

**HRERA
Gurugram**

**Temp Project Id : RERA-GRG-PROJ-
1118-2022**

**Submission Date : 24-08-2022 02:24:27
PM**

Applicant Type : Company

Project Type: NEW

FORM REP-I

Part - A

1. Name and registered
address of the company

**SECTOR 113 GATEVIDA
DEVELOPERS PRIVATE LTD**

**(Annex a copy in Folder
A)**

**PLOT NO.5, J BLOCK,
COMMUNITY CENTRE, RAJOURI
GARDEN NEW DELHI NEW DELHI
DL 110027 IN**

Phone(Landline)

01244325300

Phone(Mobile)

9999500789 (Number Shared by
Promoter in Public)

Email ID

reracompliance@tatahousing.com

Website

**https://www.tatahousing.in/la-
vida**

Pan No.

**(Annex a copy in
Folder A)**

XXXX552R

CIN No.

**(Annex a copy in
Folder A)**

U45202DL2011PTC277182

2. Managing
Director/HOD/CEO:

Name : **SANJEEV SURI**

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



Phone (landline) **01244325300**

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

Email ID **sanjeevsuri@tatarealty.in**

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

3. Director 1:

Name : **KHIRODA CHANDRA JENA**

Residential Address : **Flat 912 B Wing Arihant Abhilasha Plot 10 Sector 35H Khargar Raigarh 410210**

Phone (landline) **0116661444**

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

Email ID **khirodajena@tatarealty.in**

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



4. Director 2:

Name : **MANU GUPTA**

Residential Address : **4 Bazar Lana Bengali Market NDMC New Delhi 110001**

Phone (landline) **01244325300**

Phone (Mobile) **9891238336** (Number Shared by Promoter in Public)

Email ID **manugupta@tatarealty.in**

PAN No. **XXXX647J**
(Annex a copy in Folder A)



5. Authorised representative for correspondance with Authority:

Name : **SIDHARTH CHAUHAN**

Residential Address : **Pnd-081 Floor-08 The Pinnacle DLF
City Phase-5 Gurgaon Gurgaon 122001**

Phone (landline) **01244325300**



Phone (Mobile) **8527899832** (Number Shared by Promoter
in Public)

Email ID **cmd@sidharthagroup.com**

PAN No. **XXXX737G**
(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

LA VIDA PHASE 2

2. Address of the site of the project
(Annex a copy in Folder A)

**SECTOR 112/113 ,
VILLAGE BAJGHERA,
GURUGRAM**

Tehsil

GURGAON

District

GURUGRAM

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

Phone(Landline)

01244325300

Phone(Mobile)

9999500789 (Number Shared by Promoter in Public)

Email

sunilchauhan@tatarealty.in

4. Contact person at the site office:

Name

MR SUNIL CHAUHAN

Phone(Landline)

01244325300

Phone(Mobile)

9999500789 (Number Shared by Promoter in Public)

Email

sunilchauhan@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	877314	26-07-2022	806770	STATE BANK OF INDIA	HRERA Gurugram
2	455899	31-10-2022	270338	HDFC BANK	HRERA Gurugram
3	115387	25-11-2022	2747025	HDFC BANK	HRERA Gurugram

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 | 6.18 (Acre) |
| 2. Permissible FAR | 1.75 |
| 3. FAR proposed to be utilized in the project | 1.7332 |
| 4. Total licensed area, if the land area of the present project is a part thereof | 21.04375 (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) | 105 of 2011(10-12-2024), 85 of 2012(28-08-2025), 86 of 2012(28-08-2025) |
| 6. Is the applicant owner-licensee of the land for which the registration is being sought. | No |

Licensee 1:

Name **M/S. CSN ESTATE
PVT.LTD., SH. OM PRAKASH,
SH. ROOP SINGH**

Address
**PLOT NO. 2,
SHOP NO. 1
AND 4, LOCAL
SHOPPING
CENTRE,
MADANGIR,
PUSH VIHAR,
NEW DELHI
110062**

Licensee 2:

Name **SH. AJIT SINGH, SH.
SATISH ALIAS SATBIR, SH.
JAGDESH**

Address
**PLOT NO. 2,
SHOP NO. 1
AND 4, LOCAL
SHOPPING
CENTRE,
MADANGIR,
PUSH VIHAR,
NEW DELHI
110062**

Licensee 3:

