

**HRERA
Panchkula**

Temp Project Id : RERA-PKL-PROJ-812-2020

Submission Date : 04-12-2021 08:02:33 PM

Applicant Type : Company

Project Type: NEW

FORM REP-I

Part - A

1. Name and registered address of the company

HL PROMOTERS PRIVATE LIMITED (HLPPL)

(Annex a copy in Folder A)

PLOT NO.5, J BLOCK, COMMUNITY CENTRE, RAJOURI GARDEN, NEW DELHI - 110027.

Phone(Landline)

01244325330

Phone(Mobile)

9971711166 (Number Shared by Promoter in Public)

Email ID

reracompliance@tatahousing.com

Website

<https://www.tatavaluehomes.com/>

Pan No.

(Annex a copy in Folder A)

XXXX401C

CIN No.

(Annex a copy in Folder A)

U45200DL2013PTC254832

2. Managing Director/HOD/CEO:

Name : **COMPANY DOES NOT HAVE MD**

Residential Address : **NA**

Phone (landline)

Phone (Mobile) **0000000000** (Number Shared by Promoter in Public)

Email ID **NA@NOTAPPLICABLE.COM**

PAN No. **XXXX34NA**

(Annex a copy in Folder A)

3. Director 1:

Name : **SANJEEV SURI**

Residential Address : **A-104 Bestech Park View Spa Next Badshahpur Sector 67 Gurgaon Haryana - 122101**

Phone (landline)

Phone (Mobile) **9910149911** (Number Shared by Promoter in Public)

Email ID **sanjeevsuri@tatarealty.in**

PAN No. **XXXX774F**
(Annex a copy in Folder A)



4. Director 2:

Name : **KHIRODA CHANDRA JENA**

Residential Address : **Flat No 912B Wing Arihant Abhilasha Plot No 10 Opposite To Taloja Jail Sector 35h Kharghar 410210**

Phone (landline)

Phone (Mobile) **9320103470** (Number Shared by Promoter in Public)

Email ID **khirodajena@tatarealty.in**

PAN No. **XXXX425Q**
(Annex a copy in Folder A)



5. Authorised representative for correspondance with Authority:

Name : **ASHOK PAL SINGH**

Residential Address : **House No. 162 Ground Floor NCR-2 HL City Sector 37 Bahadurgatrh 124507. Haryana**



Phone (landline) **01244325330**

Phone (Mobile) **9971711166** (Number Shared by Promoter in Public)

Email ID **ashokSingh@tatarealty.in**

PAN No. **XXXX124M**
(Annex a copy in Folder A)

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

**Signature of the Applicant/
authorised representative**

Stamp _____

Date _____

FORM REP-I**Part - A****Location and Address of the project:**

1. Name of the project

**NEW HEAVEN, PHASE 1B,
BAHADURGARH**2. Address of the site
of the project
**(Annex a copy in
Folder A)****HL PROMOTERS PRIVATE
LIMITED SECTOR 37, VILLAGE
NUNA MAJRA, BAHADURGARH**

Tehsil

BAHADURGARH

District

JHAJJAR3. Contact details of
the site office of the
project:

Phone(Landline)

01244325304

Phone(Mobile)

9971711166 (Number Shared by
Promoter in Public)

Email

reracompliance@tatahousing.com4. Contact person at
the site office:

Name

ASHOK PAL SINGH

Phone(Landline)

01244325304

Phone(Mobile)

9971711166 (Number Shared by
Promoter in Public)

Email

ashokSingh@tatarealty.in

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

**Signature of the Applicant /
Authorised Representative
Stamp _____
Date _____**

FORM REP-I**Part - A****Fee Details**

As per sub-rule(2) of rule 3 of the Haryana Real Estate (Regulation and Development) Rules,2017, the fee for registration of the project as has been calculated as follows:

2. The aforesaid fees is hereby deposited vide following Drafts/ Banker's Cheques:-

| Sr No. | Draft/Cheque No. | Draft Date | Amount | Payee Bank | Payable To |
|---------------|-------------------------|-------------------|---------------|-------------------|-------------------|
| 1 | 256416 | 03-12-2021 | 134629 | HDFC BANK | HRERA Panchkula |

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

Signature of the Applicant

Mobile no. _____

Email ID _____

FORM REP-I**Part - B****Information relating to the project land and license:**

- | | |
|---|-----------------------------------|
| 1. Land area of the project | 4.316 (Acre) |
| 2. Permissible FAR | 1.75 |
| 3. FAR proposed to be utilized in the project | 1.75 |
| 4. Total licensed area, if the land area of the present project is a part thereof | 16.43125 (Acre) |
| 5. License number granted by the Town & Country Planning Department for the project/Allotted By Municipal Corporation/Permission by Local Bodies (Annex copy in folder B) | 60 of 2014 and 120 of 2014 |
| 6. Is the applicant owner-licensee of the land for which the registration is being sought. | No |

