**Project Name- Signature Global City 37D-1**
**Temp-ID-1409-2023**

| PROJECT HEARING BRIEF FOR EXTENSION OF REGSITRTAION U/S 6 OF THE ACT, 2016 | | |
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| **S No.** | **Particulars** | **Details** |
| 1. | **Name of the project** | Signature Global City 37D-1 |
| 2. | **Name of the promotor** | M/s Signature Global Developers Pvt. Ltd. |
| 3. | **Nature of the project** | Independent Residential Floors |
| 4. | **Location of the project** | Sector-37D, Gurugram |
| 5. | **Legal capacity to act as a promoter** | Collaborator |
| 6. | **Name of the license holder** | M/s Signature Global Developers Pvt. Ltd. |
| 7. | **Whether registration applied for whole/Phase** | Whole |
| 8. | **Status** | Ongoing |
| 9. | **Online Application ID** | RERA-GRG-1409-2023 |
| 10. | **Project Completion Date as declared u/s 4(2)(L)(C)** | 30.09.2023 |
| 11. | **QPR Compliance (If applicable)** | Submitted |
| 12. | **4(2)(L)(D) Compliance (If applicable)** | Submitted |
| 13. | **Status of change of bank account** | Applied on 30.01.2023 |
| 14. | **RC Compliances -** | 1. Environmental Clearance-Not submitted<br>2.Fire Scheme Approval-Submitted on 19.10.2021(Due date was 12.10.2021 which delay by 8 days)<br>3. Service plans and estimates – Submitted on 14.11.2022(Due date was 12.10.2021 which delay by 13 months and 2 days) |

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| | | 4. BR-III of residential plots C69-70- Submitted on 29.06.2021(Due date was 12.10.2021 which delay by 03 months and 13 days)<br>5. BR-III of commercial area- Submitted on 29.06.2021 (Due date was 12.10.2021 which delay by 03 months and 13 days) | | |
| 15. | 4(2)(l)(C) compliance | N/A | | |
| 16. | Details of proceedings pending against the project | RERA-GRG-4452-2022- SCN for RC compliance<br>RERA-GRG-3648-2022 - SCN for QPR compliance | | |
| 17. | Date of completion of project as per REP-II | 30.09.2023 | | |
| 18. | License no. | 08 of 2021 dated 05.03.2021 | | Valid up to 04.03.2026 |
| 19. | Total licensed area | 20.589 Acres | **Area to be registered** | 15.502 Acres |
| 20. | RERA Registration Number | 31 of 2021 dated 13.07.2021 | | 30.09.2023 |
| 21. | Extension applied upto | 29.09.2024 | | |
| 22. | Fee Calculation | Registration fee: - Residential-<br>18671.69*2.64*2.64*10=₹13,01,338/-<br>Com-3332.824*1.5*1.5*10=₹1,49,977/-<br>Total=₹14,51,315/-<br>Processing fee at the time of registration: - 54292.336*10=<br>₹5,42,923/-<br>Extension Fee: - ₹7,25,657/-<br>Processing fee at the time of extension: - 54292.336*10= ₹5,42,923/-<br>**Total fee: -** ₹32,62,818/- | | |
| 23. | RTGS amount submitted at the time of registration | 1. ₹5,31,930/-<br>2. ₹14,04,295/-<br>Total=₹19,36,225/- | | |
| 24. | RTGS no. and date for registration | 1.HDFCR520210616 dated 16.06.2021<br>2.HDFCR520210616 dated 16.06.2021 | | |
| 25. | Name of the bank issuing | HDFC Bank | | |

