Project Name- Signature Global City 92-(1)
Temp-ID-1463-2023

PROJECT HEARING BRIEF FOR EXTENSION OF REGSITRTAION U/S 6 OF THE ACT, 2016		
S No.	**Particulars**	**Details**
1.	**Name of the project**	Signature Global City 92-(1)
2.	**Name of the promotor**	M/s Signature Infrabuild Pvt. Ltd.
3.	**Nature of the project**	Independent Residential Floors
4.	**Location of the project**	Sector-92, Gurugram
5.	**Legal capacity to act as a promoter**	Collaborator
6.	**Name of the license holder**	M/s S.A. Township Pvt. Ltd., M/s Ramprastha Estates Pvt. Ltd., and M/s Signature Infrabuild Pvt. Ltd.
7.	**Whether registration applied for whole/Phase**	Phase
8.	**Status**	Ongoing
9.	**Online Application ID**	RERA-GRG-1463-2023
10.	**Temp ID-**	RERA-GRG-879-2021
11.	**Project Completion Date as declared u/s 4(2)(L)(C)**	31.12.2023
12.	**QPR Compliance (If applicable)**	Submitted
13.	**4(2)(L)(D) Compliance (If applicable)**	2022-2023 not submitted
14.	**Status of change of bank account**	Applied on 27.04.2023
15.	**RC Compliances -**	1. Environmental Clearance-Submitted on 17.12.2021 due date- 25.10.2021 which is delay by 1 month, 22 days. 2.Fire Scheme Approval-Submitted 3. Service plans and estimates – Submitted 4. BR-III of commercial area- Submitted
16.	**4(2)(l)(C) compliance**	N/A
17.	**Details of proceedings pending against the project**	RERA-GRG-3659-2022- SCN for QPR compliance RERA-GRG-4465-2022 - SCN for RC compliance

18.	**Date of completion of project as per REP-II**	31.12.2023		
19.	**License no.**	12 of 2021 dated 12.03.2021		Valid up to 11.03.2026
20.	**Total licensed area**	10.30 Acres	**Area to be registered**	7.806 Acres
21.	**RERA Registration Number**	39 of 2021 dated 27.07.2021		31.12.2023
22.	**Extension applied upto**	30.12.2024		
23.	**Fee Calculation**	Res=2.47*4046.86*10*2.64*2.64= ₹6,96,663/- Com=0.7445*4046.86*20*1.75*1.75=₹1,84,539/- Total= ₹8,81,202/- Processing fee at the time of registration: - 31661.31*10=₹3,16,613/- Extension Fee: - ₹4,40,601/- Processing fee at the time of extension: - 31661.31*10=₹3,16,613/- **Total fee:-** ₹19,55,029/-		
24.	**DD amount submitted at the time of registration**	1. ₹6,97,085/- 2. ₹2,64,048/- Total=₹9,61,133/-		
25.	**RTGS no. and date for registration**	HDFCR52021061697702364 dated 16.06.2021 HDFCR52021061697702363 dated 16.06.2021		
26.	**Name of the bank issuing**	HDFC Bank		
27.	**DD Amount submitted for extension**	Nil		
28.	**DD no. and date for extension**	Nil		
29.	**Name of the bank issuing**	-		
30.	**Total fee paid**	₹ 9,61,133/-		
31.	**Deficient amount**	₹ 9,93,896/-		
32.	**Statutory approvals either applied for or obtained prior to registration**			

S.No.	Particulars	Date of approval	Validity up to
i)	License	12.03.2021	11.03.2026
iii)	Building plan Approval	06.06.2023	14.06.2025
iv)	Environmental Clearance	09.04.2023	08.04.2023
v)	Airport height clearance	N/A	
vi)	Fire Scheme approval	Not provided	

	vii)	**Service plan and estimate approval**	11.07.2023
20.	**File Status**		**Date**
	Project received on		26.09.2023
	1st hearing on		16.10.2023
	Case History: An application regarding extension of registration of Residential independent floors namely "Signature Global City 92-(1)" situated at Sector-92, Gurugram, Haryana being developed by M/s Signature Global Developers Pvt Ltd. was submitted on 26.09.2023 under section 6 of Real Estate (Regulation and Development), Act 2016. The license no12 of 2021 dated 12.03.2021 was granted by DTCP for development of DDJAY plotted colony measuring an area of 10.30 acres in Sector 92, in favor of M/s S.A. Township Pvt. Ltd., M/s Ramprastha Estates Pvt. Ltd., and M/s Signature Infrabuild Pvt. Ltd. in collaboration with M/s Signature Infrabuild Pvt. Ltd. The Authority granted registration certificate bearing no. 39 of 2021 dated 27.07.2021 and valid up to 31.12.2023 to M/s Signature Infrabuild Pvt. Ltd. for the development of residential floors over an area 7.806 acres. On scrutiny of the application, the deficiencies were observed and conveyed to the promoter.		
21.	**Present compliance status as on 16.10.2023**		1. Correction in REP-V form needs to be provided. 2. Corrections in online DPI needs to be done. 3. Deficit fee ₹9,93,896/- need to be submitted. 4. Copies of approved X-section plan, Floor plan, elevation plan and structural plan for commercial area need to be submitted. 5. Copies of approved landscape plan, approved roads and pavement plan, approved water supply plan, approved sewerage and garbage disposal plan, approved storm water drainage plan and approved parking plan need to be submitted. 6. Copy of approved fire scheme approval need to be submitted. 7. PERT Chart specifying date of completion needs to be submitted. 8. Site photographs fort the physical status of construction need to be provided. 9. REP II needs to be provided. 10. Booking list of flats sold to the allottees as on date of the application applied for extension which includes name of the allottees, flat no/shop no., tower no.,

		carpet area, date of booking, average rate, and total consideration needs to be provided. 11. Details of unsold flats/shops need to be provided. 12. Copy of DD submitted at the time of registration needs to be provided. 13. Supporting documents for reasons for delay of the project needs to be submitted. 14. Cost of plots needs to be clarified. 15. Board resolution for operation of bank account needs to be submitted. 16. Loan sanction letter along with repayment schedule and disbursement schedule needs to be submitted. 17. CA certificate for expenditure incurred and to be incurred needs to be submitted. 18. KYC of authorised person to operate bank account needs to be provided. 19. Final approval of change in bank account needs to be submitted.
22.	**Remarks**	No Deficiency notice sent to the promoter.

(Asha)
Chartered Accountant

(Prachi Singh)
Planning Executive

Day and Date of hearing	Monday and 16.10.2023
Proceeding recorded by	Sh. Ram Niwas

PROCEEDINGS OF THE DAY

Proceedings dated 16.10.2023

Ms. Prachi Singh Planning Executive briefed about the facts of the project.
The application submitted by the promoter has been scrutinized by the concerned official, but the deficiency notice has not been dispatched till date. In view of the same the matter is adjourned, and the next date of hearing will be conveyed through deficiency notice within a week.

(Sanjeev Kumar Arora)
Member, HARERA

(Ashok Sangwan)
Member, HARERA

(Vijay Kumar Goyal)
Member, HARERA

(Arun Kumar Gupta)
Chairman, HARERA