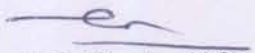


FORM LC-V
(See Rule 12)
HARYANA GOVERNMENT
TOWN AND COUNTRY PLANNING DEPARTMENT

Licence No. 88 of 2009

1. This licence has been granted under the Haryana Development & Regulation of Urban Areas Act, 1975 & the Rules 1976, made there under to M/s Ophire Builders & Developers Pvt. Ltd., M/s Sagar Dutt Builders, Sh. Satpal. Rajesh, Manoj Kumar Ss/o Sh. Balbir, Jitender S/o Sh. Jail Lal, Sh. Raj Pal, Nairnder, Vinod Ss/o Sh. Ram Niwas in collaboration with M/s DLF New Gurgaon Homes Developers Pvt. for setting up a Group Housing Colony on an area measuring 11.10 acres in the revenue estate of Village Hayatpur, Sec- 90, Gurgaon
2. The particulars of land wherein the aforesaid colony is to be set up are given in the Schedule annexed hereto and duly signed by the Director, Town & Country Planning, Haryana.
3. The licence is granted subject to the following conditions:-
 - a) That the Group Housing Colony is laid out to conform to the approved layout plan and development works are executed according to the designs and specifications shown in the approved plan.
 - b) That the conditions of the agreement already executed are duly fulfilled and the provisions of Haryana Development & Regulation of Urban Areas Act, 1975 & the Rules made thereunder are duly complied with.
 - c) That the demarcation plan of the Group Housing Colony area shall be submitted before starting the development works in the Group Housing Colony and for approval of the zoning plan.
 - d) That the Licencee shall construct the portion of service road/Internal circulation road forming part of licensed area at his own cost and will transfer the same free of cost to the Govt. alongwith area falling in greenbelt if any. You shall derive the permanent approach from the service road/Internal circulation road.
 - e) That the portion of Sector/Master Plan road which shall form part of the licenced area, shall be transferred free of cost to the Government in accordance with the provisions of Section 3(3)(a)(iii) of the Haryana Development & Regulation of Urban Areas Act, 1975.
 - f) That licencee shall has no objection to the regularization of the boundaries of the licenced land on the basis of give equal take equal with the land that HUDA is finally able to acquire in the interest of planned development and integration of services. The decision of the competent authority shall be binding in this regard.
 - g) That the licencee shall not give any advertisement for sale of flat/shop area before the approval of Layout Plan/Building Plan.
 - h) That licencee shall obtain approval/NOC from the competent authority to fulfill the requirements of notification dated 19.1.2009 issued by the Ministry of Environment & Forest, Govt. Of India before starting the development works in the Group Housing Colony.
 - i) That the developer/owner shall use only CFL fitting for internal lighting as well as for common lights in the Group Housing Colony.
 - j) That licencee shall convey the 'Ultimate Power Load Requirement' of the project to the concerned power utility, with a copy to the Director, within two month period from the date of grant of licence to enable provision of site in licenced land for Transformers/ Switching Stations/ Electric Sub Stations as per the norms prescribed by the power utility in the zoning plan of the project.
4. This licence is valid up to 29-12-2013

Dated: 30-12-2009
Place: Chandigarh


(T.C. Gupta, IAS)
Director, Town & Country Planning,
Haryana, Chandigarh.
Email: - tcphry@gmail.com

A copy alongwith a copy of schedule of land is forwarded to the following for information and necessary action:-

1. ✓ M/s Ophire Builders & Developers Pvt. Ltd., M/s Sagar Dutt Builders, Sh. Satpal. Rajesh, Manoj Kumar Ss/o Sh. Balbir, Jitender S/o Sh. Jail Lal, Sh. Raj Pal, Nairnder, Vinod Ss/o Sh. Ram Niwas in collaboration with M/s DLF New Gurgaon Homes Developers Pvt. for setting up a Group Housing Colony on an area measuring 11.10acres in the revenue estate of Village Hayatpur, Sec- 90, Gurgaon along with a copy of agreement, LC-IV and Bilateral Agreement.
2. Chief Administrator, HUDA, Panchkula.
3. Managing Director, HVPN, Planning Directorate, Shakti Bhawan, Sec-6, Panchkula.
4. Addl. Director, Urban Estate, Haryana, Panchkula.
5. Administrator, HUDA, Gurgaon.
6. Chief Engineer, HUDA, Panchkula.
7. Superintending Engineer, HUDA, Gurgaon alongwith a copy of agreement.
8. Land Acquisition Officer, Gurgaon.
9. Senior Town Planner, Gurgaon, with the direction to ensure that the colonizer shall obtain approval/NOC as per condition No. 6 above before starting the Development Works at site.
10. Senior Town Planner (Enforcement), Haryana, Chandigarh.
11. District Town Planner, Gurgaon, alongwith a copy of agreement.
12. Accounts Officer, O/O DTCP, Haryana, Chandigarh alongwith a copy of agreement.
13. Senior Town Planner, (Monitoring Cell) Haryana, Chandigarh.



(Swati Anand)

District Town Planner (HQ),
For Director, Town & Country Planning,
Haryana, Chandigarh.

To be read with licence No. 88 of 2009

1. Detail of land owned by M/s Ophira Builders & Developers Pvt. Ltd. Village Hayatpur Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area	
Hayatpur	42	15/2	4-16	
		16	7-8	
		17/1	4-0	
		24/2/2	1-2	
		25	7-0	
		47	4/2	4-0
			5	7-8
		48	1/1	1-5
			2	4-8
		49	11/1	6-8
			11/3	0-10
			19/3/2	3-0
			20	8-0
			21	7-8
22	8-2			

75-7 or 9.4188 acs

2. Detail of land owned by M/s Sagar Datt. Builders & Developers Pvt. Ltd. Village Hayatpur Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area
Hayatpur	47	4/1	4-0


or 0.50 Acre

3. Detail of land owned by Sh. Sat Pal, Rajesh, Manoj Kumar Ss/o Balbir equal share 2/5 share, Jitender S/o Jai Lal 1/5 share, Raj Pal, Narinder, Vinod Ss/o Ram Niwas equal share 2/5 share, Village Hayatpur Distt. Gurgaon.

Village	Rect. No.	Killa No.	Area
Hayatpur	48	1/2	6-15
		10/1 min	2-14

9-9 or 1.1812 acs

Grand Total 88K - 16M or 11.10 acres


Director
Town and Country Planning,
Haryana, Chandigarh
Chetan