Promoter Name: M/s Worldwide Resorts and Entertainment Pvt. Ltd.
Project Name: The Golden City

PROJECT HEARING BRIEF FOR REGISTRATION U/S 6		
S.No.	**Particulars**	**Details**
1.	**Name of the project**	The Golden City
2.	**Name of the promotor**	M/s Worldwide Resort and Entertainment Pvt. Ltd.
3.	**Nature of the project**	Industrial Plotted Colony.
4.	**Location of the project**	Sector-M9, M10, M13, M14, Manesar, Revenue estate of Bansharia and Banskhusla, Gurugram
5.	**Legal capacity to act as a promoter**	Collaborator.
6.	**Name of the license holder**	M/s Active promoters private limited and others
7.	**Name of the Collaborator**	M/s Worldwide Resort and Entertainment Pvt. Ltd.
8.	**Status of project**	Ongoing
9.	**Online Application ID**	RERA-GRG-1713-2024
10.	**File Status**	**Date**
	Project received on	29.07.2024
	First Hearing on	23.08.2024
11.	**Case History:** The promoter i.e., M/s Worldwide Resort and Entertainment Pvt. Ltd. has applied (online and manual) on dated 29.07.2024 for extension of their Industrial plotted colony namely "The Golden City" in sector- M9, M10, M13, M14, Manesar, Revenue estate of Bansharia and Banskhusla, Gurugram u/s 6 of the Act of 2016. In this regard, it is submitted that, the project namely "The Golden City" has been registered in the Authority vide RC no 100 of 2022 dated 14.11.2022 valid up to 30.09.2024. The promoter in its application stated that there is need of revision and extension of RERA registration as there is a revision in the sectoral plan, wherein DGTCP Haryana has revised the tentative sectoral plan of Sector - M9, M10, M13, M14 vide DRG. No DTP(G) 2420/2020 dated 14.05.2020/04.02.2023 thereby deleting the 60 mtr wide sector road of Sector- M9 and M-14 and the planning of Block C of the project has completely changed. On scrutiny of the application, it was found that **there is a revision in the layout plan after the addition of additional land admeasuring 53.171875 acres vide license no 06 of 2024 dated 19.01.2024 in addition to the earlier licensed area of 118.15 acres approved vide license no 136 of 2022. Now the total revised layout plan of land admeasuring 171.321875 acres has been approved by DTCP vide Drg no 10324 dated 03.07.2024.**	

	As per the old layout plan, there were 378 residential plots, 132 industrial plots, 1 commercial pocket and as per the revised layout plan dated 03.07.2024 there are 378 residential plots, 178 plots and 5 commercial pockets in the said project. Further, there are changes in green area, parking area, community facilities, service area, UD area, Location of ESS of 66KVA, GAIL Gas pipeline, deletion of 60 mtrs wide road. **In this regard it is submitted that, the promoter has not submitted the 2/3rd consents of existing allottees of the said project along with the application submitted for the extension of registration as per section 14(2)(ii) of the Act of 2016.** **Further, the promoter has also applied for extension of the project u/s 6 of the Act of 2016 for 2 years i.e., up to 30.9.2026 as per the date declared by the promoter in form REP-II. However, one year extension can be granted only as per the section 6 of the Act of 2016.** Now, as per the request of the promoter, they want to revise the RERA registration along with the extension of RERA registration of the said project u/s 6 of the Act of 2016. **(Shashank Sharma)** **Associate Engineer Executive**

Day and Date of hearing	Monday and 09.09.2024
Proceeding recorded by	Sh. Ram Niwas

PROCEEDINGS OF THE DAY

Sh. Shashank Sharma, Associate Engineer Executive briefed about the facts of the project.
Sh. Prince Kumar (AR) and Ms. Megha Solanki (Advocate) are present on behalf of the promoter.
The application made under section 6 of the Act, 2016 is for 2 years while under section 6 is only one year extension in respect of the area already registered can be considered. The AR and counsel assure to amend the application and DPI accordingly. Further, in view of the additional license, change in alignment of GAIL Pipeline and sector road, a few plots are affected, and their location/size is altered in the revised approved layout plan and the AR is submitting consent of 2/3rd allottees for such revision and hence a public notice for objections if any be issued in the 3 prominent newspapers (One Hindi and 2 English). Further the AR will separately make an application under section 4. The deficiency notice will be issued and reply to the same also be submitted within one week.
The matter to come up on 30.09.2024.

(Ashok Sangwan)
Member, HARERA

(Vijay Kumar Goyal)
Member, HARERA

(Arun Kumar)
Chairman, HARERA