Name **SH. JAGBIR, SH.
KARAMBIR S/O RAGBIR**

Address
**PLOT NO. 2,
SHOP NO. 1
AND 4, LOCAL
SHOPPING
CENTRE,
MADANGIR,
PUSH VIHAR,
NEW DELHI
110062**

Licensee 4:

Name **SH. NAVEEN GUPTA
S/O SP GUPTA IN
COLLABORATION WITH CSN
ESTATE PVT. LTD.**

Address
**PLOT NO. 2,
SHOP NO. 1
AND 4, LOCAL
SHOPPING
CENTRE,
MADANGIR,
PUSH VIHAR,
NEW DELHI
110062**

Licensee 5:

Name **SH. BHAY RAM S/O
LAKSHMI CHANDIN
COLLABORATION WITH CSN
ESTATE PVT. LTD.**

Address
**PLOT NO. 2,
SHOP NO. 1
AND 4, LOCAL
SHOPPING
CENTRE,
MADANGIR,
PUSH VIHAR,
NEW DELHI
110062**

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- ATTACHED IN FOLDER B

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

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

THERE ARE REGISTERED COLLABORATION AGREEMENTS AND POWER OF ATTORNEY BETWEEN LANDOWNERS AND CSN ESTATE PVT. LTD., WHO FURTHER ENTERED INTO JDA AS PER DETAILS GIVEN.JOINT DEVELOPMENT AGREEMENT DATED 8 MAY, 2012, EXECUTED BETWEEN CSN AND SECTOR 113 GATEVIDA DEVELOPERS PVT. LTD. (FORMERLY KNOWN AS LEMON TREE LAND AND DEVELOPERS PVT. LTD.), CSN TRANSFERRED THE DEVELOPMENT RIGHTS ON THE PROPERTY TO SECTOR 113 GATEVIDA DEVELOPERS PVT. LTD. (FORMERLY KNOWN AS LEMON TREE LAND AND DEVELOPERS PVT. LTD.) CSN IN ADDITION TO THE SAID JOINT DEVELOPMENT AGREEMENT ALSO EXECUTED AND REGISTERED A POWER OF ATTORNEY DATED 20 SEPTEMBER 2013 IN FAVOUR OF SECTOR113GATEVIDA DEVELOPERS PVT.LTD (FORMERLY KNOWN AS LEMON TREE LAND AND DEVELOPERS PRIVATE LIMITED) BEARING REGISTRATION NO.901 OF 2013 BEFORE SUB JOINT REGISTER OF BAJGHERA GURGAON

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)**

AS PER COLLABRATION AGREEMENT ATTACHED

v.Has ownership of the land changed after grant of **Yes**

license

(Annex details in folder B)

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)** **Yes**

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)	63101.16 Lakhs
i. Cost of the land (if included in the estimated cost)	8844.50 Lakhs
ii. Estimated cost of construction of apartments	17196.91 Lakhs
iii. Estimated cost of infrastructure and other structures	766.68 Lakhs
iv. Other Costs including EDC, Taxes, Levies etc.	36293.07 Lakhs

2. The total land of the project measuring **25010 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	0
2	LAND AREA TO BE USED FOR CONSTRUCTION OF APARTMENTS	1414.006
3	CONSTRUCTION OF ROADS	2513.2
4	PAVEMENTS	0
5	PARKS AND PLAYGROUNDS	166.42
6	GREEN BELTS	0

7	VEHICLE PARKINGS	1849.82
8	ELECTRICITY SUB-STATION	418.04
9	CLUB HOUSE	0
10	SEWAGE AND SOLID WASTE TREATMENT FACILITY	0
11	AREA TO BE LEFT FOR TRANSFERRING TO THE GOVERNMENT FOR COMMUNITY SERVICES	0
12	ANY OTHER	11849.1806
13	RAINWATERHARVESTING	41.68
14	CIRCULATIONROAD	840.1274
15	SHOPPINGAREA	223.39
16	ELECTRICALSUPPLYSYSTEM	836.89
17	AREAUNDERCOMMERCIALUNITS	4857.246
	Total	25010

