

# HARYANA REAL ESTATE REGULATORY AUTHORITY GURUGRAM हरियाणा भूसंपदा विनियामक प्राधिकरण गुरुग्राम-

New PWD Rest House, Civil Lines, Gurugram, Haryana

नया पी.डब्ल्यू.डी. विश्राम गृह सिविल लाईंस गुरुग्राम, हरियाणा

Project Promoter

Lykehomes Avenue M/s Lykehomes Pvt. Ltd.

SNo.	. Particulars	OR PROJECT REGISTRATION U/S 4 OF THE ACT, 2016 Details				
1.	Name of the project	Lykehomes Avenue				
2.	Name of the promotor	M/s Lykehomes Pvt. Ltd. (Collaborator)				
3.	Nature of the project	Affordable Residential Plotted Colony under DDJAY				
4.	Location of the project	Sector 03, Farukhnagar, Gurugram				
5.	Legal capacity to act as a promoter	Collaborator				
6.	Name of the license holder	Sh. Amarnath, Smt. Kamla, Sh. Ashok Kumar and Sh. Tejbir urf Tejveer				
7.	Whether registration applied for whole	Whole				
3.	Phase no.	N/A				
).	Online application ID	RERA-GRG-PROJ-1466-2023				
10.	License no.	185 of 2023 dated 11.09.2023 Valid up to 10.09.2028				
1.	Total licensed area	8.4028 Acres	Area to be registered	8.4028 Acres		
2.	Project completion date as declared u/s 4(2)(l)(c)	REP-II needs to be revised.				
3.	QPR compliance	N/A				
4.	4(2)(l)(D) compliance	N/A		Paties Station		
5.	Compliance of conditions of RC	N/A				
6.	4(2)(l)(c) compliance	N/A		Dagdinent to al		
7.	Details of proceedings pending against the project	N/A	an a	minardirection to a		
8.	Status of change of bank a/c	N/A		In Fallstein Breasts		
9.	Statutory approvals either appli	ad for an abby!				

Email: hareragurugram@gmail.com, reragurugram@gmail.com, Website: www.harera.in An Authority constituted under section 20 the Real Estate (Regulation and Development) Act, 2016 Act No. 16 of 2016 Passed by the Parliament भू-संपदा (विनियमन और विकास) अधिनियम, 2016की धारा 20के अर्तगत गठित प्राधिकरण भारत की संसद द्वारा पारित 2016का अधिनियम संख्यांक 16



Lykehomes Avenue M/s Lykehomes Pvt. Ltd.

	S.No Particulars		Date of approval	Validity up to
	i)	License Approval	11.09.2023	10.09.2028
	ii)	Zoning Plan Approval	Not submitted	
	iii)	Layout plan Approval	12.09.2023	
	iv)	Environmental Clearance	N/A	PROJECT BLACKER BREE
	v)	Airport height clearance	N/A	i. Yane of the project
	vi)	Fire scheme approval	N/A	L. him of the presentation
	vii)	Service plan and estimate approval	Not submitted	All the property of the property of the second s
	viii)	Electricity load availability connection	06.10.2023	Legal capado vicitios
0.	Fee o	letails		
	Registration fee		(32644.676 x 05) + (1360 =Rs. 1,76,826/-	).195 x 10)
	Late fee		Nil	Whether registration appli
	Processing fee		34004.871 x 10 =Rs. 3,40,049/-	Phase ea.
	Total fee		Rs. 5,16,875/-	Calibre application 10
1.	DD amount		Rs. 3,00,000/- Rs. 2,16,875/-	<ul> <li>LATER TO.</li> <li>Test needs at a co.</li> </ul>
	DD r	no. and date	000611 dated 07.11.202 000615 dated 07.12.202	
	Nam	ne of the bank issuing	Bandhan Bank	and multiplendo reales i
	Deficient amount		Nil	
2.	File	Status	Date	3. QPR. completere
	Proj	ject received on	28.11.2023	<ul> <li>A (2)(1)(1)(2)A (2)(2)</li> </ul>
	Noti	ice dispatched on	30.11.2023	Se Caapilance of conditions
	Firs	t hearing on	04.12.2023	and an an and the state
	Firs	t reply submitted on	04.12.2023	
	Seco	ond reply submitted on	08.12.2023	insing and kanaga gaihang
	Seco	ond hearing on	11.12.2023	8. Status of change of braics is
23.	Case	e history-		9. Stantory automals enherit

