



New PWD Rest House, Civil Lines, Gurugram, Haryana

नया पी.डब्ल्यू.डी. विश्राम गृह, सिविल लाईंस गुरुग्राम, हरियाणा

**PROCEEDINGS OF THE DAY**

Day and Date	Friday and 02.07.2021
Subject	Project Hearing
RPIN	333
Project	Elan Empire
Promoter	M/s Elan City LLP.
Represented through	Sh. Arvinder Dhingra Sh. Gaurav Khandelwal (Director)
Proceeding recorded by	Sh. Ashish Kush, Planning Executive

**Subject:** Project hearing regarding the registration of commercial project "Elan Empire" admeasuring 1.4625 acres situated at Sector 66, Gurugram developed by M/s Elan City LLP.

Sh. Ashish Kush, Planning Executive briefed the facts about the project.

Sh. Arvinder Dhingra and Sh. Gaurav Khandelwal (Director) are present on behalf of the promoter. The promoter M/s Elan City LLP who is a third-party right holder/ sale deed holder applied for the registration of real estate project namely "Elan Empire" located at Sector-66, Gurugram under section 4 of the Real Estate (Regulations and Development) Act, 2016 vide central receipt no. 10284/19595 dated 19.05.2021 and RPIN-333. The Temp I.D. of REP - I (Part A-H) is RERA -GRG-PROJ-852-2021. The project area for registration is 1.4625 acres (a commercial site) in a residential plotted colony. The application for registration was scrutinized and 1st deficiency notice vide notice no. HARERA/GGM/RPIN/333 dated 27.05.2021 was issued to the promoter with an opportunity of being heard on 07.06.2021. The promoter submitted a reply on 03.06.2021 in the Authority and after the scrutiny of the reply some of the deficiencies were pending. On 07.06.2021, the hearing was adjourned due to COVID-19 Pandemic and fixed for 08.06.2021. On 08.06.2021, the promoter is advised to remove the deficiencies and matter is fixed for 01.07.2021. The promoter submitted the reply on 25.06.2021. After scrutiny of the reply, some of the deficiencies are remaining which are mentioned below:

1. The annexures in the online application are not uploaded as well as the correction needs to be done in the online (A-H).
2. DPI needs to be corrected.
3. Environment Clearance needs to be submitted.
4. Tree Cutting Permission/ NOC from DFO needs to be submitted.
5. Draft Allotment letter needs to be revised.
6. Draft BBA needs to be revised.

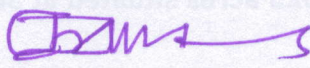


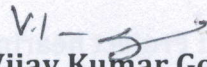
7. Pert Chart needs to be revised.
8. Interest cost to financial institution supporting document needs to be provided.

The AR submits that the meeting for environmental clearance has already been held and relevant copy of extract of minutes has also been attached wherein the project has been considered for grant of EC. Further regarding Tree Cutting Permission/NOC to DFO has been applied on 02.06.2021 and is expected to get the same in next one week. The remaining corrections pointed out as above will also be made in next 5 days including filling up of complete details in online DPI and accordingly requested for a short adjournment.

The matter to come up on 15.07.2021.

  
**Sanvir Kumar**  
(Member)

  
**Dr. K.K. Khandelwal**  
(Chairman)

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**Vijay Kumar Goyal**  
(Member)