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	HUDA/PWD	Yes
WATER SUPPLY	HUDA	Yes
ELECTRICITY	DHBVN	Yes
SEWAGE DISPOSAL	GMDA	Yes
STORM WATER DRAINAGE	HUDA	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	72.4	SUBMITTED TO TOWN & COUNTRY PLANNING
2	WATER SUPPLY SYSTEM	116.42	SUBMITTED TO TOWN & COUNTRY PLANNING
3	STORM WATER DRAINAGE	57.11	SUBMITTED TO TOWN & COUNTRY PLANNING
4	ELECTRICITY SUPPLY SYSTEM	42.02	SUBMITTED TO TOWN & COUNTRY PLANNING
5	SEWAGE TREATMENT & GARBAGE DISPOSAL	59.64	SUBMITTED TO TOWN & COUNTRY PLANNING
6	STREET LIGHTING	23.36	SUBMITTED TO TOWN & COUNTRY PLANNING
7	SECURITY AND FIRE FIGHTING	22.02	SUBMITTED TO TOWN & COUNTRY PLANNING
8	PLAYGROUNDS AND PARKS	62.02	SUBMITTED TO TOWN & COUNTRY PLANNING
9	CLUB HOUSE/COMMUNITY CENTRE	0	AS PER PROJECT REPORT

10	SHOPPING AREA	0	SUBMITTED TO TOWN & COUNTRY PLANNING
11	RENEWABLE ENERGY SYSTEM	7.02	SUBMITTED TO TOWN & COUNTRY PLANNING
12	SCHOOL	0	AS PER PROJECT REPORT
13	HOSPITAL/DISPENSARY	0	AS PER PROJECT REPORT
14	ANY OTHER	87.04	SUBMITTED TO TOWN & COUNTRY PLANNING
15	PARKING	72.20	SUBMITTED TO TOWN & COUNTRY PLANNING
16	UNDERGROUND WATER TANK	20.00	SUBMITTED TO TOWN & COUNTRY PLANNING
17	RAIN WATER HARVESTING	15.43	SUBMITTED TO TOWN & COUNTRY PLANNING
18	ELECTRICAL SUB STATION	70.00	SUBMITTED TO TOWN & COUNTRY PLANNING
19	CONSTRUCTION OF CIRCULATION ROAD	40.00	SUBMITTED TO TOWN & COUNTRY PLANNING

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.

24-02-2016
(date)

6. Date of approval of Building Plans

03-06-2016 (date)

7. New projects:

- i) Likely date of starting the construction work **13-12-2018**
- ii) Likely date of completing the project **31-08-2027**
- iii) Sizes of the plots to be offered in the project

Plot Area(In Square Meter)	Number of plots in the project
4856.19	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	73.907	27	1
Apartment/Shops/Other Buildings	75.255	28	1
Apartment/Shops/Other Buildings	83.985	12	1
Apartment/Shops/Other Buildings	88.390	12	1
Apartment/Shops/Other Buildings	112.947	150	2
Apartment/Shops/Other Buildings	138.738	48	2
Apartment/Shops/Other Buildings	18.100	2	1
Apartment/Shops/Other Buildings	17.480	2	1
Apartment/Shops/Other Buildings	8.720	2	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	8900.18
Shops	0
Plots	0

Expenditure to be made in each quarter (In Lakhs)

Particulars	Year-2022			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Apartments	0	1126.58	575.60	575.60
Shops	0	0	0	0
Plots	0	0	0	0

Particulars	Year-2023			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Apartments	575.60	769.73	769.73	769.73
Shops	0	0	0	0
Plots	0	0	0	0

Particulars	Year-2024			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Apartments	769.73	557.07	557.07	557.07

Shops	0	0	0	0
Plots	0	0	0	0

Particulars	Year-2025			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Apartments	557.07	48.15	29.34	29.34
Shops	0	0	0	0
Plots	0	0	0	0

Particulars	Year-2026			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Apartments	29.34			
Shops	0			
Plots	0			

