



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 12.08.2026.

Item No. 329.03

- (iii) Promoter: Mahadev United Infrastructure Pvt. Ltd.
Project Name: "Mahadev Industrial Township (MIT)" an Industrial plotted colony on additional land measuring 13.9125 acres (in addition to license no. 218 of 2023 dated 23.10.2023 and 76 of 2025 dated 27.05.2025) situated in the revenue estate of Village Jharoth, Tehsil Kharkhauda, District Sonapat.
Temp Id: RERA-PKL-2105-2026.
Present: Sh. Jyoti Sidana, authorized representative on behalf of the promoter.

1. An application for supplementary registration of project cited above was received from the promoter on 23.07.2026. License No. 225 of 2025 dated 14.11.2025 valid upto 13.11.2030 was granted for an area measuring 13.9125 acres 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 and 76 of 2025 dated 26.05.2025 which is registered with the Authority vide registration no. HREERA-PKL-SNP-559-2024 dated 19.03.2024 valid upto 22.10.2028 for an area measuring 13.312 acres and supplementary RC on additional land measuring 12.11 acres on 16.10.2025. Now, the promoter has proposed to register 13.9125 acres by proposing the same date of completion, name of the project and RERA bank account as the earlier registered project.

2. The application was examined and following observations were conveyed on 03.08.2026:

- Potentiality of town be submitted. Site be also marked on the development plan of Sonipat.
- Board Resolution is neither filed in original nor mentions the present project and license details.



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- iii. CP 36 to 42 having PAN no and Adhar Card of Directors is not legible.
- iv. Net Worth certificate of the company is not in order since it does not reflect the independent certification from CA nor reflects the denomination of the amounts mentioned.
- v. Copies of LC IV and Bilateral Agreements be submitted.
- vi. ITRs of Manish Kumar for 2023-24 be submitted.
- vii. ITRs of Anand Jain for 2024-25 be submitted.
- viii. ITRs of Virender Singh Dabas for 2023-24 be submitted.
- ix. Whether entry of license has been made in the revenue record or not.
- x. Projected cash inflow and outflow statements of the project have not been submitted.
- xi. UD area (if any) should not be got registered.
- xii. List of plots falling under HT line be submitted, so that they may be frozen.
- xiii. Last 3 years balance sheets be submitted.
- xiv. Net worth certificates of Directors based on the valuation be submitted.
- xv. How will the company execute the project of 13.9125 acres with meagre net worth of Rs. 47,04,015/-
- xvi. No default certificate from CA be submitted.
- xvii. A certificate from CA be submitted that the information mentioned in A to II is as per books of accounts of the company.
- xviii. Two third consent of allottees is required.
- xix. In REP I Part E, 'No' has been mentioned against approvals of Demarcation/Zoning Plan-whereas the same are enclosed.
- xx. REP II (Clause 10) is incorrect.
- xxi. Technical assistance agreement (Architect) CP-44-incorrectly mentions the name and type of project being executed.
- xxii. Payment plan not submitted.

3. On the last date of hearing i.e., 05.08.2026, Sh. Jyoti Sidana appearing on behalf of the promoter requested for a short accommodation to submit the reply to the above deficiencies. Considering the request of the authorized representative, matter was adjourned to 12.08.2026.

4. Now, vide reply dated 11.08.2026, the deficiencies mentioned above have been complied by the promoter except at serial no ii and iv.

5. After consideration, the Authority grants another opportunity to the applicant promoter to submit the complete documents by 19.08.2026 so that a decision by circulation could be taken within the stipulated time failing which the said application will be rejected.



True copy

Secretary (Acting),
HIRERA, Panchkula

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

LA-shubham.

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