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| 26. | DD Amount submitted for extension | | 1. ₹5,81,922/-<br>2. ₹7,77,136/-<br>Total= 13,59,058/- | |
| 27. | DD no. and date for extension | | 1. 325739 dated 26.06.2023<br>2.325740 dated 26.06.2023 | |
| 28. | Name of the bank issuing | | Induslnd Bank | |
| 29. | Total fee paid | | Rs. 32,95,283/- | |
| 30. | Deficient amount | | Nil | |
| 31. | Statutory approvals either applied for or obtained prior to registration | | | |
| | S.No. | Particulars | Date of approval | Validity up to |
| | i) | License | 05.03.2021 | 04.03.2026 |
| | iii) | Building plan Approval | 29.06.2021 | 27.06.2025 |
| | iv) | Environmental Clearance | 26.10.2021 | 25.10.2031 |
| | v) | Airport height clearance | N/A | |
| | vi) | Fire Scheme approval | 19.10.2021 | 18.10.2026 |
| | vii) | Service plan and estimate approval | 14.11.2022 | |
| 20. | File Status | | Date | |
| | Project received on | | 27.06.2023 | |
| | 1st hearing on | | 17.07.2023 | |
| | 1st reply submitted on | | 01.08.2023 | |
| | Case History:<br>An application regarding extension of registration of Residential independent floors namely "Signature Global City 37D-1" situated at Sector-37D-1, Gurugram, Haryana being developed by M/s Signature Global Developers Pvt Ltd. was submitted on 27.06.2023 under section 6 of Real Estate (Regulation and Development), Act 2016.<br>The license no 08 of 2021 dated 05.03.2021 was granted by DTCP for development of DDJAY plotted colony measuring an area of 20.589 acres in Sector 37D-1, in favor of Lalwani Brothers LLP and Unistay Hospitality Pvt. Ltd. in collaboration with M/ Signature Global Homes Pvt. Ltd. | | | |

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| | The Authority granted registration certificate bearing no. 31 of 2021 dated 13.07.2021 and valid up to 30.09.2023 to M/s Signature global Homes Pvt. Ltd. for the development of residential floors over an area 15.502 acres.<br><br>On scrutiny of the application, the deficiencies were observed and conveyed to the promoter.<br><br>**Proceedings dated 17.07.2023**<br><br>Ms. Prachi Singh (Planning Executive) and Ms. Asha, Chartered Accountant briefed about the facts of the project. Sh. Vedant Batra (CS) and Sh. Mintu Kumar (AR) are present on behalf of the promoter. The AR of the promoter requests for two weeks' adjournment. The same is allowed. The matter to come up on 07.08.2023.<br><br>**Proceedings dated 07.08.2023**<br><br>Ms. Prachi Singh Planning Executive briefed about the facts of the case. Sh. Vedant Batra (CS) and Sh. Ravinder (AR) are present on behalf of the promoter. On the request of the AR of the promoter the matter is adjourned to 21.08.2023. | |
| 21. | **Present compliance status as on 21.08.2023 of deficient documents as conveyed in the hearing dated 07.08.2023** | 1. Correction in REP-V form needs to be provided.<br>**Status: - Not done**<br>2. Corrections in online DPI needs to be done.<br>**Status: - Not done**<br>3. Copy of approved building plans (BR-III) of 2 plots i.e., C 79-80 need to be provided.<br>**Status: - Not provided**<br>4. Copies of approved X-section plan, Floor plan, apartment plan, elevation plan and structural plan for residential area and commercial area need to be submitted.<br>**Status: - Not provided**<br>5. Affidavit of promoter regarding arrangement with the bank of master account needs to be submitted.<br>**Status: - Not submitted**<br>6. REP II needs to be provided.<br>**Status: - Not provided** |
| 22. | **Remarks** | 1. Correction in REP-V form needs to be provided.<br>2. Corrections in online DPI needs to be done.<br>3. Copy of approved building plans (BR-III) of 2 plots i.e., C 79-80 need to be provided. |

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| | | 4. Copies of approved X-section plan, Floor plan, apartment plan, elevation plan and structural plan for residential area and commercial area need to be submitted.<br>5. Affidavit of promoter regarding arrangement with the bank of master account needs to be submitted.<br>6. REP II needs to be provided. |

**(Asha)**
**Chartered Accountant**

**(Prachi Singh)**
**Planning Executive**

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| **Day and Date of hearing** | Monday and 21.08.2023 |
| **Proceeding recorded by** | Sh. Ram Niwas |

**PROCEEDINGS OF THE DAY**

Proceedings dated 21.08.2023

Ms. Prachi Singh Planning Executive briefed about the facts of the case.

Sh. Vedant Batra (CS), Sh. Ravinder (AR) and Sh. Anurag Srivastava (AR) are present on behalf of the promoter. The AR of the promoter requests for three weeks' time to comply with the deficiencies. The authority decided to grant the same and the matter is adjourned to 11.09.2023.

**(Sanjeev Kumar Arora)**
**Member, HARERA**

**(Ashok Sangwan)**
**Member, HARERA**

**(Vijay Kumar Goyal)**
**Member, HARERA**

**(Arun Kumar Gupta)**
**Chairman, HARERA**