Licensee 1:

Name **SAS REALTECH LLP**

Address **S1 H
L SQUARE,
SECTOR 5
(MLU), PLOT
NO.6,
DWARKA,
DELHI WEST
DELHI DL
110075**

Licensee 2:

Name **HLT RESIDENCY PVT
LTD**

Address **FLAT
NO GF-3,
NAURANG
HOUSE, PLOT
NO5, BLOCK-
134 21,
KASTURBA
GANDHI MARG
NEW DELHI
110001**

7. If the answer to the above is 'No'

i. In what legal capacity the applicant is applying for registration

(Annex copy of all the relevant documents Including collaboration agreements and Power of Attorney etc. in folder B)

**Annexure-B-
COLLABORATION
AGREEMENT ATTACHED**

ii. If the applicant is applying by virtue of Collaboration agreement or Power of Attorney:

- o Was the agreement/Power of Attorney made before or after grant of licence. **(State facts in brief or Annex in folder B)**

**COLLABORATION
AGREEMENT WAS MADE
BEFORE THE GRANT OF
LICENSE**

iii. Are agreements and Power of Attorney registered with the Registrar

Yes

iv. Provide a summary of various collaboration Agreements highlighting important clauses of the agreements. **(Annex in folder B)**

**COLLABORATION
AGREEMENT ANNEXED**

v. Has ownership of the land changed after grant of license **(Annex details in folder B)**

No

vi. Has the fact of the project land being licensed and bonded for setting up of a colony been informed to the Revenue Department for entry in the record of ownership **(Annex details in folder B)**

No

vi. Will applicant himself be marketing the project **(Provide details in folder B)**

Yes

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

**Signature of the Applicant /
Authorised Representative
Stamp _____
Date _____**

FORM REP-I**Part - C****Project Details:**

| | |
|---|-----------------------|
| 1. Estimated cost of the project: (Annex a copy of the project in Folder C) | 14649.31 Lakhs |
| i. Cost of the land (if included in the estimated cost) | 2507.91 Lakhs |
| ii. Estimated cost of construction of apartments | 6673 Lakhs |
| iii. Estimated cost of infrastructure and other structures | 392 Lakhs |
| iv. Other Costs including EDC, Taxes, Levies etc. | 5076.4 Lakhs |

2. The total land of the project measuring **17467.37 Square Meters** will be utilised in the following manner:

| Sr. No. | Land area under usage | Area of land (Square Meters) |
|----------------|---|-------------------------------------|
| 1 | PLOTS TO BE SOLD | 4856.22 |
| 2 | LAND AREA TO BE USED FOR CONSTRUCTION OF APARTMENTS | 950.725 |
| 3 | CONSTRUCTION OF ROADS | 1908 |
| 4 | PAVEMENTS | 365 |
| 5 | PARKS AND PLAYGROUNDS | 1183 |
| 6 | GREEN BELTS | 0 |

| | | |
|----|---|-----------------|
| 7 | VEHICLE PARKINGS | 5670 |
| 8 | ELECTRICITY SUB-STATION | 382 |
| 9 | CLUB HOUSE | 0 |
| 10 | SEWAGE AND SOLID WASTE TREATMENT FACILITY | 658 |
| 11 | AREA TO BE LEFT FOR TRANSFERRING TO THE GOVERNMENT FOR COMMUNITY SERVICES | 0 |
| 12 | ANY OTHER | 1371.411 |
| 13 | CONVENIENT | 123.014 |
| | Total | 17467.37 |

3.Approvals/ NOCs from various agencies for connecting external services.

| Facility | External/ connecting service to be provided by (Name the agency) | Whether Approval taken from the agency concerned. Yes/No (Annex details in folder C) |
|----------------------|---|---|
| ROADS | HIGHWAY AUTHORITY AND TOWN PLANNING AUTHORITY | Yes |
| WATER SUPPLY | HARYANA SHAHARI VIKAS PRADHIKARAN | Yes |
| ELECTRICITY | HARYANA VIDYUT PRASARAN NIGAM LTD | Yes |
| SEWAGE DISPOSAL | DEPARTMENT OF HEALTH | No |
| STORM WATER DRAINAGE | URBAN LOCAL BODIES DEPARTMENT/PUBLIC WORKS | No |

