



TE/RE/Ooty/06/2022-23

To,
The District Forest Officer,
Nilgiri Forest Division,
Udhagamandalam.

Dear Sir,

SUB: - Forest Conservation Act 1980 Coimbatore Circle/ Nilgiris Forest Division.
Proposal for diversion of .36 Ha of Forest land for approach road to the resort construction in Doddabetta, Ooty rural village of Nilgiri District.

REF: - Online application uploaded by Total Environment Habitat Pvt, Ltd. Proposal No FP/TN/Road/26490/2017.

With reference to the query raised by your letter ref. no. 5044/2020/D dated 06-05-2022. We hereby give the following clarification below.

1. A copy of document in support of the competent authority of the person making application on behalf of user agency are uploaded.
2. Corrected Kml file of the proposed forest area to be diverted is uploaded.
3. A fresh copy of chitta and power of attorney copy is uploaded.
4. As mentioned all the short comings raised by the DFO's office have been clarified and soft copies of the same are uploaded in the web portal.
5. Hard copies of the short coming's clarifications are submitted at DFO's office.

Sincerely Yours


Suresh Chandra Bhattacharya

TOTAL ENVIRONMENT HABITAT PVT. LTD.,
4/41, Thuneri Main Road
Near GCP, Doddabetta
Ooty. The Nilgiris - 643 002.

TO WHOM SO EVER IT MAY CONCERN.

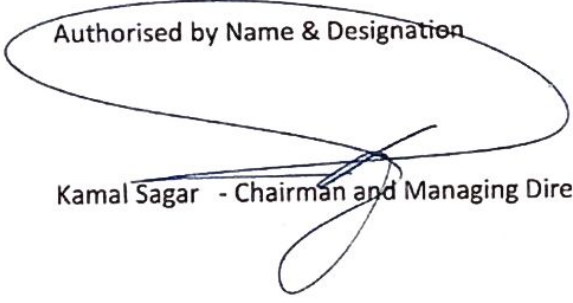
This is to inform that **Mr. Suresh Chandra Bhandari**, President, Is hereby authorised to apply for Forest Permanent Lease and make correspondence/ representation for and on behalf of the Company with the Forest Authorities for the land owned by the company bearing R.S no 629, 630/2B, 2C, 2D, 2E and 2A1 of Ootacamund Rural Village, Ootacamund Taluk, Doddabetta Panchayat, Ooty, The Nilgiris District.

His Specimen Signature is as under



Suresh Bhandari - President

Authorised by Name & Designation



Kamal Sagar - Chairman and Managing Director

TOTAL ENVIRONMENT HABITAT PVT. LTD.,
4/41, Thuner Main Road
Near GCP, Doddabetta
Ooty. The Nilgiris - 643 002.

-125-

தமிழ்நாடு அரசு

பக்கம் நே. : 1 of 1



நில அளவை ஆவணம் - பட்டா

வருவாய்த்துறை, நிலகிரி மாவட்டம்

கிராமம் : உதகை ஊரகம்

இ.எ.என் 10(1) பிரிவு

வட்டம் : உதகை

பட்டா எண் 810

உரிமையாளர்கள் பெயர்

டோட்டல் என்விரான்மென்ட் ஹெபிடேட் பி.லிட்

புல எண்ணும் உ.பிரிவும்	நன்செய்		புன்செய்		மற்றவை	
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630 2B	-		3 - 31.00	20.50	-	
630 2F	-		4 - 15.00	25.65	-	
	-		7 - 46.00	46.15	-	

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ED. O. S. DEVENSHAR,
UDHAKANDAM

TOTAL ENVIRONMENT HABITAT PVT. LTD.
4/41, Thuneri Main Road
Near GCP, Doddabetta
Ooty, The Nilgiris 643002

தமிழ்நாடு அரசு

24/8/2012

பக்கம் நெ. : 1 of 1



நில அளவை ஆவணம் - பட்டா

இ.எண் 10(1) பீரீவு

வருவாய்த்துறை, நீலகிரி மாவட்டம்

வட்டம் : உதகை

கிராமம் : உதகை ஊரகம்

பட்டா எண்

811

உரிமையாளர்கள் பெயர்

1

ஷீபானி கமலி ஆர்க்கிடெக்ட்ஸ்

புல எண்ணும் உட்பிரிவு	நன்மை		புன்மை		மற்றவை	
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630 2E	-		1 - 33.00	8.20	-	
	-		1 - 56.00	10.25	-	

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ED. O. D. TARSILDAR
UDHAGAMANDALAM

TOTAL ENVIRONMENT HABITAT PVT. LTD.,
4/41, Thuneri Main Road
Near GCP, Doddabetta
Ooty. The Nilgiris - 643 002.