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

Particulars	Expenditure
Roads & Pavements	68.38
Water Supply System	52.00
Sewerage treatment & garbage disposal	45.66
Electricity Supply System	20.60
Storm Water Drainage	27.00
Parks and Playgrounds	58.00
Clubhouse/community centres	0
Shopping area	0
Other	13.70
Parking	68.00
Rainwater Harvesting	15.43
Security and Fire Fighting	18.59
Street Lighting	17.61
Underground Water Tank	20.00

Expenditure to be made in each quarter (In Lakhs)

Particulars	Year-2022			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements		0	0	0
Water Supply System		1.60	1.60	1.60
Sewerage treatment & garbage disposal		1.21	1.21	1.21
Electricity Supply System		0	0	0
Storm Water Drainage		2.73	2.73	2.73
Parks and Playgrounds		0	0	0
Clubhouse/community centres		0	0	0
Shopping area		0	0	0
Other		3.67	3.67	3.67

Particulars	Year-2023			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	0	0.50	0.50	0.50
Water Supply System	4.40	7.60	7.60	7.60
Sewerage treatment & garbage disposal	1.21	1.21	1.21	1.21
Electricity Supply System	0	2.68	2.68	2.68
Storm Water Drainage	2.73	2.40	2.40	2.40
Parks and Playgrounds	0	0.50	0.50	0.50
Clubhouse/community centres	0	0	0	0
Shopping area	0	3.23	3.23	3.23
Other	3.67	3.67	3.67	3.67
Security and Fire Fighting	0	0.86	0.86	0.86
Electrical Sub Station	0	8.75	8.75	8.75

Construction of Circulation Road	0	5.00	5.00	5.00
Street Lighting	0	1.44	1.44	1.44
Parking	0	0.53	0.53	0.53

Particulars	Year-2024			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	0.50	0.50	0.50	0.50
Water Supply System	7.60	6.60	6.60	6.60
Sewerage treatment & garbage disposal	1.21	1.49	1.49	0.66
Electricity Supply System	2.68	2.68	2.68	2.68
Storm Water Drainage	2.40	2.40	2.40	2.40
Parks and Playgrounds	0.50	0.50	0.50	0.50
Clubhouse/community centres	0	0	0	0
Shopping area	3.23	0	0	0
Other	3.67	3.67	3.67	3.67
Renewable Energy System	0	1.76	1.76	1.76
Street Lighting	1.44	0	0	0
Security and Fire Fighting	0.86	0	0	0
Parking	0.53	0.53	0.53	0.53
Electrical Sub Station	8.75	8.75	8.75	8.75
Construction of Circulation Road	5.00	5.00	5.00	5.00

Particulars	Year-2025			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	0.50	0	0	0
Water Supply System	5.02	0	0	0
Sewerage treatment & garbage disposal	0.66	0	0	0
Electricity Supply System	2.68	0	0	0
Storm Water Drainage	2.40	0	0	0

Parks and Playgrounds	0.50	0	0	0
Clubhouse/community centres	0	0	0	0
Shopping area	0	0	0	0
Other	3.67	3.67	3.67	3.67
Construction of Circulation Road	5.00	0	0	0
Parking	0.53	0	0	0
Security and Fire Fighting	0	0	0	0
Street Lighting	0	0	0	0
Renewable Energy System	1.76	0	0	0
Electrical Sub Station	8.75	0	0	0

Particulars	Year-2026			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	0	0	0	0
Water Supply System	0	0	0	0
Sewerage treatment & garbage disposal	0	0	0	0
Electricity Supply System	0	0	0	0
Storm Water Drainage	0	0	0	0
Parks and Playgrounds	0	0	0	0
Clubhouse/community centres	0	0	0	0
Shopping area	0	0	0	0
Other	3.67	3.67	3.67	3.67

Particulars	Year-2027			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	0			
Water Supply System	0			
Sewerage treatment & garbage disposal	0			
Electricity Supply System	0			

Storm Water Drainage	0			
Parks and Playgrounds	0			
Clubhouse/community centres	0			
Shopping area	0			
Other	3.67			

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

IDBI BANK, OLD JUDICIAL COMPLEX, BELOW RK TEXTILE, GROUND FLOOR, CIVIL LINES, GURUGRAM.