4.Details of services and facilities which will be provided inside the project area as per service plan estimates and/or the project report:

| Sr. No. | Name of the facility | Estimated cost (In Lakhs) (Within the project area only) | Remarks: Yet to be prepared / Submitted to HUDA, Town & Country Planning Department/ as per project report etc. (Annex relevant documents showing costing details etc. in folder C) |
|----------------|-------------------------------------|---|--|
| 1 | INTERNAL ROADS AND PAVEMENTS | 46.52 | SUBMITTED TO HUDA |
| 2 | WATER SUPPLY SYSTEM | 77.41 | SUBMITTED TO HUDA |
| 3 | STORM WATER DRAINAGE | 27.09 | SUBMITTED TO HUDA |
| 4 | ELECTRICITY SUPPLY SYSTEM | 33.59 | SUBMITTED TO HUDA |
| 5 | SEWAGE TREATMENT & GARBAGE DISPOSAL | 39.20 | SUBMITTED TO HUDA |
| 6 | STREET LIGHTING | 7.57 | SUBMITTED TO HUDA |
| 7 | SECURITY AND FIRE FIGHTING | 0 | YET TO BE PREPARED |
| 8 | PLAYGROUNDS AND PARKS | 13.72 | AS PER PROJECT REPORT |
| 9 | CLUB HOUSE/COMMUNITY CENTRE | 151.90 | AS PER PROJECT REPORT |
| 10 | SHOPPING AREA | 0 | YET TO BE PREPARED |
| 11 | RENEWABLE ENERGY SYSTEM | 0 | YET TO BE PREPARED |
| 12 | SCHOOL | 0 | YET TO BE PREPARED |
| 13 | HOSPITAL/DISPENSARY | 0 | YET TO BE PREPARED |

| | | | |
|----|-----------|---|---------------------------|
| 14 | ANY OTHER | 0 | YET TO BE PREPARED |
|----|-----------|---|---------------------------|

5. (a) Date of approval of latest layout plans granted by Town & Country Planning Department on the basis of which the project will be executed. **NA** (date)

6. Date of approval of Building Plans **NA** (date)

7. New projects:

- i) Likely date of starting the construction work **01-12-2021**
- ii) Likely date of completing the project **31-03-2026**
- iii) Sizes of the plots to be offered in the project

| Plot Area(In Square Meter) | Number of plots in the project |
|-----------------------------------|---------------------------------------|
| 809.37 | 1 |
| 4046.85 | 1 |

- iv. Type of apartments to be constructed in the project:

| Type | Carpet area(In Square Meter) | Number of apartments | Number of towers |
|--|-------------------------------------|-----------------------------|-------------------------|
| Apartment/Shops/Other Buildings | 73.878 | 56 | 2 |
| Apartment/Shops/Other Buildings | 73.092 | 28 | 2 |
| Apartment/Shops/Other Buildings | 48.37 | 58 | 2 |
| Apartment/Shops/Other Buildings | 92.864 | 29 | 1 |
| Apartment/Shops/Other Buildings | 92.864 | 30 | 1 |
| Apartment/Shops/Other Buildings | 19.00 | 95 | 1 |
| Apartment/Shops/Other Buildings | 12 | 3 | 1 |
| Apartment/Shops/Other Buildings | 12.25 | 2 | 1 |
| Apartment/Shops/Other Buildings | 11.95 | 4 | 1 |
| Apartment/Shops/Other Buildings | 15.48 | 1 | 1 |
| Apartment/Shops/Other Buildings | 16.49 | 1 | 1 |

(vi) Quarterly schedule of development of whole/remaining part of the project:

(c) Apartments/Shops/Other Buildings

Expenditure incurred till the date of application (In Lakhs)

| Particulars | Expenditure |
|--------------------|--------------------|
| Apartments | 533 |
| Shops | 0 |
| Plots | 0 |

Expenditure to be made in each quarter (In Lakhs)

| Particulars | Year-2020 | | | |
|--------------------|------------------|-----------------|-----------------|----------------|
| | Jan-Mar | Apr-June | July-Sep | Oct-Dec |
| Apartments | | 0 | 0 | 0 |
| Shops | | 0 | 0 | 0 |
| Plots | | 0 | 0 | 0 |

| Particulars | Year-2021 | | | |
|--------------------|------------------|-----------------|-----------------|----------------|
| | Jan-Mar | Apr-June | July-Sep | Oct-Dec |
| Apartments | 0 | 0 | 0 | 177 |
| Shops | 0 | 0 | 0 | 0 |
| Plots | 0 | 0 | 0 | 0 |

