



**HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.**

Mini Secretariat (2<sup>nd</sup> and 3<sup>rd</sup> Floor), Sector-1, Panchkula.

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**Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 03.06.2026.**

**Item No. 323.03**

**(iii) Promoter:**

**Project Name:** “Slotco Experia” (an Affordable Residential Plotted Colony under DDJAY-2016) to be developed on land measuring 14.04375 acres falling in the revenue estate of village Dodwa, Sector-1, Nilokheri, Taraori, District Karnal.

**Temp Id:** RERA-PKL-2041-2026.

**Date of consideration:** 04.06.2026 (Through Circulation)

1. This application is for registration of real estate project namely “Slotco Experia” (an Affordable Residential Plotted Colony under DDJAY-2016) to be developed on land measuring 14.04375 acres bearing License No. 62 of 2018 dated 07.09.2018 valid upto 06.09.2023 and renewed upto 06.09.2027 granted by Town and Country Planning Department, Haryana to Blissful Estates LLP.
2. The application was examined and following observations were conveyed to the promoter on 21.05.2026:
  - i. Payment Plan at CP/344 and CP/389 is not in order as it does not mention execution of BBA and any other charges to be taken by the promoter upto the grant of possession. The Payment Plan is indicative in nature, however the same should be specific and final in nature.
  - ii. Registration fee is deficit by Rs. 36,543/-. Promoter should provide calculation of registration fee.
  - iii. Promoter should submit all supplementary agreements executed till date certifying the same through an Affidavit.
  - iv. The promoter should also submit the calculations relating to the registration fee based on the potentiality of the town as per the Urban Act/ Rules, 1975.



3. The promoter vide reply dated 26.05.2026 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 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 widely circulated in the area including one in Hindi) 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 the prior permission of the Authority.
- ii. The payment plan approved in Form REP-I, having quantum of all other charges to be paid by the allottee till grant of Possession have to be incorporated in the BBA. No other charges, except those mentioned in the payment plan, shall be payable by the allottees.
- iii. Promoter shall submit a copy of service plans/estimates to the Authority within 15 days after their approval by Town & Country Planning department.
- iv. Promoter shall submit duly approved building plans in respect of commercial pocket measuring 0.3655 acres to the Authority along with deficit fee, if any, within 15 days after the approval by Town & Country Planning department. Till then, the promoter shall not dispose of any part/unit of the commercial pocket.
- v. 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.
- vi. No advertisement/public notice be issued through any medium without affixing the QR code and RC number along with validity issued by the Authority. The QR code, RC number alongwith validity should be affixed on the top-right corner 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.
- vii. Promoter shall be responsible for the maintenance and upkeep of services of the project up to a period of five years from the date of grant of completion certificate or till the taking over of the maintenance of the project by the association of allottees.
- viii. That any change in the communication address shall be immediately intimated to the Authority otherwise all the correspondence shall be deemed to have been served on the address mentioned in Form REP-I.
- ix. No hindrance and disability shall be allowed to occur in the way of the allottees in the event of any dispute among the partners. The Authority retains the power to issue any appropriate orders for protecting interests of the allottees.
- x. Sh. Rajinder Dang (one of the partner) shall sign and execute sale deeds/conveyance deeds on behalf of the LLP Firm.

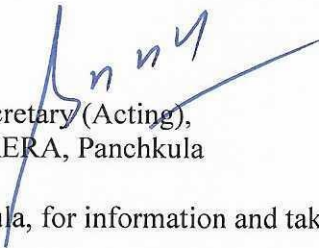


4. File be consigned to record room after issuance of registration certificate. Payment Plan to be updated online in REP I. **Disposed of.**

This has been approved by the Authority through circulation on 04.06.2026



True copy

  
Secretary (Acting),  
HRERA, Panchkula

A copy of the above is forwarded to Advisor, HRERA Panchkula, for information and taking further action in the matter.

LA-Dmkw  
A.K.C.