Bank Account number

1161102000006569

IFSC code

IBKL0001161

MICR code

110259056

Branch code

1161

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)

Mr Manu Gupta. Address. 4 Bazar Lane, Bengali Market NDMC, New Delhi, Delhi 110001

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 in Folder D

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. APPROVAL FROM AAI	ALREADY BEEN OBTAINED	27-06-2019
II. APPROVAL OF DEMARCATION PLAN	ALREADY BEEN OBTAINED	20-06-2012
III. PERMISSION FOR JOINT DEVELOPMENT	ALREADY BEEN OBTAINED	30-07-2012
IV. CTE	ALREADY BEEN OBTAINED	13-10-2020
V. ENVIRONMENT CLEARANCE - MOEF	ALREADY BEEN OBTAINED	15-09-2016

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

Annexure folder -F-3

(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 **LA VIDA PHASE I**

2. Particulars of the project in brief:

i. Total area of the project **5.989**ii. Total number of apartments **397**iii. Total number of plots **0**

3. The number of plots/ apartments booked/sold to the allottees:

(a) Apartments **257**(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)	30659	30659	1727.89
Cost of the apartments	18783	18783	12830.19
Cost of the infrastructure	1618	1618	832.98
Others costs	1728	1728	17177.88

5. Total amount of money collected from current allottees of the apartments/ plots upto the date of filing this application. **17836.91 Lakhs**6. Remaining amount of sale price money to be collected from the current allottees of the **4621.28 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. **02-01-2018**

11. Likely date of completion of the project. **31-12-2022**

1. Name and location of the project **GURGAON GATEWAY PHASE 2, SECTOR-113, VILLAGE BAJGHERA, GURUGRAM**

2. Particulars of the project in brief:

i. Total area of the project **4038**

ii. Total number of apartments **101**

iii. Total number of plots **0**

3. The number of plots/ apartments booked/sold to the allottees:

(a) Apartments **101**

(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)	14339.52	24608.08	19395.49
Cost of the apartments	9679.62	9439.63	8505.12
Cost of the infrastructure	584.02	690.78	690.78

Others costs	690.78	11092.58	7149.61
--------------	--------	----------	---------

5. Total amount of money collected from current allottees of the apartments/ plots upto the date of filing this application. **1035222 Lakhs**
6. Remaining amount of sale price money to be collected from the current allottees of the apartments. **59314 Lakhs**
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. **15-02-2019**
11. Likely date of completion of the project. **15-02-2019**

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	TOWER A1 AND A2: STONE FLOORING IN LIVING/DINING, ENGINEERED WOODEN IN MASTER BEDROOM, VITRIFIED TILE IN OTHER BEDROOMS & KITCHEN. VITRIFIED TILES IN TOILETS AND BALCONIES B6 TOWER : VITRIFIED TILE FLOORING IN ALL AREAS , ANTISKID CERAMIC TILES IN TOILETS AND BALCONIES, CERAMIC TILES IN TOILET AREAS (IF APPLICABLE)
2	WALL FINISHING DETAILS	TOWER A1 AND A2: PAINT B6 TOWER : PAINT
3	KITCHEN DETAILS	TOWER A1 AND A2: VITRIFIED TILE FLOORING AND CERAMIC TILE CLADDING 600MM ABOVE COUNTER, COUNTER WITH GRANITE COUNTER, WITH STAINLESS STEEL SINK WITH SINGLE BOWL DRAIN BOARD B6 TOWER : VITRIFIED TILE FLOORING AND CERAMIC TILE CLADDING 600MM ABOVE COUNTER, COUNTER WITH GRANITE COUNTER, WITH STAINLESS STEEL SINK WITH SINGLE BOWL DRAIN BOARD
4	BATHROOM FITTINGS	TOWER A1 AND A2: BRANDED CP FITTINGS AND SANITARY WARE B6 TOWER : BRANDED CP FITTINGS AND SANITARY WARE
5	WOOD WORK ETC	TOWER A1 AND A2: NIL B6 TOWER : NIL
6	DOORS AND WINDOS FRAMES	TOWER A1 AND A2: INTERNAL DOORS- LAMINATED FLUSH DOORS, MAIN DOOR- VENEERED FLUSH DOOR, WINDOWS – UPVC B6 TOWER : INTERNAL DOORS- LAMINATED FLUSH DOORS, MAIN DOOR- VENEERED FLUSH DOOR, WINDOWS – UPVC
7	GLASS WORK	TOWER A1 AND A2: NIL B6 TOWER : NIL
8	ELECTRIC FITTINGS	TOWER A1 AND A2: MODULAR SWITCHES B6 TOWER : MODULAR SWITCHES