| Particulars | Year-2022 | | | |
|--------------------|------------------|-----------------|-----------------|----------------|
| | Jan-Mar | Apr-June | July-Sep | Oct-Dec |
| Apartments | 211 | 359 | 401 | 585 |

| | | | | |
|-------|---|---|---|---|
| Shops | 0 | 0 | 0 | 0 |
| Plots | 0 | 0 | 0 | 0 |

| Particulars | Year-2023 | | | |
|-------------|-----------|----------|----------|---------|
| | Jan-Mar | Apr-June | July-Sep | Oct-Dec |
| Apartments | 416 | 425.5 | 425.5 | 425.5 |
| Shops | 0 | 0 | 0 | 0 |
| Plots | 0 | 0 | 0 | 0 |

| Particulars | Year-2024 | | | |
|-------------|-----------|----------|----------|---------|
| | Jan-Mar | Apr-June | July-Sep | Oct-Dec |
| Apartments | 425.5 | 516.75 | 516.75 | 516.75 |
| Shops | 0 | 0 | 0 | 0 |
| Plots | 0 | 0 | 0 | 0 |

| Particulars | Year-2025 | | | |
|-------------|-----------|----------|----------|---------|
| | Jan-Mar | Apr-June | July-Sep | Oct-Dec |
| Apartments | 516.75 | 222 | 222 | 222 |
| Shops | 0 | 0 | 0 | 0 |
| Plots | 0 | 0 | 0 | 0 |

| Particulars | Year-2026 | | | |
|-------------|-----------|----------|----------|---------|
| | Jan-Mar | Apr-June | July-Sep | Oct-Dec |
| Apartments | 89 | | | |
| Shops | 0 | | | |
| Plots | 0 | | | |

(d) Infrastructure**Expenditure incurred till the date of application (In Lakhs)**

| Particulars | Expenditure |
|---------------------------------------|--------------------|
| Roads & Pavements | 46.52 |
| Water Supply System | 77.41 |
| Sewerage treatment & garbage disposal | 39.20 |
| Electricity Supply System | 0 |
| Storm Water Drainage | 0 |
| Parks and Playgrounds | 13.72 |
| Clubhouse/community centres | 151.90 |
| Shopping area | 0 |
| Other | 0 |

Expenditure to be made in each quarter (In Lakhs)

| Particulars | Year-2024 | | | |
|---------------------------------------|------------------|-----------------|-----------------|----------------|
| | Jan-Mar | Apr-June | July-Sep | Oct-Dec |
| Roads & Pavements | | 0 | 0 | 0 |
| Water Supply System | | 0 | 0 | 0 |
| Sewerage treatment & garbage disposal | | 0 | 0 | 0 |
| Electricity Supply System | | 10.2925 | 10.2925 | 10.2925 |
| Storm Water Drainage | | 5.5225 | 5.5225 | 5.5225 |
| Parks and Playgrounds | | 0 | 0 | 0 |
| Clubhouse/community centres | | 0 | 0 | 0 |
| Shopping area | | 0 | 0 | 0 |
| Other | | 0 | 0 | 0 |

| Particulars | Year-2025 | | | |
|---------------------------------------|------------------|-----------------|-----------------|----------------|
| | Jan-Mar | Apr-June | July-Sep | Oct-Dec |
| Roads & Pavements | 0 | | | |
| Water Supply System | 0 | | | |
| Sewerage treatment & garbage disposal | 0 | | | |
| Electricity Supply System | 10.2925 | | | |
| Storm Water Drainage | 5.5225 | | | |
| Parks and Playgrounds | 0 | | | |
| Clubhouse/community centres | 0 | | | |
| Shopping area | 0 | | | |
| Other | 0 | | | |

It is hereby stated and declared and the above information is correct and true and nothing has been concealed or misrepresented.

Signature of the Applicant / Authorised Representative

Stamp _____

Date _____

FORM REP-I**Part - D****Accounts related information:**

1. Annex copy of the balance sheet of last 3 years **Yes**

2. In case of on-going projects, cash flow statement since start of the project up-to-date in folder D. Total receipt of funds, sources of funds and deployment of funds should be stated in tabulated form. **No**

3. Bank account to which the deposits received from apartment buyers will be credited

Bank and Branch address

HDFC BANK - KAMALA MILLS BRANCH

Bank Account number

57500000821928

IFSC code

HDFC0000542

MICR code

400240002

Branch code

542

4. Name and address of the person/persons who would ordinarily be operating the account (Change at any time must be intimated to the Authority) **Attached**

