

**Project hearing brief**

| S.No. | Particulars  | Details   |   |
|-------|--|---|---|
| 1.    | Name of the project  | Signature Global SCO - 37D  |   |
| 2.    | Name of the promoter   | M/s Signature Global Developers Pvt. Ltd.   |   |
| 3.    | Nature of the project  | Commercial Plotted Colony (SCO)   |   |
| 4.    | Location of the project  | Sector- 37D, Sohna, Gurugram  |   |
| 5.    | Legal capacity to act as a promoter                                      | Collaborator  |   |
| 6.    | Status of project  | New   |   |
| 7.    | Whether registration applied for whole                                   | Whole Project   |   |
| 8.    | Online application ID  | RERA-GRG-PROJ-1051-2022   |   |
| 9.    | License no.  | 19 of 2022 dated 11.03.2022   | Valid up to 10.03.2027                      |
| 10.   | Total licensed area  | 2.3875 acres  | Area to be registered<br>2.3875 acres       |
| 11.   | Statutory approvals either applied for or obtained prior to registration |   |   |
|       | S.No   | Particulars   | Validity up to                              |
|       | i)   | License Approval  | 19 of 2022 dated 11.03.2022<br>10.03.2027   |
|       | ii)  | Zoning Plan Approval  | N/A<br>N/A                                  |
|       | iii)   | Layout plan Approval  | Drg. No DTCP 8177 dated 15.03.2022          |
|       | iv)  | Environmental Clearance   | N/A<br>N/A                                  |
|       | v)   | Architectural Control Sheet   | ZP-1564/AD(RA)/2022/14704 dated 27.05.2022. |
|       | vi)  | Service plan and estimate approval  | Applied                                     |
| 12.   | File Status  | Date  |   |
|       | File received on   | 22.04.2022  |   |
|       | First notice Sent on   | 10.05.2022  |   |
|       | First hearing on   | 23.05.2022  |   |
|       | Second hearing on  | 30.05.2022  |   |
|       | Third hearing on   | 06.06.2022  |   |
|       | Fourth hearing on  | 13.06.2022  |   |
| 14.   | Status of Documents  | 1. The annexures in the online application are not uploaded as well as the correction needs to be done in the online (A-H) application.<br>Status: Not submitted. |   |



|                                |  |
|--------------------------------|--|
|                                | <ol style="list-style-type: none"><li>2. Online DPI needs to be corrected.<br/>Status: Submitted but needs to be revised.</li><li>3. Approved Service Plan and Estimates needs to be submitted.<br/>Status: Not Submitted.</li><li>4. Approvals / NOC's from various agencies for connecting external services like road and storm water drainage needs to be submitted.<br/>Status: undertaking regarding storm water submitted but access permission for roads not submitted.</li><li>5. Jamabandi duly certified by revenue officer six months prior to date of application clear copy needs to be submitted as it is not legible.<br/><b>Status: Submitted.</b></li><li>6. Bank undertaking needs to be submitted.<br/><b>Status: Submitted.</b></li></ol> |
| <b>Deficit Documents</b>       | <ol style="list-style-type: none"><li>1. The annexures in the online application are not uploaded as well as the correction needs to be done in the online (A-H) application.</li><li>2. Online DPI needs to be revised.</li><li>3. Approved Service Plan and Estimates needs to be submitted.</li><li>4. Approvals / NOC's from various agencies for access permission of road needs to be submitted.</li></ol>   |
| <b>Day and Date of hearing</b> | Monday and 13.06.2022  |
| <b>Proceeding recorded by</b>  | Ram Niwas  |

**Case History:-**

The promoter M/s Signature Global Developers Pvt. Ltd. who is a collaborator applied for the registration of real estate project namely "Signature Global SCO- 37D" located at Sector-37D, Sohna, Gurugram under section 4 of the Real Estate (Regulations and Development) Act, 2016 vide central receipt no. 31547 dated 22.04.2022 and RPIN-456. The Temp I.D. of REP - I (Part A-H) is RERA -GRG-PROJ-1051-2022. The project area for registration is same as that of the licensed area i.e., 2.3875 acres. License no - 19 of 2022 dated 11.03.2022. The application for registration was scrutinized and 1<sup>st</sup> deficiency notice vide notice no. HARERA/GGM/RPIN/456 dated 10.05.2022 was issued to the promoter with an opportunity of being heard on 23.05.2022.

The promoter submitted a reply dated 13.05.2022 and 18.05.2022 after scrutiny of the reply the remaining deficiencies were conveyed to the promoter.

On 23.05.2022, The authority directed the promoter to submit the deficit fee alongwith the deficit documents. The matter to come up on 30.05.2022.

The promoter submitted a reply on 27.05.2022 in which the promoter submitted the copy of approval letter of architectural control sheet. The remaining deficiencies were conveyed to the promoter.

On 30.05.2022, the authority directed the promoter to submit the deficit documents. The authority also advised the promoter to submit a certificate from the concerned branch regarding submission of the annual audit report of project accounts in respect of projects registered till 31.03.2021 and QPRs of the projects of the promoter till last quarter is to be submitted.

The matter to come up on 06.06.2022.

The promoter submitted a reply on 30.05.2022 and 03.06.2022 which were scrutinized and the remaining deficiencies were conveyed to the promoter.



On 06.06.2022, Apart from rectification of the above deficiencies the promoter is advised to submit a certificate from the concerned branch regarding submission of the annual audit report of project accounts in respect of projects registered till 31.03.2021 and QPRs of the projects of the promoter till last quarter is to be submitted.

The matter to come up on 13.06.2022.

The promoter submitted a reply on 09.06.2022 which was scrutinized and the remaining deficiencies 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) application.
2. Online DPI needs to be revised.
3. Approved Service Plan and Estimates needs to be submitted.
4. Approvals / NOC's from various agencies for access permission of road needs to be submitted.



**Naresh Kumar**  
Chartered Accountant



**Ashish Kush**  
Planning Executive

**REPRESENTED THROUGH**

| Sr. no. | Name           | Designation   | Mobile No. | E-mail                        |
|---------|----------------|---------------|------------|-------------------------------|
| 1.      | Sh. Ajay Kumar | Asstt Manager | 9811986723 | Ajay.kumar@signatureglobal.in |

**PROCEEDINGS OF THE DAY**

Proceedings dated: 13.06.2022

Sh. Ajay Kumar (Asst. Manager) is present on behalf of the promoter.

Sh. Ashish Kush, Planning Executive briefed about the facts of the case.

The promoter needs to rectify the remaining deficiencies 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) application.
2. Online DPI needs to be revised.
3. Approved Service Plan and Estimates needs to be submitted.
4. Approvals / NOC's from various agencies for access permission of road needs to be submitted.

The coram is incompleated. The matter is adjourned for 27.06.2022.



**Ashish Kush**  
Planning Executive

