



**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 25.06.2025.**

**Item No. 290.03**

**Consideration of the applications received by the Authority for Registration of New Projects.**

(i) **Promoter:** The SLDC Employees Cooperative Group Housing Society Limited.

**Project:** "Prime" – GH-8 measuring 2016 sqm and having an FAR of 3748.525 sqm in sector-13-17, Panipat.

**Temp ID :** RERA-PKL-1714-2025

**Present:** Sh. Jyoti Sidana on behalf of the promoter.

1. This application is for registration of Group Housing project namely "Prime" – GH-8 measuring 2016 sqm and having an FAR of 3748.525 sqm in sector-13-17, Panipat. HSVP allotted site vide memo no. 9316 dated 14.09.2015.
2. The application was examined and following observations were conveyed to the promoter on 13.06.2025:
  - i. Submit approved copy of zoning plan;
  - ii. Name/designation of the person who will issue the allotment letter and execute conveyance deeds;
  - iii. Specifications of construction need to be more specific;
  - iv. The society has cash/bank balance of Rs. 9.32 lacs, then how do they intend to develop this project when the cost of construction of apartments is 12.50 crores.
3. The promoter vide reply dated 16.06.2025 has complied with all the above observations. 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 apartments/units 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 HSVP.
  - 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 instalments of the loan received, shall be credited into the 70% RERA Bank Account.
  - VI. No hindrance and disability shall be allowed to occur in the way of the allottees in the event of any dispute between the members. The Authority retains the power to issue any appropriate orders for protecting the interests of the allottees.
  - VII. Sh. Sumit Agarwal shall sign and execute sale deeds/conveyance deeds on behalf of the Cooperative Society.
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.