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# HARERA

#### Project Lykehomes Avenue Promoter M/s Lykehomes Pvt. Ltd.

The promoter i.e., M/s Lykehomes Pvt. Ltd. has applied on dated 28.11.2023 for registration of their affordable plotted colony under DDJAY namely "Lykehomes Avenue" located at Sector 03, Farukhnagar, Gurugram under section 4 of Real Estate (Regulation and Development), Act 2016. This application relates to the license no. 185 of 2023 dated 11.09.2023 issued by the DTCP in favour of Sh. Amarnath, Smt. Kamla, Sh. Ashok Kumar and Sh. Tejbir urf Tejveer in collaboration with M/s Lykehomes Pvt. Ltd. to set up an affordable plotted colony under DDJAY over an area measuring 8.4028 acres in sector- 03, Farukhnagar, Gurugram.

On scrutiny of the application, it was found that there were deficiencies in the application which were conveyed to the promoter through deficiency notice dated 30.11.2023 and an opportunity of hearing was provided on 04.12.2023.

### Proceedings dated 04.12.2023

Ar. Neeraj Gautam (Associate Architectural Executive) and Ms. Asha (Chartered Accountant) briefed about the facts of the case. Sh. Pawan Kumar (AR) is present on the behalf of the promoter. The AR of the promoter states that they have submitted the reply to the deficiency notice in the Authority today. The reply be examined, and status of remaining deficiencies be submitted on the next date of hearing. The matter to come up on 18.12.2023.

On request of the promoter, the hearing was preponed to 11.12.2023

## Proceedings dated 11.12.2023

Ar. Neeraj Gautam (Associate Architectural Executive) and Ms. Asha (Chartered Accountant) briefed about the facts of the case.

Sh. Pawan Kumar (AR) is present on behalf of the promoter.

The promoter is directed to submit the rectified bank undertaking, approved zoning plan, nonencumbrance certificate duly certified by a revenue officer not below the rank of Tehsildar and other deficit documents listed above in the Authority.

The AR of the promoter seeks two weeks' time to submit the above-mentioned deficiencies in the Authority.

The matter to come up on 01.01.2024.

24.	Present compliance status as on 01.01.2024 of deficient documents as conveyed through deficiency notice dated		Corrections in REP-I (Part A-H) needs to be done. Requisite documents need to be provided in PDF format.
			Status: Not done
	11.12.2023	2.	Corrections marked on the hard copy of online DPI
	estimates and be provided		need to be done and hard copy thereof needs to be submitted.
	amegourne golbang ar stakken af 61	pefeid-	Status: Done
	and the state is a second to be serviced	3.	Deficit fee of Rs. Rs. 2,16,875/- needs to be paid.
			Status: Paid through DD no. 000615 dated 07.12.2023 of Bandhan Bank
	Bill And I		
thoen		4.	Copy of mutation duly certified by revenue officer not more than 6 months prior to the date of

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	application of registration need to be submitted.
n late and an even an its start	Status: Not submitted for rect. no. 39 killa no.
period and the state of the sta	21,22,23 of village Badsa
H voltekusé (*774 ° 201 ° 1 kadal) Es	5. Land title search report needs to be submitted.
Stad. Shi Tejha an' Egenerita ao	Status: Submitted
u 1.6870 felme v nino havierie	6. Non-, encumbrance duly stamped and signed by a
i	revenue officer not below the rank of Tehsildar
udegradigi e steallal waard	needs to be submitted.
attend in a sub- 100 mark on c	Status: Submitted
	7. Approved service plans and estimates need to be
	submitted.
	Status: Not submitted
a bristmall sciencel: loss (is	8. Copy of superimposed demarcation plan on
ed an ed neares a (SA), and	approved layout plan needs to be submitted.
any of shear the really former	Status: Submitted
di sadi manin u remandagi dela	9. Approved zoning plan needs to be submitted.
and a set of the set o	Status: applied on 06.12.2023
a service of the serv	
144-11 - 2 2023	submitted.
	Status: Not submitted
in hyperball r fel all one fill	
	the allottees will be collected need to be corrected in
	all allottee related draft documents.
	Status: Accounts provided do not match with the
	bank undertaking
	12. Cost of the land needs to be clarified according to the
	Status: Clarified
	13. The financial resource of the project needs to be met
	he project cost, so same needs to be revised.
	Status: Requisite corrections made in DPI
	14. Other sources in financial resources needs to be
	clarified.
	Status: Clarified
	15. Project report needs to be provided.
	Status: Submitted
	16. Affidavit of promoter regarding arrangement with
	the bank of master account needs to be revised.
	Status: Needs to be revised
	17. CA certificate for REP I needs to be revised.
	18. Undertaking regarding no loan on project land needs
	10. Ondertaking regarding no tour on project and noodo