E-mail

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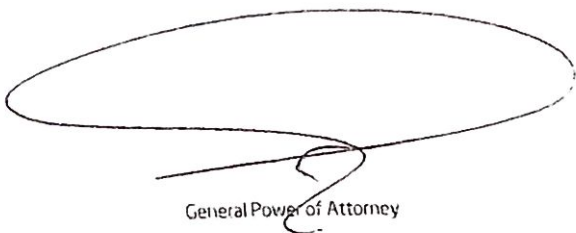
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Book IV. 150/16.17

GENERAL POWER OF ATTORNEY

4.36 Acres | Survey nos. 630/2(P), Ootacamund


TOTAL ENVIRONMENT HABITAT PVT.LTD.
4/41, Thuneri Main Road
Near GCP, Doddabetta
Ooty. The Nilgiris 643002


General Power of Attorney



ಕರ್ನಾಟಕ ಸರ್ಕಾರ
ನೋಂದಣಿ ಹಾಗೂ ಮುದ್ರಾಂಕ ಇಲಾಖೆ
Department of Stamps and Registration

ಪ್ರಮಾಣ ಪತ್ರ

1957 ರ ಕರ್ನಾಟಕ ಮುದ್ರಾಂಕ ಕಾಯ್ದೆಯ ಕಲಂ 10 ಎ ಅಡಿಯಲ್ಲಿಯ ಪ್ರಮಾಣ ಪತ್ರ

ಶ್ರೀ M/s Total Environment Habitat Pvt Ltd . Rep by its Director & Authorized Signatory
Kamal Sagar . , ಇವರು 500.00 ರೂಪಾಯಿಗಳನ್ನು ನಿಗದಿತ ಮುದ್ರಾಂಕ ಶುಲ್ಕವಾಗಿ ಪಾವತಿಸಿರುವುದನ್ನು ದೃಢೀಕರಿಸಲಾಗಿದೆ

ಪ್ರಕಾರ	ಮೊತ್ತ (ರೂ.)	ಹಣದ ಪಾವತಿಯ ವಿವರ
ನಗದು ರೂಪ	500.00	By Cash
ಒಟ್ಟು :	500.00	

ಸ್ಥಳ : ಮಹದೇವಪುರ

ದಿನಾಂಕ : 21/09/2016

ಉಪ-ನೋಂದಣಿ ಮತ್ತು ಮುದ್ರಾಂಕ ಅಧಿಕಾರಿ

ಉಪ-ನೋಂದಣಿ ಮತ್ತು ಮುದ್ರಾಂಕ ಅಧಿಕಾರಿ
ಮಹದೇವಪುರ, ಬೆಂಗಳೂರು.

Designed and Developed by C- DAC ,ACTS Pune.


TOTAL ENVIRONMENT HABITAT PVT.LTD.
4/41, Thuneri Main Road
Near GCP, Doddabetta
Ooty, The Nilgiris 643002

General Power of Attorney (hereinafter referred to as "GPA") is made and executed on this the Twenty first day of September, year Two Thousand and Sixteen (21.09.2016) at Bangalore.

By

M/s. Shibane & Kamal Architects, [PAN: AAAFE3633P], a registered partnership firm having its office at "IMAGINE", No. 78, ITPL Main Road, EPIP Zone, Whitefield, Bangalore - 560066, represented herein by their partner and authorized signatory, Mr. Kamal Sagar, hereinafter referred to as the "Owner" (which expression shall unless repugnant to the context and/or meaning thereof be deemed to mean and include its successors-in-office, administrators, representative and/or assigns) of the One Part.

In favour of

M/s. Total Environment Habitat Private Limited, [PAN: AADCT5683N], a company incorporated under the provisions of the Companies Act, 1956 and having its registered office at "IMAGINE", No. 78, ITPL Main Road, EPIP Zone, Whitefield, Bangalore - 560 066, represented herein by their Director and authorized signatory, Mr. Kamal Sagar, hereinafter referred to as the "Attorney" (which expression shall unless repugnant to the context and/or meaning thereof be deemed to mean and include the company, its subsidiaries, affiliates, companies/entities under the same management, legal/authorized representatives, administrators, successors-in-interest and assigns) of the Other Part.

Authorising the Attorney for dealing with

All that piece and parcel of land bearing Survey no. 630/2(Part) in Ootacamund Rural Village, Dodabetta Panchayat, Ootacamund Taluk, Nilgiris District, admeasuring a total extent of 4.36 Acres, described more fully in the Schedule hereunder and hereinafter referred to as the "Schedule Property".

