

Notification

Dated, Chandigarh, the,

No. CTP(Pb)MPR.4/

Whereas the Industrial Policy 2003 (Infrastructure including those in housing and urban development) provides that the concessions granted to housing projects in the State as per Annexure-IV in the meeting of Empowered Committee held on 27-1-2006 would be exempted from the provisions of the Punjab Apartment & Property Regulations Act, 1995 (Punjab Act No. 14 of 1995).

2. And, whereas M/S Unitech Ltd., 6, Community Centre, Saket, New Delhi have already been granted approval by the Punjab Government, Department of Housing and Urban Development for setting up of Housing Project in an area of 218 Acres falling in villages Bhago Majra, Raipur Kalan and Smalkhi at Sectors 97, 106 & 107, Mohali.

3. And, whereas the requisite legal agreement has already been executed on behalf of the Punjab Government by the Joint Secretary to the Government of Punjab, Department of Housing and Urban Development with the aforesaid company and circulated vide Memo No. 17/156/06-3Hg2/7067, dated 2.8.2006 consequent upon the decision taken in the meeting of the Empowered Committee for consideration of Special Package of Incentives to the Projects of Special Significance held on 27-1-2006, under the chairmanship of Chief Minister, Punjab.

4. And, whereas the Governor of Punjab is of the opinion that company has fulfilled all the conditions, which are required to be fulfilled before the grant of exemption u/s 44 of the Punjab Apartment & Property Regulation Act, 1995.

5. Now, therefore, in exercise of the powers vested in him under section-44 (2) of the Punjab Apartment & Property Regulation Act, 1995 (Punjab Act. No. 14 of 1995) and all other powers enabling him to act in this behalf, the Governor of Punjab is pleased to exempt the aforesaid Housing Project of M/S Unitech Ltd. Provisions of the Punjab Apartment & Property Regulation Act, 1995 (Punjab Act No. 14 of 1995) except Section 32, subject to the following terms & conditions that:-

- (i) The development works shall be carried out in accordance with the lay-out plan sanctioned by the Chief Town Planner, Punjab (Competent Authority) in keeping with such general guidelines as the Department of Housing and Urban Development may issue in respect of such Housing Projects from time to time

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- (ii) The promoters of the Housing Project shall strictly abide by the aforesaid legal agreement dated 21st July, 2006 signed by them as well as various Notifications issued by the Department of Housing and Urban Development enunciating and enumerating the policy parameters governing such Housing Projects.
 - (iii) The promoters shall deposit the entire amount in respect of the contribution to the Punjab Urban Development Fund, created under section 32 of the Punjab Apartment and Property Regulations Act, 1995 (Act No. 14 of 1995), within a period of 30 days of the sanctioning of their layout plan.
 - (iv) The promoter acquires the entire project land in its name including land under agreement to develop and requested to be acquired by Government.
 - (v) The promoter shall be responsible for obtaining the Final NOC from Punjab Pollution Control Board as stated in their provisional NOC issued vide their letter number 7081, dated 14-9-2007.
 - (vi) Before starting the development of the proposed project promoter shall obtain environmental clearance from the Ministry of Environmental & Forest Government of India as required under EIA notification dated 14-9-06 as well as consent to establish (NOC) from the Punjab Pollution Control Board.
 - (vii) Promoter will not carry out any works on the site till above conditions are fulfilled.

Dated, Chandigarh,
03-01-08

Arun Goel
Secretary to Government of Punjab
Department of Housing and Urban Development

Endst. No. CTP(Pb)MPR.4/

Dated, Chandigarh, the,

A copy with a spare copy is forwarded to the Controller, Printing & Stationary, Punjab, Chandigarh with the request to publish his Notification in the Punjab Government Gazette (Ordinary) and 100 copies thereof may be supplied to this Department for official use.

Additional Secretary

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Endst. No. CTP(Pb)MPR.4/ 121

Dated, Chd., the, 03-01-08

A copy is forwarded to the following for information & necessary

actions:

1. Principal Secretary to Government of Punjab, Department of Industries & Commerce..
2. Principal Secretary to the Chief Minister for kind information of the Hon'ble Chief Minister, Punjab-cum-Chairman of the aforesaid Empowered Committee.
3. Chief Administrator, PUDA, Mohali.
4. Chief Administrator, GMADA, Mohali.
5. Chief Town Planner, Punjab, Chandigarh.
6. ✓ M/S UNITECH , 6, Community Centre, Saket, New Delhi.

Additional Secretary

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