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burry and or a	1. 1. 1. 1.	to be provided.
dentital bent assis of an installant	10	Status: Submitted
amathéoli an sin stateo hend (Fithelouides)	19.	Revised bank undertaking in prescribed format
dutitado		needs to be submitted on the letter head of the bank.
a series de la companya de		Status: Not submitted
sed. Servits to be nonuclimate	20.	Quarterly schedule of estimated expenditure needs
ambight isr of station of sense a spinor	n hintopak	to be corrected.
histivor	14 de la ferh	Status: Corrected
in the revision	21.	etatement needs to be corrected.
		Status: Corrected
	22.	REP -II needs to be revised.
(Ar, News) Sautan)		Status: Revised. Needs to be notarized.
Associate Are directural Executive	23.	CA certificate for expenses incurred and to be
		incurred needs to be revised.
202 9	No fo bar	Status: Requisite corrections made in DPI
	24.	The board resolution for operation of bank account
	a chiefe	needs to be provided.
The second se	13/07/\$3	Status: Needs to be revised
Remarks	1.	Corrections in REP-I (Part A-H) needs to be done.
States of Second Second Second Second		Requisite documents need to be provided in PDF
starting (Landras A. Spend R	C Pala (24)	format.
		Status: Not done
소작님께요. 그는 것을 통하는 것을 즐겼다.	2.	Copy of mutation duly certified by revenue officer
		not more than 6 months prior to the date of
		application of registration need to be submitted.
생활 수가 가지 않는 것을 많이 많다.		Status: Not submitted for rect. no. 39 killa no.
		21,22,23 of village Badsa
	3.	Approved service plans and estimates need to be
Alexand and Alexandre		submitted.
(Velov Kemar (e) Al)	Cherry Cherry	Status: Not submitted
ARTRA Dadrahm	4.	Approved zoning plan needs to be submitted.
	NG	Status: Applied on 06.12.2023
	5.	PERT chart of the proposed project needs to be
		submitted.
		Status: Not submitted
	6.	Details of the bank account in which amount from
		the allottees will be collected need to be corrected in
		all allottee related draft documents.
		Status: Accounts provided do not match with the
경기에는 이번 것을 많이 가지 않는 것을 물었다.		bank undertaking
		Affidavit of promoter regarding arrangement with
		the bank of master account needs to be revised.
		and sum of master account needs to be revised.

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HARERA	Project Lykehomes Avenue
GURUGRAM	Promoter M/s Lykehomes Pvt. Ltd.
(j. den kommunikar provinski straktivnikar bistori zatemi projektor politikar politikar i fotbori dela seteri seteri straktor politikar i fotbori dela seteri seteri seteri straktori en seteri seteri reteri seteri seteri seteri seteri straktori en seteri sete	<ul> <li>Status: Needs to be revised</li> <li>8. Revised bank undertaking in prescribed format needs to be submitted on the letter head of the bank.</li> <li>Status: Not submitted</li> <li>9. REP -II needs to be revised.</li> <li>Status: Revised. Needs to be notarized.</li> <li>10. The board resolution for operation of bank account needs to be provided.</li> <li>Status: Needs to be revised</li> </ul>
(Asha)	(Ar. Neeraj Gautam)
Chartered Accountant	Associate Architectural Executive

Day and Date of hearing	Monday and 01.01.2024	
Proceeding recorded by	Sh. Ram Niwas	

**PROCEEDINGS OF THE DAY** 

Proceedings dated 01.01.2024

Ar. Neeraj Gautam (Associate Architectural Executive) and Ms. Asha (Chartered Accountant) briefed about the facts of the case.

Sh. Pawan Kumar (AR) is present on behalf of the promoter.

The AR seeks two weeks' time for submission of deficit approvals/documents.

The matter to come up on 15.01.2024.

(Sanjeev Kumar Arora) Member, HARERA

(Ashok Sangwan)

Member, HARERA

V.1-2

(Vijay Kumar Goyal) Member, HARERA

(Arun Kumar) Chairman, HARERA

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