HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.
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Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 04.06.2025.

<u>Item No. 289.03</u>

(ix) **Promoter:**   JANGHU REAL ESTATE PVT. LTD.

Project :   **"DAA HOME AVENUE"** an Affordable Residential plotted Colony (under DDJAY) to be developed on land measuring 5.02 acres situated in revenue estate of village Jaundhi, Sector 29, Jhajjar.

Temp ID :   RERA-PKL-1713-2025

Present: Sh. Jyoti Sidana Authorized representative of the promoter.

1.   This application is for registration of a new project "DAA HOME AVENUE" an Affordable residential Plotted Colony (under DDJAY) being developed on land measuring 5.02 acres situated in revenue estate of village Jaundhi, Sector 29, Jhajjar. License No. 58 of 2025 dated 21.04.2025 valid upto 20.04.2030 has been granted by the Town and Country Planning Department.

2.   The application was examined and following observations were conveyed to the promoter on 02.06.2025:

1. The promoter should inform whether the entry of licence has been made in the revenue record.

2. A certificate from CA that the information provided in A to H Performa is as per the Books of account/Balance sheets of the applicant company.

3. ITR of the directors for last 3 years be submitted.

3.   The promoter vide letter dated 03.06.2025 has complied with the above deficiencies.

4.   After consideration, the Authority finds the project fit for registration subject to the following special conditions:

I. The promoter shall submit the details of the RERA bank account (where 70% of the amount received from the allottees shall be deposited) within a period of 30 days from the issuance of this registration certificate, till which time no plots shall be sold. If the 70% RERA account varies from the account already mentioned in REP-I, the Promoter is directed to issue a public notice of size 3 x 3 inches (in two newspapers widely circulated in the area) indicating all three accounts i.e., 100%, 70% and 30% under intimation to the Authority by submitting a copy of the original publication. No RERA account shall be subsequently changed by the promoter without the prior permission of the Authority.

II. 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.

III. Promoter shall submit a copy of service plans/estimates to the Authority immediately after their approval by Town & Country Planning Department.

IV. No advertisement/public notice be issued through any medium without affixing the QR code issued by the Authority. The QR code should also be affixed on all the documents forming part of public domain including agreement to sell/allotment letter, pamphlets, brochures or any other literature published by the promoter.

V. The promoter shall intimate to the Authority before taking any loan/financial assistance from any Bank/Financial Institution against the said registered project and thereafter all the installments of the loan received, shall be credited into the 70% RERA Bank Account.

VI. Promoter shall submit documents showing entry of license in the revenue records within 30 days of issuance of registration.

VII. Promoter shall submit duly approved building plans in respect of commercial pocket measuring 0.1654 acres to the Authority along with deficit fee, if any. Till then, the promoter shall not dispose of any part/unit of the commercial pocket.

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.