5. Attach certificate issued by a Chartered Accountant that the applicant has not defaulted in its debt liabilities in the past five years in folder D. (In case of default, give details) **Attached**

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

Signature of the Applicant / Authorised Representative
Stamp _____
Date _____

FORM REP-I

Part - E

Details of the statutory approvals:

1. Annex copies of the following in Folder E:

| | |
|-------------------------------------|------------|
| i. Lay out Plan | Yes |
| ii. Demarcation Plan | Yes |
| iii. Zoning Plan | Yes |
| iv. Building Plan | Yes |
| Site Plan | Yes |
| Floor Plan | Yes |
| Apartment Plans | Yes |
| Elevation Section | Yes |
| Detail of Permissible FAR | Yes |
| Detail of covered area achieved FAR | Yes |

2. Annex copies of the following in Folder E:

| | |
|--|------------|
| I. ROADS AND PAVEMENT PLAN | Yes |
| II. ELECTRICITY SUPPLY PLAN | Yes |
| III. WATER SUPPLY PLAN | Yes |
| IV. SEWERAGE AND GARBAGE DISPOSAL PLAN | Yes |
| V. STROM WATER DRAINAGE | Yes |
| VI. 10% LAND TO BE TRANSFERRED TO THE GOVT. FOR COMMUNITY FACILITY | No |
| VII. STREET LIGHTING PLAN | Yes |
| VIII. PARKING PLAN | Yes |

3. Statutory Approvals Status

| Statutory Approvals | Statutory Approvals Status | Date |
|---|---------------------------------------|-------------------|
| I. LICENSE FOR DEVELOPMENT OF GROUP HOUSING (16.43 ACRES) | ALREADY BEEN OBTAINED | 30-06-2014 |
| II. LICENSE FOR DEVELOPMENT OF GROUP HOUSING (5.278 ACRES) – 60 OF 2014 | ALREADY BEEN OBTAINED | 22-08-2014 |
| III. NOC FROM AIRPORT AUTHORITY OF INDIA | ALREADY BEEN OBTAINED | 15-01-2020 |
| IV. APPROVAL OF ZONING PLAN | ALREADY BEEN OBTAINED | 11-08-2014 |
| V. APPROVAL OF REVISED BUILDING PLANS FROM DTCP | ALREADY BEEN OBTAINED | 11-07-2019 |
| VI. FOREST AND ARAVALI CLEARANCE FROM DC OFFICE. | ALREADY BEEN OBTAINED | 01-10-2014 |
| VII. ENVIRONMENT CLEARANCE (MOEF) | ALREADY BEEN OBTAINED | 22-01-2016 |
| VIII. CONSENT TO ESTABLISH (APPROVAL FROM HSPCB) | ALREADY BEEN OBTAINED | 30-03-2016 |
| IX. NOC FROM FIRE DEPARTMENT | ALREADY BEEN OBTAINED | 16-07-2015 |
| X. ASSURANCE LETTER FROM EE ELECT | ALREADY BEEN OBTAINED | 12-01-2015 |
| XI. ASSURANCE LETTER FROM EE HUDA FOR WATER | ALREADY BEEN OBTAINED | 10-12-2014 |
| XII. BOCWA REGISTRATION , RECEIVED VIDE RTK/ A.D/66 ON 24.11.14 | ALREADY BEEN OBTAINED | 24-11-2014 |
| XIII. LABOUR LICENSE - CLRA | ALREADY BEEN OBTAINED | 30-04-2021 |
| XIV. PERMANENT ELECTRICAL CONNECTION RELEASED | ALREADY BEEN OBTAINED | 05-02-2021 |
| XV. WATER CONNECTION FROM WATER | ALREADY BEEN OBTAINED | 14-05-2018 |
| XVI. NOC FROM AIRPORT AUTHORITY OF INDIA | ALREADY BEEN OBTAINED | 20-01-2015 |
| XVII. CGWA APPROVAL FOR OPERATIONAL WATER | APPLIED FOR BUT YET TO RECEIVE | NA |

It is undertaken that the project shall be completed within the time schedule given in Part C and the same will not be delayed on account of non- receipt of any of the statutory approval. The liability for the non-receipt of any of the statutory approval shall be that of the promoter and in case of delay, compensation as per law may be given to the allottees.

Signature _____
Seal _____
Date _____

FORM REP-I

Part - F

1. A copy of the draft allotment letter by which the apartment shall be allotted/ booked in favour of the apartment buyers.

