



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 19.09.2023.

Item No. 227.40

(xii) Promoter : M/s Sigma Industrial Park.

Project : "Sigma Industrial Park" an Industrial Plotted Colony on land measuring 19.056 acres situated in the revenue estate of Village Mauli, Tehsil Barwala and Village Sarakpur, Tehsil Raipur Rani, District Panchkula.

Temp ID : RERA-PKL-1322-2023

Present: Adv. Tarun Ranga on behalf of promoters.

1. When this matter was last heard on 28.08.2023, following deficiencies were conveyed:-

- i. Demarcation and Zoning plan duly approved by DG,TCP has not been submitted.
- ii. It should also be clarified as to who will maintain the colony for next 5 years. An undertaking in this regard should be submitted.
- iii. Copies of LC-IV, Bilateral Agreement, Allotment letter and Agreement to sell to be executed with allottees have not been submitted

2. Now, vide reply dated 15.09.2023 the applicant/promoter has complied with the aforesaid deficiencies.

3. The Authority after consideration decides to register the project with the following special conditions that the:

- i. Following plots coming to the share of licensee/landowner Smt Rachna Roy cannot be put to sale by the promoter:-




Sr. No.	Category	Size	Area (in Sqm)	No. of Plots	Total area (in sq mtrs)
1	K	14.30 X 33.26	475.62	6	2853.72
2	H	35.20 X 55.10	1939.52	1	1939.52
	Total			7	4793.24

- ii. Both the licencees shall comply with the provisions of Section 4(2)(1)(D) of RERA Act, 2016 (as per their shareholding in the saleable area as agreed to in the collaboration agreement) which states that 70% of the amount realized from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank as mentioned in REP-I.
- iii. Promoter shall submit a copy of service plans/estimates to the Authority immediately after their approval by Town & Country Planning Department.
- iv. Promoter shall also submit a copy of NOC/Clearance as per provisions of notification dated 14.09.2006 issued by MOEF, Govt. of India (if applicable) before execution of development works at site.
- v. Promoter shall be responsible for the maintenance and upkeep of services of the project up to a period of five years from the date of grant of completion certificate.
4. **Disposed of.** File be consigned to record room after issuance of registration certificate.



True copy


Executive Director,
HRERA, Panchkula

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

LA (Shubham)