9	CONDUCTING AND WIRING DETAILS	TOWER A1 AND A2: CONCEALED B6 TOWER : CONCEALED
10	CUPBOARD DETAILS	TOWER A1 AND A2: NIL B6 TOWER : NIL
11	WATER STORAGE	TOWER A1 AND A2: OVER HEAD WATER TANKS AND UNDER GROUND WATER TANKS B6 TOWER : OVERHEAD WATER TANKS AND UNDERGROUND WATER TANKS
12	LIFT DETAILS	TOWER A1 AND A2: 2 PASSENGER AND 1 SERVICE LIFT B6 TOWER : 1 PASSENGER AND 1 SERVICE LIFT
13	EXTERNAL GLAZINGS	TOWER A1 AND A2: UPVC B6 TOWER : UPVC
13.1	WINDOWS/GLAZINGS	TOWER A1 AND A2: UPVC B6 TOWER : UPVC
14	DOORS	NA
14.1	MAIN DOORS	TOWER A1 AND A2: VENEERED FLUSH DOOR B6 TOWER : VENEERED FLUSH DOOR
14.2	INTERNAL DOORS	TOWER A1 AND A2: LAMINATED FLUSH DOOR B6 TOWER : LAMINATED FLUSH DOOR
15	AIR CONDITIONING	TOWER A1 AND A2: SPLIT AC IN LIVING /DINING ONLY B6 TOWER : ELECTRICAL POINT ONLY
16	ELECTRICAL FITTINGS	TOWER A1 AND A2: MODULAR SWITCHES B6 TOWER : MODULAR SWITCHES
17	CNG PIPE LINE	TOWER A1 AND A2: NIL B6 TOWER : NIL
18	PROVISION OF WIFI AND BROADBAND FACILITY	TOWER A1 AND A2: ONLY PROVISION. SERVICE PROVIDER WILL BE SELECTED BY RWA B6 TOWER : ONLY PROVISION. SERVICE PROVIDER WILL BE SELECTED BY RWA
19	EXTERNAL FINISHING/COLOUR SCHEME	TOWER A1 AND A2: EXTERNAL GRADE PAINT B6 TOWER : EXTERNAL GRADE PAINT
20	INTERNAL FINISHING	NA

SPECIFICATION UNIT WISE		
1 . LIVING/DINING/FOYER/FAMILY LOUNGE		
1 . 1	FLOOR	TOWER A1 AND A2: STONE B6 TOWER : VITRIFIED TILE
1 . 2	WALLS	TOWER A1 AND A2: PAINT B6 TOWER : PAINT
1 . 3	CEILING	TOWER A1 AND A2: PAINT B6 TOWER : PAINT
2 . MASTER BEDROOM/DRESSROOM		
2 . 1	FLOOR	TOWER A1 AND A2: ENGINEERED WOODEN FLOORING B6 TOWER : VITRIFIED TILE
2 . 2	WALLS	TOWER A1 AND A2: PAINT B6 TOWER : PAINT
2 . 3	CEILING	TOWER A1 AND A2: PAINT B6 TOWER : PAINT
2 . 4	MODULAR WARDROBES	TOWER A1 AND A2: NIL B6 TOWER : NIL
3 . MASTER TOILET		
3 . 1	FLOOR	TOWER A1 AND A2: ANTISKID VITRIFIED TILES B6 TOWER : ANTISKID CERAMIC TILES
3 . 2	WALLS	TOWER A1 AND A2: CERAMIC TILES UPTO 2100MM B6 TOWER : ANTISKID CERAMIC TILES UPTO 2100MM
3 . 3	CEILING	TOWER A1 AND A2: FALL CEILING TO HIDE THE PIPES AND BALANCE PAINT B6 TOWER : FALL CEILING TO HIDE THE PIPES ONLY
3 . 4	COUNTERS	TOWER A1 AND A2: GRANITE COUNTER B6 TOWER : GRANITE COUNTER
3 . 5	SANITARY WARE/CP FITTINGS	TOWER A1 AND A2: BRANDED WC AND WASH BASIN. B6 TOWER : BRANDED WC AND WASH BASIN.
3 . 6	FITTING/FIXTURES	TOWER A1 AND A2: COMPLETE BRANDED CP FITTINGS B6 TOWER : COMPLETE BRANDED CP FITTINGS
4 . BED ROOMS		
4 . 1	FLOOR	TOWER A1 AND A2: VITRIFIED TILE B6 TOWER : VITRIFIED TILE
4 . 2	WALLS	TOWER A1 AND A2: PAINT B6 TOWER : PAINT