WHEREAS

0.01

The Owner acquired the Schedule Property under the terms of the Sale Deed dated 1st February 2011 registered as Document No. 102/2011 in the Office of the Joint Sub Registrar I, Udhamandalam.

0.02

The Owner proposes to develop the Schedule Property and procure requisite from concerned regulatory authorities.

0.03

On account of work related commitments in Bangalore the partners in the Owner firm will not be in a position to be personally present for submitting the requisite applications and other documents to the concerned authorities for development of the Schedule Property.

0.04

In the aforesaid circumstances it is necessary and expedient for the Owner to appoint an agent to handle matters and things connected with the development of the Schedule Property.

NOW THEREFORE, by these presents the Owner hereby appoints M/s. Total Environment Habitat Private Limited as their true and lawful attorney in fact and in law, to do, execute and perform all or any of the following things pertaining to the Schedule Property:

1 Permissions and Approvals

To take suitable steps and apply for and secure all necessary permissions, clearances, no objection certificates and documents as required for the development of the Schedule Property and the construction of the project thereon and for such other incidental purposes as may be required thereto in relation to the Schedule Property and/or any part thereof. Without prejudice to the generality of the above, the Owner specifically grants General Power of Attorney to M/s. Total Environment Habitat Private Limited (the Attorney herein) to do the following:

1.01 Plan Sanction

To apply for and obtain Plan Sanction for development of the Schedule Property from the concerned authorities including sanction to form roads, to provide amenities and generally to develop infrastructure with the Schedule

Owner

Attorney

M/s. Shibane & Kamal Architects
General Power of Attorney

TOTAL ENVIRONMENT HABITAT PVT. LTD.
4.36 Acres, Survey no 630/2(P), Ootacamund
4/41, Thuneri Main Road
Near GCP, Doddabetta
Ooty, The Nilgiris 643002

M/s. Total Environment Habitat Private Limited
page 2 of total pages 5

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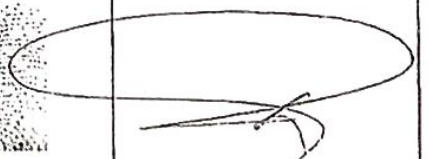
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ಶ್ರೀ M/s Total Environment Habitat Pvt Ltd . Rep by its Director & Authorized Signatory Kamal Sagar . ಇವರಿಂದ ಹಾಜರ ಮಾಡಲ್ಪಟ್ಟಿದೆ

ಹೆಸರು	ಫೋಟೋ	ಹೆಚ್ಚಿಟ್ಟ ಗುರುತು	ಸಹಿ
ಶ್ರೀ M/s Total Environment Habitat Pvt Ltd . Rep by its Director & Authorized Signatory Kamal Sagar .			

ಸಹಿ ರಚಿಸ್ತಾರೆ
ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಮಹದೇವಪುರ, ಬೆಂಗಳೂರು.

ಬರೆದುಕೊಟ್ಟಿದ್ದಾಗಿ ಒಪ್ಪಿರುತ್ತಾರೆ

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1	M/s Total Environment Habitat Pvt Ltd . Rep by Its Director & Authorized Signatory Kamal Sagar . . (ಬರೆಸಿಕೊಂಡವರು)			
2	Shilbanee and Kamal Architects Rep by their Partner & authorized Signatory Kamal Sagar . (ಬರೆದುಕೊಂಡವರು)			


TOTAL ENVIRONMENT HABITAT PVT.LTD.
4/41, Thuneri Main Road
Near GCP, Doddabetta
Ooty. The Nilgiris 643002

ಸಹಿ ರಚಿಸ್ತಾರೆ
ಉಪ ನೋಂದಣಾಧಿಕಾರಿ
ಮಹದೇವಪುರ, ಬೆಂಗಳೂರು.

erty and for forming layout within the Schedule Property.

1.02 Building License and Commencement Certificate

To apply for and obtain Building License and Commencement Certificate for the proposed development on the Schedule Property from the concerned authorities.

1.03 Completion Certificate / Occupancy Certificate

To apply for and obtain Completion Certificate and Occupancy Certificate from the concerned authorities.

1.04 Power Connections

To apply for and obtain temporary and permanent electricity connections as per requirements of the proposed development from the Tamil Nadu Electricity Board or from such other authority as may be prescribed in law and to apply for and obtain No Objection Certificate from such authority for such connections.

1.05 Water and Sewerage Connections

To apply for and obtain water and sewerage connections from the Tamil Nadu Water and Drainage Board or such other authority as may be prescribed in law and to apply for and obtain No Objection Certificate from such authority for the same.

1.06 Airports Authority

To apply for and obtain permission from the Airports Authority of India for the development of the Schedule Property.

