



HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

Mini Secretariat (2nd and 3rd Floor), Sector-1, Panchkula.

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Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 30.05.2022.

Item No. 175.15

(vii) Promoter : ADM Developers

Project : "Saras City" - Affordable Residential Plotted Colony on land measuring 10.312 acres situated in Village Bidsunarwal, Sector-21, Distt. Jhajjar.

Temp ID: RERA-PKL-1018-2022

Present: Shri Anand Sachdeva, landowner and partner of the respondent company along with Sh. Jyoti Sidana, representative.

1. In furtherance of the order dated 11.04.2022 and 12.04.2022, respondents/promoters have submitted an addendum to the collaboration agreement, whereby, all powers have been confirmed by landowners upon respondents/promoters i.e. to develop the project, sell plots/flats, and to execute conveyance deeds in respect of 50% share of flats which comes in the share of promoters. Further, plots of landowners have been earmarked in the layout plan and it has been undertaken that same will not be sold by promoters. After development of colony and after obtaining occupation certificate, flats coming to the share of landowners will be handed over to them.

2. While clear addendum to collaboration agreements have been submitted in respect of two landowners, namely, Sh. Raghav Maheshwari and Smt. Seema Singla, it has been submitted that Ms. Uma Maheshwari, one of the landowners could not execute the addendum to the collaboration agreement because of her personal difficulty. However, when she comes to Gurugram within next 15 days, she will execute the addendum to the collaboration agreement in respect of her land. In the meantime, she has submitted an affidavit and an acceptance letter, which have been taken on record.




3. Authority decided to register this project. Learned Chief Town Planner may issue Registration Certificate after receiving addendum to the collaboration agreement from landowner, Ms. Uma Maheshwari. It should be mentioned in the registration certificate that the landowners cannot sell their flats to any third party till the possession of the flats is given to them. Further, possession of flats will be handed over to landowners only after obtaining completion certificate from the department. The number of apartments falling into the share of landowners which cannot be put up for sale by the promoters shall be shown in the registration certificate.

4. Disposed of in above terms.

True copy




Executive Director,
HRERA, Panchkula

LA (Shubham)

A copy of the above is forwarded to CTP, HRERA Panchkula, for information and taking further action in the matter. ✓