4 . 3	CEILING	TOWER A1 AND A2: PAINT B6 TOWER : PAINT
4 . 4	WARDROBES	TOWER A1 AND A2: NIL B6 TOWER : NIL
	5 . TOILET	
5 . 1	FLOOR	TOWER A1 AND A2: ANTISKID CERAMIC TILES B6 TOWER : ANTISKID CERAMIC TILES
5 . 2	WALLS	TOWER A1 AND A2: CERAMIC TILES UPTO 2100MM B6 TOWER : ANTISKID CERAMIC TILES UPTO 2100MM
5 . 3	CEILING	TOWER A1 AND A2: FALL CEILING TO HIDE THE PIPES AND BALANCE PLASTER AND PAINT B6 TOWER : FALL CEILING TO HIDE THE PIPES ONLY
5 . 4	COUNTERS	TOWER A1 AND A2: WITHOUT COUNTER B6 TOWER : GRANITE COUNTER
5 . 5	SANITARY WARE/CP FITTINGS	TOWER A1 AND A2: BRANDED WC AND WASH BASIN. B6 TOWER : BRANDED WC AND WASH BASIN.
5 . 6	FIXTURES	TOWER A1 AND A2: COMPLETE BRANDED CP FITTINGS B6 TOWER : COMPLETE BRANDED CP FITTINGS
	6 . KITCHEN	
6 . 1	FLOOR	TOWER A1 AND A2: VITRIFIED TILE B6 TOWER : VITRIFIED TILE
6 . 2	WALLS	TOWER A1 AND A2: CERAMIC TILE CLADDING 600MM ABOVE COUNTER. BALANCE PLASTER AND PAINT B6 TOWER : CERAMIC TILE CLADDING 600MM ABOVE COUNTER. BALANCE PAINT
6 . 3	CEILING	TOWER A1 AND A2: FALSE CEILING TO HIDE THE PIPES AND BALANCE PAINT B6 TOWER : FALL CEILING TO HIDE THE PIPES ONLY
6 . 4	COUNTERS	TOWER A1 AND A2: GRANITE COUNTER B6 TOWER : GRANITE COUNTER
6 . 5	FIXTURES	TOWER A1 AND A2: SS SINK SINGLE BOWL AND SINGLE DRAIN BOARD, WITH SS MIXER B6 TOWER : SS SINK SINGLE BOWL AND SINGLE DRAIN BOARD, WITH SS MIXER
6 . 6	KITCHEN APPLIANCES	TOWER A1 AND A2: NIL B6 TOWER : NIL
	7 . UTILITY ROOMS/UTILITY BALCONY/TOILET	

7 . 1	FLOOR	TOWER A1 AND A2: ANTISKID CERAMIC TILES ANTISKID CERAMIC TILES
7 . 2	WALLS & CEILING	TOWER A1 AND A2: PAINT PAINT
7 . 3	TOILET	TOWER A1 AND A2: CERAMIC TILES WITH CERAMIC TILE CLADDING ANTISKID CERAMIC TILES WITH CERAMIC TILE CLADDING UPTO 2100MM
7 . 4	BALCONY	TOWER A1 AND A2: ANTISKID TILES ANTISKID CERAMIC TILES
	8 . SIT-OUTS	
8 . 1	FLOOR	TOWER A1 AND A2: ANTISKID TILES ANTISKID CERAMIC TILES
8 . 2	WALLS & CEILING	TOWER A1 AND A2: EXTERNAL GRADE PAINT EXTERNAL GRADE PAINT
8 . 3	RAILINGS	TOWER A1 AND A2: SS RAILING WITH GLASS MS RAILING
8 . 4	FIXTURES	TOWER A1 AND A2: NIL NIL

