



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 24.09.2025.

Item No. 300.03

(vii) **Promoter:** Mahadev United Infrastructure Pvt. Ltd.,

Project : "Mahadev Industrial Township" an Industrial plotted colony on additional land measuring 12.11 acres (in addition to license no. 218 of 2023 dated 23.10.2023 for an area measuring 13.312 acres) situated in the revenue estate of Village Jharoth, Tehsil Kharkhauda, District Sonapat.

Temp ID : RERA-PKL-1797-2025

Present: Sh. Jyoti Sidana on behalf of promoter.

1. This application is for supplementary registration of the project namely; "Mahadev Industrial Township" bearing License No. 76 of 2025 dated 26.05.2025 valid upto 25.05.2030 for an additional area measuring 12.11 acres has been granted by Town and Country Planning Department, Haryana in favour of Mahadev United Infrastructure Pvt. Ltd. This license has been granted in addition to License No. 218 of 2023 dated 23.10.2023 which was registered by the Authority vide registration No. HRERA-PKL-SNP-559-2024 dated 19.03.2024 valid upto 22.10.2028.

2. The application was examined and following observations were conveyed to the promoter on 16.09.2025:

- i. A manually filled A to H for complete area has to be submitted.
- ii. Proof of payment of registration fee has not been submitted.
- iii. There is no authority letter or Board Resolution to file RERA Registration.
- iv. List of Professionals engaged by the Architect firm to execute the development works alongwith their experience may be submitted.
- v. Whether entry of license has been made in the revenue record or not.



- vi. Copy of LC-IV and Bilateral agreement have not been submitted.
 - vii. Net worth certificate of all the directors and company have not been submitted.
 - viii. Projected cash inflow statements of the project have not been submitted.
 - ix. ITRs of FY-2022-23 has not been submitted.
 - x. There are three directors in the company however, their ITRs have not been submitted.
 - xi. 11 KV HT line affects plots and commercial area. The area falling under the same needs to be frozen.
3. The promoter vide replies dated 18.09.2025 and 19.09.2025 has complied with the observations mentioned above.
4. After consideration, the Authority finds the project fit for grant of supplementary registration subject to the following special conditions:
- i. Promoter shall submit a copy of service plans/estimates to the Authority within two weeks after their approval by Town & Country Planning Department.
 - ii. Promoter shall submit duly approved building plans in respect of commercial site measuring 0.847 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.
 - iii. 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
 - iv. 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.
 - v. The promoter shall submit the details of the 100% Master Account, 70% Escrow Account and the 30% Free Account within a period of 30 days from the issuance of this registration certificate, till which time no plots shall be sold. The Promoter is also directed to issue a public notice of size 3 x 3 (inches) (in two newspapers including one in Hindi widely circulated in the area) indicating all three accounts i.e., 100%, 70% and 30% account under intimation to the Authority by submitting a copy of the original publication. No RERA account shall be subsequently changed by the promoter without prior permission of the Authority.
 - vi. Promoter shall submit a copy of Jamabandi showing the entry of license in the revenue record within a period of 30 days from the date of issuance of this registration certificate.
 - vii. That plot nos. 63 to 69 (total measuring 3425.267 sq mtrs.) and commercial site measuring 3428.016 sq mtrs. falling under 11 KV HT line shall not be sold till shifting of HT line and shall be kept freezed untill defreezed by DTCP, Haryana and RERA Panchkula.



7. The following documents be uploaded by the office on the web portal along with the supplementary registration: -

- a. Form A to H.
- b. Form Rep II.
- c. Revised Layout Plan.

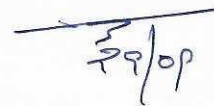
8. After issuance of supplementary registration certificate, the Temp Id 1797-2025 shall stand disposed of.



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.


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LA-Shubham

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