you will be treated as legal.
3. The license is valid up to 26/9/2016.

Place : Chandigarh

Dated: 27/9/2012.

(T.C. GUPTA, IAS)  
Director General  
Town & Country Planning  
Haryana, Chandigarh

Endst.No.LC-2689(II)-JE(RG)-2012/

Dated:

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

1. Smt. Anju w/o Sh. Alok Narang, Sh. Suresh Anand s/o Sh. M.K. Anand, Smt. Sangita Anand w/o Sh. Suresh Anand, Smt. Savita Chaudhary d/o Sh. Ramesh Chand, Sh. Surender Singh Juneja s/o Sh. Sardar Singh Juneja, Sh. Pankaj Kumar s/o Sh. Raj Singh Sh. Vikas s/o Sh. Mahender, Sh. Mahender s/o Sh. Dare Singh, Smt. Savita Dalal w/o Sh. Sanjay, Smt. Ved Kaur w/o Sh. Sunder Lal, Smt. Ruchi Suri d/o Sh. Sunil Suri, Smt. Maya w/o Sh. Atar Singh, Smt. Naveen Devi w/o Sh. Bal Raj, Smt. Ompati w/o Sh. Raj Singh, Smt. Minakshi w/o Sh. Manish, Sh. Rohit Taneja s/o Sh. Lajpat Rai Taneja, Smt. Puja w/o Sh. Harish Kumar, NCR Residency Pvt. Ltd., Anmol Residency Pvt. Ltd., H.L. Residency Pvt. Ltd., C/o S-1, HL Square, Sector-5, MLU Plot no. 6, Dwarika, New Delhi. *along with LC IV agreement & Bilateral agreement & LOP.*
2. Chief Administrator, HUDA, Panchkula.
3. Chief Administrator, Haryana Housing Board, Panchkula.
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, Rohtak
8. Engineer-in-Chief, HUDA, Panchkula
9. Superintending Engineer, HUDA, Rohtak along with a copy of agreement.
10. Land Acquisition Officer, Rohtak.
11. Senior Town Planner (Enforcement) Haryana, Chandigarh.
12. Senior Town Planner, Rohtak.
13. District Town Planner, Jhajjar along with a copy of agreement. *& LOP*
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.

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

Revised Land Schedule

Details of Land owned by HL Residency Pvt. Ltd.

Village	Rect. No.	Killa no.	Kanal	Marle
Baraktabad	25	14/2	5	0
Baraktabad		17/1	5	0
Baraktabad		24	6	16
Baraktabad		15/2 Min	1	11
Baraktabad		16 Min	7	13
Baraktabad		25 Min	4	15
Baraktabad	26	10/2 Min	0	16
Baraktabad		11 Min	3	19
Baraktabad		20/2 Min	0	8
Baraktabad	22	21 Min	4	9
Baraktabad	25	6	8	0
Baraktabad		15/1	6	0
Baraktabad	26	1 Min	3	19
Baraktabad		10/1 Min	3	19
Baraktabad	36	3/2	4	0
Baraktabad	26	20/3 Min	0	1
Baraktabad	24	25/1	0	6
Baraktabad	25	11/3	3	5
Baraktabad		19/2	3	8
Baraktabad		20	7	14
Baraktabad		21/2	0	11
Nuna Majra	70	21	8	0
Nuna Majra		22	3	16
Nuna Majra	71	1	7	18
Nuna Majra		2	0	16
Nuna Majra		10	5	18
Nuna Majra	72	5 Min	4	15
Nuna Majra		6 Min	5	0
Nuna Majra	69	25 Min	5	1
Nuna Majra		15	8	0
Nuna Majra		16 Min	6	5
Nuna Majra	70	20/1/2	1	6
Nuna Majra		20/2/2	1	3
Nuna Majra		19/3	2	15
Baraktabad	23	22	3	12
Baraktabad		23	8	0
Baraktabad	25	2/1	3	4
Baraktabad		3/1	0	4
Baraktabad		11/2	1	1
Baraktabad		12/2	6	9
Baraktabad	22	18/1 Min	2	15
Baraktabad	22	19 Min	6	7
Baraktabad		17/2/2	2	2
Baraktabad		13/2	8	0
Baraktabad		7/2/1	3	4
Baraktabad		12/2	6	11

*[Handwritten Signature]*  
**D.T.C.P (HR)**  
*[Handwritten Initials]*

**Details of Land owned by NCR Residency Pvt. Ltd.**

Baraktabad	11	24	5	10
Baraktabad	23	5/1/1 Min	2	3
Baraktabad		4/1 Min	7	10
Baraktabad		6 Min	0	5
Baraktabad		7/1/1 Min	2	6
Baraktabad		7/1/2 Min	1	8
Baraktabad	23	3min	5	9

**Details of Land owned by Anmol Residency Pvt. Ltd.**

Baraktabad	22	10/1/2	3	16
Baraktabad		10/2	3	16
Baraktabad		11/1	7	12
Baraktabad		20	8	0
Baraktabad	23	5/2	0	6
Baraktabad	22	1/1 Min	7	0
Baraktabad		1/1/2	0	8

**Details of Land owned by Anmol & NCR Residency Pvt. Ltd. 1/2 share each**

Baraktabad	12	21/2 Min	0	8
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**Details of Land owned by HL Residency Pvt. Ltd.**

Baraktabad	36	4/1	4	0
Baraktabad		7/2	3	11
Baraktabad	23	13/2	1	12
Baraktabad		14/2	2	13
Baraktabad		15/2	2	9
Baraktabad		17/1	1	1
Baraktabad		16	8	0
Nuna Majra	71	11	2	16
Nuna Majra	72	15/2	5	0
Baraktabad	23	18/2	4	16
Baraktabad				
Part of 143/14	36	8/1	3	16

Grand Total 289 Kanal 3 Marla 36.0975  
OR Acres

  
Director,  
Town & Country Planning  
Haryana

(JEEWAN (ATWARI))