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	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	18-08-2022	View Document
2	NON DEFAULT CERTIFICATE FROM A CHARTERED ACCOUNTANT	18-08-2022	View Document
3	CASH FLOW STATEMENT OF THE PROPOSED PROJECT	24-08-2022	View Document
4	SEWERAGE PLAN	28-12-2022	-----
5	COPY OF LICENSE ALONG WITH SCHEDULE OF LAND	28-12-2022	View Document
6	SERVICE PLANS SHOWING THE SERVICES ON THE LAYOUT PLAN	28-12-2022	View Document
7	FLOOR PLAN TYPICAL 1ST TO 19TH - A1 & A2	28-12-2022	-----
8	ELEVATION 1 TOWER A2	28-12-2022	-----
9	IN CASE OF GROUP HOUSING/ COMMERCIAL SITES, A COPY OF THE APPROVED SITE PLAN	28-12-2022	View Document
10	DECLARATION SUPPORTED BY AFFIDAVIT DULY SIGNED BY THE PROMOTER TO BE ENCLOSED.	28-12-2022	View Document
11	FLOOR PLAN TYPICAL 20TH TO TERRACE -A1 & A2	28-12-2022	-----
12	ELEVATION 2 TOWER A2	28-12-2022	-----
13	ELEVATION 2 TOWER A1	28-12-2022	-----
14	ELECTRICITY SUPPLY PLAN	28-12-2022	-----
15	STREET LIGHT PLAN	28-12-2022	-----

16	DEMARICATION PLAN	28-12-2022	View Document
17	IN CASE OF PLOTTED COLONY, THE LATEST LAYOUT PLAN	28-12-2022	View Document
18	A COMPLETE SET OF THE LAST APPROVED BUILDING PLANS	28-12-2022	View Document
19	ELEVATION 1 TOWER A1	28-12-2022	-----
20	ZONING PLAN	28-12-2022	View Document
21	WATER SUPPLY PLAN	28-12-2022	-----
22	STRUCTURAL PLAN 1	28-12-2022	-----
23	STRUCTURAL PLAN 2	28-12-2022	-----
24	STORM WATER DRAINAGE PLAN	28-12-2022	-----
25	SECTION PLAN TOWER A1	28-12-2022	-----
26	SECTION PLAN TOWER B6	28-12-2022	-----
27	SECTION PLAN TOWER A2	28-12-2022	-----
28	DOCUMENTS RELATING TO THE ENTRY OF LICENSE AND COLLABORATION AGREEMENT IN THE REVENUE RECORD	28-12-2022	View Document
29	ROADS & PAVEMENT PLAN	28-12-2022	-----
30	PARKING PLAN- LOWER BASEMENT	28-12-2022	-----
31	PARKING PLAN - UPPER BASEMENT	28-12-2022	-----
32	PARKING PLAN - GROUND	28-12-2022	-----
33	LAND SCAPING PLAN	28-12-2022	-----
34	ENVIRONMENT CLEARANCE APPROVAL	28-12-2022	-----
35	FLOOR PLAN TERRACE - T-B6	28-12-2022	-----
36	FLOOR PLAN TYPICAL 1ST TO TERRACE - T B6	28-12-2022	-----
37	FLOOR PLAN TYPICAL 12 & 13 - T B6	28-12-2022	-----
38	FLOOR PLAN TYPICAL GF - T B6	28-12-2022	-----
39	FLOOR PLAN TYPICAL GROUND - T A1 & A2	28-12-2022	-----
40	ELEVATION 3 TOWER B1 TO B6	28-12-2022	-----
41	ELEVATION 2 TOWER B1 TO B6	28-12-2022	-----
42	ELEVATION 1 TOWER B1 TO B6	28-12-2022	-----
43	BR III - BUILDING PLAN APPROVAL LETTER	28-12-2022	-----

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 _____