



HARYANA REAL ESTATE REGULATORY AUTHORITY

PANCHKULA

The Haryana Real Estate Regulatory Authority, Panchkula has registered the real estate project of Plotted Colony under DDJAY on land measuring 11.60 acres being developed at Village Kanwala, Sector-27 Ambala City, vide

Registration No.: **HRERA-PKL-AMB-24-2018** Dated: **13.07.2018**

Following details of the project have been provided by the promoter:

1. Particulars of the promoter:

The promoter of the project is Information TV Private Limited, Regd. Office B-116, Ground Floor, Okhla Industrial Area, Phase-1, New Delhi-110020. The promoter is a Private limited company registered with Registrar of Companies, National Capital Territory of Delhi and Haryana with Corporate Identity Number (CIN) U70102DL2007PTC161698, having PAN No. AABC16626E.

2

PANCHKULA

2. The Directors of the company are:

a) **Kartikeya Sharma**

House no. 229, Sector 9-C, Chandigarh-160017

00066621(Din no.)

b) **Sumit Kumar Dewan**

House no. 214, Sector 45A, Chandigarh-160047

00918114 (Din no.)

c) **Arun Aggarwal**

356, Krishi Apartments, D-Block, Vikas puri, New Delhi-

110018

01918638 (Din no.)

3. The contact details of the promoter are:

Phone No. 9810411227

Email dadwal_textchem@yahoo.com

4. The promoter has not launched any project during the last five years.

5. Particulars of the project:

The project will be set up on 11.60 acre land. The land is owned by Information TV Private Limited, Regd. Office B-116, Ground Floor, Okhla Industrial Area, Phase-1, New Delhi-110020.

6. The Town & Country Planning Department, Government of Haryana has issued license No. 85 of 2017 dated 04/10/17 in favour of the land owner M/S Information TV Private Limited. The licence is valid till 03/10/2022.



PANCHKULA

7. Layout plan of the project has been approved by the Town and Country Planning Department, Government of Haryana vide Drawing No 6032 dated 22/08/17 with following category of plots.

Type of Plots	Size of Plot (in m2)	No. Of Plots
A	139.6	54
B	111.87	108
C	83.7	45

- 15% of the Residential Plots i.e 24 of 'A' category and 2 of 'B' category have been mortgaged to the Department of Town and Country planning, towards internal Development works.


The layout plan shall be displayed by the promoter at the site and in its office all the time.

8. The service plan estimates are yet to be got approved from Town and Country Planning Department, Government of Haryana.

The estimates of internal development work are as under:

- Street Lighting Rs 44.50 lacs
- Roads Rs 251.80 lacs
- Water supply system Rs 199.70 lacs
- Sewerage treatment and garbage Disposal plans Rs 118.40 lacs
- Landscaping parks, playgrounds etc Rs 6.60 lacs
- Storm water Drainage Rs 98.20 lacs

A copy of the aforesaid plans shall be displayed by the promoter at the site of construction and in its office.



PANCHKULA

9. Ground coverage of the project shall be as follows:

- a) Plots 23386.730 sqm
- b) Roads and green belt 13508.183 sqm
- c) Playground parks 3600.685 sqm
- d) Community centres 4702.035 sqm
- e) Other community building-commercial 1745.811 sqm

10. The following facilities will be provided in the project:

- a) Water supply system,: Provide water supply through 100mm to underground tanks 150mm pipes and fulfil domestic requirement 476.95 KL/day, Parks and Road 34.24 KL/day, Flushing 158.98 KL/day.
- b) Roads : 9m wide road- length-1529m
- c) Storm water Drainage : Providing and laying storm water drainage system using 400/420x300mm pipes
Providing 27 no. Of lines
- d) Sewerage treatment Providing Sewerage disposal system using plant: 200mm Sw pipes, including Man holes, raising vent pipes, vent shalts, junctions and making connection with HUDA Sewer
Providing 28 no. Of lines
- e) Electricity sub-station: as per HVPN to be sanctioned
- f) Convenient shopping: 1745.84sqm

PANCHKULA

11. It is a new Project. Its development will start in July' 2018 and the Projected date of completion is 31.3.2020.

(a) Quarterly schedule of the execution of the project (in terms of expenditure) Infrastructure:

Particulars	Expenditure to be made in each quarter(Estimated)-in lacs							
	July- Sep 18	Oct- Dec 18	Jan- Mar 19	Apr- June 19	July- Sept 19	Oct- Dec 19	Jan- Mar 20	Grand Total
Roads	35.97	35.97	35.97	35.97	35.97	35.97	35.98	251.80
Water supply	28.53	28.53	28.53	28.53	28.53	28.53	28.52	199.70
Sewerage	16.91	16.91	16.91	16.91	16.91	16.91	16.94	118.40
Street lighting	6.36	6.36	6.36	6.36	6.36	6.36	6.34	44.50
Storm water	14.03	14.03	14.03	14.03	14.03	14.03	14.02	98.20
Horticulture	0.94	0.94	0.94	0.94	0.94	0.94	0.96	6.60

12. The Architect of the project is:

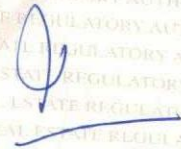
Sudhir Verma and Associates, Architect and Town Planner

H.no. 288, Sector-21A, Chandigarh.