Yes

(Annex a copy in Folder F)

2. A copy of the Draft Agreement which shall be made before seeking any deposit exceeding 10% of the cost of the apartment. (Based on the model agreement prescribed in the Rules)

Yes

(Annex a copy in Folder F)

3. Gist of the important provisions of the Draft Agreement

AS PROVIDED

(Annex a copy in Folder F)

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

**Signature of the
Applicant / Authorised
Representative
Stamp _____
Date _____**

FORM REP-I**Part - G****Projects launched by the promoter in last five years:**

1. Name and location of the project **NEW HEAVEN,
BAHADURGARH, PHASE 1A**
2. Particulars of the project in brief:
- i. Total area of the project **5.252**
- ii. Total number of apartments **333**
- iii. Total number of plots **0**
3. The number of plots/ apartments booked/sold to the allottees:
- (a) Apartments **230**
- (b) Plots **0**
4. Details of the expenditure incurred upto date:

| | Initially estimated cost (In Lakhs) | Revised cost (In Lakhs) | Expenditure incurred upto the date of application (In Lakhs) |
|---|--|--------------------------------|---|
| Total cost of the project (Other than cost of land) | 26065.01 | 26065.01 | 249.667 |
| Cost of the apartments | 22393.85 | 22393.85 | 204.354 |
| Cost of the infrastructure | 2248.94 | 2248.94 | 19.695 |
| Others costs | 1422.22 | 1422.22 | 25.617 |

5. Total amount of money collected from current allottees of the apartments/ plots upto the date of filing this application. **15071 Lakhs**
6. Remaining amount of sale price money to be collected from the current allottees of the **819 Lakhs**

apartments.

7. Loan sanctioned by the banks/ other financial institutions against the project.

0 Lakhs

8. Amount drawn from the banks/ other financial institutions till the date of filing this application.

0 Lakhs

9. Whether any litigation is pending against the Project:

Yes/No

No

(If yes-give Annex details in folder G)

10. Initial date of completion of the project.

30-06-2014

11. Likely date of completion of the project.

08-01-2021

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

**Signature of the Applicant /
Authorised Representative
Stamp _____
Date _____**

FORM REP-I**Part - H**

| SPECIFICATION OF CONSTRUCTION | | |
|---|--|--|
| Specification of apartments and other buildings including the following: | | |
| 1 | FLOORING DETAILS OF VARIOUS PARTS OF HOUSE | TILES |
| 2 | WALL FINISHING DETAILS | OIL-BOUND DISTEMPER |
| 3 | KITCHEN DETAILS | VITRIFIED FLOOR TILES WITH GRANITE PLATFORM AND CERAMIC DADO TILES ABOVE PLATFORM |
| 4 | BATHROOM FITTINGS | BATH AND TOILET WITH SUPERIOR QUALITY FITTINGS AND PROVISION FOR GEYSER |
| 5 | WOOD WORK ETC | FLUSH/SKIN DOORS |
| 6 | DOORS AND WINDOS FRAMES | FLUSH/SKIN DOORS |
| 7 | GLASS WORK | ALUMINIUM/UPVC WINDOWS |
| 8 | ELECTRIC FITTINGS | AC POINTS IN LIVING ROOM AND ALL BEDROOMS, PRE-FIT ELECTRICAL SWITCHES, POWER BACKUP FOR DESIGNATED AREAS INSIDE THE BUILDING, CONCEALED ELECTRIC WIRING, PROVISION FOR FANS, CABLE TV/TELEPHONE CONNECTION POINT |
| 9 | CONDUCTING AND WIRING DETAILS | CONCEALED ELECTRIC WIRING |
| 10 | CUPBOARD DETAILS | NA |
| 11 | WATER STORAGE | COMMON OVERHEAD WATER TANKS |
| 12 | LIFT DETAILS | PASSENGER LIFTS FOR ALL BUILDINGS |
| 13 | EXTERNAL GLAZINGS | ALUMINIUM/UPVC WINDOWS |
| 13.1 | WINDOWS/GLAZINGS | ALUMINIUM/UPVC WINDOWS |
| 14 | DOORS | FLUSH/SKIN DOORS |
| 14.1 | MAIN DOORS | FLUSH/SKIN DOORS |

