



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 07.08.2023.

Item No. 221.15

(xi) Promoter : B.M. Gupta Developers Pvt. Ltd.

Project : "BMG Elegant City" (phase II) a Residential Plotted Colony on additional land measuring 5.962 acres (in addition to already granted license no. 35 of 2009 dated 11.07.2009) falling in the revenue estate of village Dhaliawas, sector 26, Rewari.

Temp ID : RERA-PKL-1309-2023

Present: Manoj Kapoor on behalf of the Promoter via video conferencing.

1. This application is for registration of a new project namely "BMG Elegant City" (phase II) a Residential Plotted Colony on additional land measuring 5.962 acres (in addition to already granted license no. 35 of 2009 dated 11.07.2009 falling in the revenue estate of village Dhaliawas, sector 26, Rewari). License No. 135 of 2023 dated 26.06.2023, which is valid upto 25.06.2028, has been granted by Town and Country Planning Department for additional land measuring 5.962 Acres.

2. The Authority observes as follows:

- i. Registration fee submitted by the promoter is Rs. 1,37,542/- whereas the promoter has not given break up of area to be registered, i.e., Plotted/Group Housing;
- ii. The promoter has not submitted Demarcation plan, zoning plan and building plans of the Group Housing Pocket. Demarcation plan and zoning plan of the plotted area is pre-requisite for grant of a RERA registration;



- iii. The promoter shall submit a schedule showing status of total licensed land of 52.218 acres (i.e. area registered with RERA/area for which completion has been granted/date on which such completion has been granted;
 - iv. The land falling to the share of the landowners has not been earmarked on the plan duly signed by licensee and landowners. No joint undertaking has been submitted which mentions that 70% amount from the sale of plots of both licensee and landowners shall be deposited in the Escrow account;
 - v. The promoter should indicate the total number of plots specially falling in the additional license.
3. Adjourned to 25.09.2023 with a direction to the applicant to comply with the aforesaid observations. In case promoter/applicant furnishes the aforesaid information before the next date of hearing, their application may be considered by the Authority in its meeting on Monday following the date of such submission.

LA (monika)
18/8/23



True copy

[Signature]
Executive Director,
HRERA, Panchkula

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