0172-4613288

The Contractors of the project are:

To be appointed.



PANCHKULA

13. Financial details:

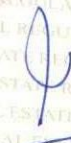

The estimated cost of the project is Rs1050 Lacs which is comprised of a cost of infrastructure amounting to Rs 719.2 lacs.

14. The promoter shall deposit 70% of the money collected from the buyers or raised by way of bank loan in the account number 0602002100312614 of Punjab National Bank; IFSC Code PUNB0060200; MICR code 110024073. The money from the aforesaid account shall be drawn only towards meeting the cost of construction. A statement of the amount drawn from the account along with a certificate of the Registered Engineer, Architect and the Chartered Accountant shall be submitted to the Authority every quarter.

15. The promoter shall strictly abide by the provisions of The Real Estate (Regulation and Development) Act, 2016 and The Haryana Real Estate (Regulation and Development) Rules, 2017 and The Haryana Real Estate Regulatory Authority, Panchkula, (Registration of Projects) Regulations, 2018 and will not enter into any agreement with the buyer in breach of the said provisions.

16. This Certificate of Registration is issued subject to the following conditions that the Promoter shall:

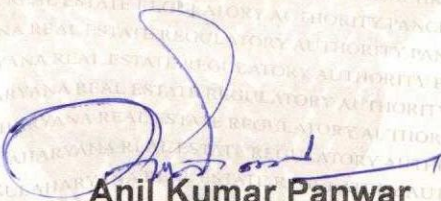
- i) Strictly abide by the provisions of the Real Estate (Regulation and Development) Act, 2016 and The Haryana Real Estate (Regulation and Development) Rules, 2017 and The Haryana Real Estate Regulatory Authority, Panchkula (Registration of Projects) Regulations, 2018, and all such other orders that may be issued by the Authority from time to time and will not enter into any agreement with the buyer in breach of the said provisions.



PANCHKULA

- ii) Strictly abide by the declaration made in form REP-II.
- iii) Apart from the price of the plot, the Promoter shall not demand or receive from the allottees any other cost, fee or charge under any name or definition except reasonable charges for maintenance of essential services and common facilities.
- iv) The Promoter shall create his own website within a period of one month containing information as mandated under Regulation 14 of the Regulations and update the same periodically but not later than every quarter, including the information relating to plots sold/booked and expenditure made in the project.
- v) A copy of the brochure and each advertisement(s) shall be submitted to the Authority immediately after publication.
- vi) Adopt and strictly abide by the model agreement for sale as provided in Rule 8 of the RERA Rules dated 28.07.2017.
- vii) Submit an in principle sanction of electricity load with the cost thereof and the schedule by which the electricity system will be installed within a period of 30 days from the date of issuance of this registration certificate failing which the registration certificate shall be deemed to have been withdrawn.


Dilbag Singh Sihag
Member


Anil Kumar Panwar
Member


Rajan Gupta
Chairman



HARYANA REAL ESTATE REGULATORY AUTHORITY

PANCHKULA

To

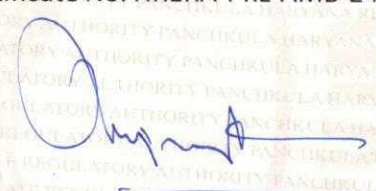
Information TV Pvt. Ltd.
B-116, Ground Floor Okhla,
Industrial Area, Phase-I,
New Delhi-110020
CIN No. U70102DL2007PTC161698

Subject: HRERA Registration No.: HRERA – PKL – AMB - 24- 2018 dated 13.07.2019 – Addendum thereof.

Reference your request letter dated 15.04.2019, regarding naming of the Affordable Plotted Colony Project on land measuring 11.60 Acres in Kanwala, Sector-27, Ambala.

2. In this regard, the Authority in its meeting held on 29.04.2019, has resolved to accede to your request to name the aforesaid project as 'Green Circle Home - II'. This addendum shall be read as a part of the registration certificate No. HRERA-PKL-AMB-24-2018 dated 13.07.2019 issued by the Authority.


Dilbag Singh Sihag
Member


Rajan Gupta
Chairman