| | | |
|------|--|--|
| 14.2 | INTERNAL DOORS | FLUSH/SKIN DOORS |
| 15 | AIR CONDITIONING | AC POINTS IN LIVING ROOM AND ALL BEDROOMS |
| 16 | ELECTRICAL FITTINGS | AC POINTS IN LIVING ROOM AND ALL BEDROOMS, PRE-FIT ELECTRICAL SWITCHES, POWER BACKUP FOR DESIGNATED AREAS INSIDE THE BUILDING, CONCEALED ELECTRIC WIRING, PROVISION FOR FANS, CABLE TV/TELEPHONE CONNECTION POINT |
| 17 | CNG PIPE LINE | NA |
| 18 | PROVISION OF WIFI AND BROADBAND FACILITY | NA |
| 19 | EXTERNAL FINISHING/COLOUR SCHEME | TILES WITH OIL BOUND DISTEMPER |
| 20 | INTERNAL FINISHING | TILES WITH OIL BOUND DISTEMPER |

| SPECIFICATION UNIT WISE | | |
|--|---------------------------|---|
| 1 . LIVING/DINING/FOYER/FAMILY LOUNGE | | |
| 1 . 1 | FLOOR | VITRIFIED FLOOR TILES |
| 1 . 2 | WALLS | OIL BOUND DISTEMPER |
| 1 . 3 | CEILING | OIL BOUND DISTEMPER |
| 2 . MASTER BEDROOM/DRESSROOM | | |
| 2 . 1 | FLOOR | VITRIFIED FLOOR TILES |
| 2 . 2 | WALLS | OIL BOUND DISTEMPER |
| 2 . 3 | CEILING | OIL BOUND DISTEMPER |
| 2 . 4 | MODULAR WARDROBES | NA |
| 3 . MASTER TOILET | | |
| 3 . 1 | FLOOR | ANTI-SKID CERAMIC FLOOR TILES |
| 3 . 2 | WALLS | CERAMIC DADO TILES UPTO DOOR HEIGHT |
| 3 . 3 | CEILING | OIL BOUND DISTEMPER |
| 3 . 4 | COUNTERS | NA |
| 3 . 5 | SANITARY WARE/CP FITTINGS | SUPERIOR QUALITY FITTING |
| 3 . 6 | FITTING/FIXTURES | BATH AND TOILET WITH SUPERIOR QUALITY FITTINGS AND PROVISION FOR GEYSER AND EXHAUST FAN |
| 4 . BED ROOMS | | |
| 4 . 1 | FLOOR | VITRIFIED FLOOR TILES |
| 4 . 2 | WALLS | OIL BOUND DISTEMPER |
| 4 . 3 | CEILING | OIL BOUND DISTEMPER |
| 4 . 4 | WARDROBES | NA |
| 5 . TOILET | | |
| 5 . 1 | FLOOR | ANTI-SKID CERAMIC FLOOR TILES |
| 5 . 2 | WALLS | CERAMIC DADO TILES UP TO DOOR HEIGHT |
| 5 . 3 | CEILING | OIL BOUND DISTEMPER |

| | | |
|-------|---|---|
| 5 . 4 | COUNTERS | NA |
| 5 . 5 | SANITARY WARE/CP FITTINGS | SUPERIOR QUALITY FITTING |
| 5 . 6 | FIXTURES | BATH AND TOILET WITH SUPERIOR QUALITY FITTINGS AND PROVISION FOR GEYSER AND EXHAUST FAN |
| | 6 . KITCHEN | |
| 6 . 1 | FLOOR | VITRIFIED FLOOR TILES |
| 6 . 2 | WALLS | CERAMIC DADO TILES ABOVE PLATFORM |
| 6 . 3 | CEILING | OIL BOUND DISTEMPER |
| 6 . 4 | COUNTERS | GRANITE PLATFORM |
| 6 . 5 | FIXTURES | SINGLE BOWL STAINLESS STEEL SINK WITH DRAIN BOARD WITH EXHAUST FAN |
| 6 . 6 | KITCHEN APPLIANCES | NIL |
| | 7 . UTILITY ROOMS/UTILITY BALCONY/TOILET | |
| 7 . 1 | FLOOR | CERAMIC TILES |
| 7 . 2 | WALLS & CEILING | OIL BOUND DISTEMPER |
| 7 . 3 | TOILET | NA |
| 7 . 4 | BALCONY | NA |
| | 8 . SIT-OUTS | |
| 8 . 1 | FLOOR | NA |
| 8 . 2 | WALLS & CEILING | NA |
| 8 . 3 | RAILINGS | NA |
| 8 . 4 | FIXTURES | NA |

