

## Directorate of Town and Country Planning, Haryana

Nagar Yojana Bhavan, Plot No.3, Sector-18A, Madhya Marg, Chandigarh.

Phone: 0172-2549349; e-mail: [tcpharyana7@gmail.com](mailto:tcpharyana7@gmail.com)

To

Strong Infrabuild Pvt. Ltd. and others,  
C/o Vatika Ltd.  
7<sup>th</sup> Floor, Vatika Triangle,  
Sushant Lok-I, Block A,  
Gurugram-122002.

Memo. No. LC-2758/JE(SB)/2023/ 8042

Dated: 17-03-2023

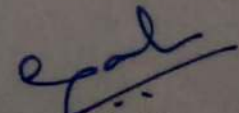
**Subject:** Renewal of licence No. 41 of 2013 dated 06.06.2013 granted for setting up Residential Group Housing over an area measuring 14.30 acres in Sector 89A, Gurugram.

**Reference:** Your application dated 26.11.2020 & 20.02.2023 on the subject cited above.

Your request for renewal of Licence No. 41 of 2013 dated 06.06.2013 granted for setting up Residential Group Housing over an area measuring 14.30 acres in Sector 89A, Gurugram Manesar Urban Complex has been examined and it has been decided to renew the licence upto 05.06.2024 subject to fulfilments of terms and conditions laid down in the licence and the following conditions:-

1. It is further clarified that this renewal will not tantamount to certification of your satisfactory performance entitling you for renewal of licence of further period.
2. You shall clear the outstanding dues of Rs. 28978.64 lacs on account of EDC/IDC as on 02.03.2023 within 90 days from issuance of this letter.
3. You shall revalidate the bank guarantees on account of IDW & EDC within 30 days from issuance of this letter.
4. You shall transfer the licence area forming part of sector road, service road, green belt, 24/18 mtr. wide roads in compliance of order dated 16.05.2022 within a period of 30 days from issuance of this letter.
5. You shall be bound to adhere to the provisions of Section 3(3) (a)(iv) of Act No. 8 of 1975 as amended from time to time regarding construction/transfer of community sites.
6. You shall compound the delay of allotment of EWS flats in accordance with the policy dated 16.08.2013.
7. You shall clarify the reason for submitting compliance of Rule 26(2) of Rules 1976 by non licensee company i.e. Vatika Seven Elements Pvt. Ltd. within 30 days from issuance of this letter.
8. You shall get the licence renewed till final completion of the colony is granted.

The renewal of licence will be void-ab-initio, if any of the conditions mentioned above are not complied with.

  
(T. L. Satyaprakash, IAS)  
Director General,  
Town & Country Planning  
Haryana Chandigarh

Endst. No. LC-2758/JE(SB)/2023/

Dated:

17-03-2023

A copy is forwarded to following for information and further necessary action: -

1. Chief Administrator, HSVP, Panchkula.
2. Chief Engineer, HSVP, Panchkula.
3. Chief Account Officer of this Directorate.
4. Senior Town Planner, Gurugram.
5. District Town Planner, Gurugram.
6. Nodal Officer (Website) for updation on website.

(Narender Kumar)

District Town Planner (HQ)

O/o Director General, Town & Country Planning  
Haryana Chandigarh



## Directorate of Town & Country Planning, Haryana

Nagar Yojana Bhavan, Plot No.3, Sector-18A, Madhya Marg, Chandigarh,  
Web site tcpaharyana.gov.in - E-mail: tcpaharyana7@gmail.com

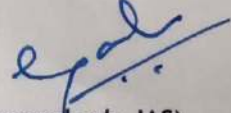
### ORDER

Whereas, Licence No. 41 of 2013 dated 06.06.2013 granted for setting up Residential Group Housing over an area measuring 14.30 acres in Sector 89A, Gurugram under the provisions of the Haryana Development and Regulation of Urban Areas Act, 1975 and Rules framed thereunder. As per terms and conditions of the licence and of the agreement executed on LC-IV, the colonizer is required to comply with the provisions of the Haryana Development and Regulation of Urban Areas, Act, 1975 and its Rules, 1976 thereof.

2. In case colonizer fails to complete development works within the validity period of licence, then the colonizer has to apply for renewal of licence at least 30 days before the expiry of the licence in accordance with Rule 13 of Haryana Development and Regulation of Urban Areas Rules, 1976. The delay in submitting request for renewal of Licence No. 41 of 2013 dated 06.06.2013 is 550 days.

3. Whereas, colonizer has deposited the deficit licence renewal fees with 18% interest on the applicable licence renewal fees for the delayed period on 05.05.2019 to 29.02.2020, 01.10.2020 to 24.11.2020 & 25.11.2020 to 31.03.2021 & 01.06.2021 to 10.08.2021. The total interest amount deposited by colonizer is Rs. 13,81,016/-.

4. In exercise of powers conferred by Section 13 of Haryana Development and Regulation of Urban Areas Act, 1975, I hereby compound the aforesaid offence of delay in filing the application for renewal of licence complete in all respect by charging the composition amount equivalent to 18% interest per annum on the applicable renewal fee for the delayed period.

  
(T. L. Satyaprakash, IAS)  
Director General,  
Town & Country Planning  
Haryana Chandigarh

Endst. no. LC-2758/JE(SB)/2023/

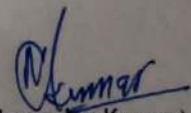
8049

Dated:

17-03-2023

A copy is forwarded to the following for information and necessary action:

1. Strong Infrabuild Pvt. Ltd. and others, C/o Vatika Ltd. 7<sup>th</sup> Floor, Vatika Traingle, Sushant Lok-I, Block A, Gurugram-122002.
2. Chief Accounts Officer (HQ) of this Directorate.

  
(Narender Kumar)  
District Town Planner (HQ)  
O/o Director General, Town & Country Planning  
Haryana, Chandigarh