



HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

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

Telephone No: 0172-2584232, 2585232

E-mail: officer.rera.hry@gmail.com, hrerapkl-hry@gov.in

Website: www.haryanarera.gov.in

Subject: Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 10.02.2020.

Item No. 86.15

(iv) **Promoter :** Gopal Hitech Infra Developers Pvt. Ltd.

Project : "Maruti Kunj, Phase-1" Residential Plotted Colony to be developed over an area measuring 22.82 acres in sector-24, Dharuhera, Rewari.

AND

(v) **Promoter :** Gopal Hitech Infra Developers Pvt. Ltd.

Project : "Maruti Kunj, Phase-2" - Affordable Residential Plotted Colony under DDJAY on land measuring 14.96 acres situated in sector-24, Dharuhera, Rewari.

AND

(vi) **Promoter :** Gopal Hitech Infra Developers Pvt. Ltd.

Project : "Maruti Kunj, Phase-3" - Affordable Residential Plotted Colony under DDJAY on land measuring 12.31 acres situated in sector-24, Dharuhera, Rewari.

Present : None

1. An original license No. 9 of 2018 dated 29.01.2018 was granted by the Director, Town and Country Planning for development of a plotted colony measuring 50.106 acres. Later on the licensee got the approval of the department for bifurcation of the license into three parts. Two colonies measuring 22.82 acres and 12.31 acres were converted into affordable residential Plotted Colony under DDJAY. That leaves the original licensed area to 14.96 acres.



2. There are six land owners who had executed registered collaboration agreements with the promoter M/s Gopal Hitech Infra Developers Pvt. Ltd. on 05.11.2012. In the collaboration agreements 1300 Sq. Yds. per acre area is approved to be given to the land owners. Further, 50% land area of the school and 30% of the commercial area also would come to the share of the land owners. A registered irrevocable General Power of Attorney has been executed. A lease agreement has been executed by four land owners and remaining two land owners are yet to execute a registered power of attorney.

3. The Authority after consideration decided as follows:-

- i) The applicant shall indicate on the layout plan of the colony, the plots which will come to the share of different landowners. The share of each of the landowner should be shown in different colours.
- ii) Allotment letters of the earmarked plots which will come into the share of the landowners should be issued by the promoters in favour of the respective landowners.
- iii) Two landowners have not yet executed their power of attorneys. They should also be submitted on the next date of hearing.
- iv) The date of completion of project in the affidavit and the proforma REP-II is different. It should be corrected.

4. The promoters shall rectify the aforesaid deficiencies before the next date.

5. A letter dated 04.02.2020 has been received from Shri Ashok Kumar Gupta, Director of the applicant company stating that certain data has incorrectly been mentioned by the applicant in the application for registration. He has requested the Authority to stop/ignore the application with immediate effect.

6. The applicant shall also respond to the aforesaid letter dated 04.02.2020 written by Shri Ashok Kumar Gupta, Director. Authority also decides to call the applicant as well as Shri Ashok Kumar Gupta to appear before it on the next date for putting up their respective cases.



7. Adjourned to 16.03.2020.

True copy



dmw
Executive Director,
HRERA, Panchkula

✓
A copy of the above is forwarded to CTP, HRERA Pkl. for information and taking further action in the matter.

cat
24/2/20
(A(Diya))