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

Signature of the Applicant / Authorised Representative
Stamp _____
Date _____

List of Uploaded Documents

| Sr. No. | Document Description | Date of Document Upload | View Document |
|---------|--|-------------------------|-------------------------------|
| 1 | IN CASE OF PLOTTED COLONY, THE LATEST LAYOUT PLAN | 04-02-2020 | View Document |
| 2 | SERVICE PLANS SHOWING THE SERVICES ON THE LAYOUT PLAN | 26-11-2021 | View Document |
| 3 | SERVICE PLAN - SEWER LAYOUT | 26-11-2021 | ----- |
| 4 | COPY OF LICENSE ALONG WITH SCHEDULE OF LAND | 26-11-2021 | View Document |
| 5 | DEMARICATION PLAN | 26-11-2021 | View Document |
| 6 | ZONING PLAN | 26-11-2021 | View Document |
| 7 | IN CASE OF GROUP HOUSING/ COMMERCIAL SITES, A COPY OF THE APPROVED SITE PLAN | 26-11-2021 | View Document |
| 8 | A COMPLETE SET OF THE LAST APPROVED BUILDING PLANS | 26-11-2021 | View Document |
| 9 | NON DEFAULT CERTIFICATE FROM A CHARTERED ACCOUNTANT | 26-11-2021 | View Document |
| 10 | DECLARATION SUPPORTED BY AFFIDAVIT DULY SIGNED BY THE PROMOTER TO BE ENCLOSED. | 26-11-2021 | View Document |
| 11 | BALANCE SHEET FOR LAST 3 YEARS | 26-11-2021 | ----- |
| 12 | LOI | 26-11-2021 | ----- |
| 13 | LOI 16.43125 ACRES | 26-11-2021 | ----- |
| 14 | BUILDING PLAN APPROVAL LETTER (BR-III) | 26-11-2021 | ----- |
| 15 | SERVICE PLAN APPROVAL LETTER | 26-11-2021 | ----- |
| 16 | SERVICE PLAN - STORM LAYOUT | 26-11-2021 | ----- |
| 17 | SERVICE PLAN - WATER SUPPLY LAYOUT | 26-11-2021 | ----- |

| | | | |
|----|---|------------|-------------------------------|
| 18 | SERVICE PLAN - PARKING | 26-11-2021 | ----- |
| 19 | SERVICE PLAN - ROAD AND PAVEMENTS | 26-11-2021 | ----- |
| 20 | ENVIRONMENT CLEARANCE APPROVAL | 26-11-2021 | ----- |
| 21 | AIRPORT HEIGHT CLEARANCE | 26-11-2021 | ----- |
| 22 | FIRE SCHEME APPROVAL | 26-11-2021 | ----- |
| 23 | FOREST NOC | 26-11-2021 | ----- |
| 24 | JAMABANDI | 26-11-2021 | ----- |
| 25 | DETAILS OF AUTHORISED SIGNATORIES TO OPERATE BANK ACCOUNT | 26-11-2021 | ----- |
| 26 | CERTIFICATE OF INCORPORATION | 26-11-2021 | ----- |
| 27 | APPROVED SERVICE ESTIMATE | 26-11-2021 | ----- |
| 28 | BUILDING FLOOR PLAN AND ELEVATIONS | 26-11-2021 | ----- |
| 29 | BUILDING FLOOR PLAN AND ELEVATION B AND W | 26-11-2021 | ----- |
| 30 | HARYANA STATE POLLUTION CONTROL BOARD NOC | 26-11-2021 | ----- |
| 31 | APPROVAL OF ELECTRIFICATION | 26-11-2021 | ----- |
| 32 | CASH FLOW STATEMENT OF THE PROPOSED PROJECT | 26-11-2021 | View Document |
| 33 | CERTIFICATE FROM A CHARTERED ACCOUNTANT CERTIFYING THAT THE INFORMSTION PROVIDED BY THE APPLICANT IN FORM REP-1-C-X IS CORRECT AS PER THE BOOKS OF ACCOUNTS/ BALANCE SHEET OF THE APPLICANT | 26-11-2021 | View Document |
| 34 | DOCUMENTS RELATING TO THE ENTRY OF LICENSE AND COLLABORATION AGREEMENT IN THE REVENUE RECORD | 26-11-2021 | View Document |
| 35 | DEMAND DRAFT | 04-12-2021 | ----- |
| 36 | DRAFT ALLOTMENT LETTER | 04-12-2021 | ----- |
| 37 | NON ENCUMBRANCE CERTIFICATE | 04-12-2021 | ----- |
| 38 | DRAFT OF BUILDER BUYER AGREEMENT | 04-12-2021 | ----- |
| 39 | POWER OF ATTORNEY - HLT RESIDENCY PVT LTD | 02-04-2022 | ----- |
| 40 | POWER OF ATTORNEY - SAS REALTECH LLP | 02-04-2022 | ----- |

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

Signature of the Applicant / Authorised Representative
Stamp _____
Date _____