1.07 Fire Fighting Department

To apply for and obtain permission from the Fire Fighting Authority for the development of the Schedule Property.

1.08 Compounding / Regularisation

To compound deviations from the sanctioned plan with the concerned authorities, if any.

1.09 Change of Land Use

To liaison with the concerned Municipal Corporation and other relevant authorities to obtain Change of Land Use for the Schedule Property.

1.10 Telecom Authority

To apply for and obtain permission from relevant telecom authority to obtain connection on the Schedule Property.

1.11 Pollution Control, Environment and such other Authorities

To make representations, apply for, liaison and obtain permissions, file affidavits, applications, documents, necessary for the purposes of obtaining permission, or NOC under the pollution control board, State Pollution Control Board (CFE) and the Ministry of Environment and Forests (ECC) or from the State Level Environment Impact Assessment Authority (SEIAA), Lift Inspectorate, Urban Arts Commission, Fire Force Department, or Central Government for environment clearances or State government or any statutory authority for clearances, exemptions, sanctions required under any statute for the use, construction and development on the Schedule Property.

2 Concerned Authorities

2.01

To deal and correspond with, make representations, file affidavits, applications, undertakings, documents necessary for the purposes of obtaining permission, clearances, exemptions, sanctions, conversions, required under any statute for the use, construction and development on the Schedule Property before the Central and Governments, Hill Area Conservation Authority (HACA), the Architectural and Aesthetics Aspects (AAA) Committee, the concerned Revenue Authorities, concerned Municipal Corporation, Forest Department, Department of Mining and Geology, Department of Agricultural Engineering, the Directorate of Town and Country Planning, Power Transmission Board, Water Supply and Sewerage Board, Telecom, Airport and Telecommunication Authorities, Pollution Control Board, Lift Inspectorate, Electrical Inspectorate, Collector of Nilgiris, Tahsildar, Panchayat, Survey Department and generally any and all government, semi or quasi government or appropriate

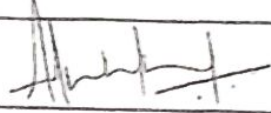
Owner

Attorney

M/s Shibane & Kamal Architects
General Power of Attorney

M/s. Total Environment Habitat Private Limited
page 3 of total pages 5

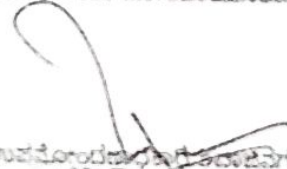
TOTAL ENVIRONMENT HABITAT PRIVATE LTD.
4/41, Thuneri Main Road
Near GCP, Doddabettu
Ooty, The Nilgiris 643002

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1	Kishor Kumar A S/o G. Abbanna No 78 ITPL Main Road EPIP Zone Whitefield Bangalore 560066	
2	Manju S/o Shivappa No. 115, K R Puram, B'lore	

ಉಪ ನಿರ್ದೇಶಕರು,
ಮಹಾನಗರಪಾಲಿಕೆ, ಬೆಂಗಳೂರು.



4 ನೇ ಪುಟದ ರಾಜ್ಯವೇಟಾ
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ಸಿ.ಡಿ. ಸಂಖ್ಯೆ MDPD188 ನೇ ಪುಟದಲ್ಲಿ
ದಿನಾಂಕ 21-09-2016 ರಂದು ನೋಂದಾಯಿಸಲಾಗಿದೆ



ಉಪನಿರ್ದೇಶಕರು,
ಮಹಾನಗರಪಾಲಿಕೆ, ಬೆಂಗಳೂರು.



Designed and Developed by C-DAC, ACTS, Pune

ಉಪ ನಿರ್ದೇಶಕರು,
ಮಹಾನಗರಪಾಲಿಕೆ, ಬೆಂಗಳೂರು.


TOTAL ENVIRONMENT HABITAT PVT. LTD.
4/41, Thuneri Main Road
Near GCP, Doddabetta
Ooty. The Nilgiris 643002

87-
... or local bodies under any state or central statute or any office whatsoever regarding all matters and things relating to the development of the Schedule Property.

2.02
To deal with the Assessment Department and/or any competent authority and to get the assessment of the Schedule Property.

3 Chitta

To obtain chitta in the name of the Owner for better utilization of the Schedule Property and to execute all applications, documents, amalgamation deed etc. for the same from the concerned authorities.

4 Consultants, Advocates, Contractors

To nominate, appoint, engage and authorize solicitors, advocates, Income-tax and sale tax practitioners, Chartered Accountants, Architects, Contractors and other professional agents and to sign and give warrants of vakalatnamas or other necessary authorities in their favour from time to time and to sign all forms, applications, etc. for the purposes mentioned herein.

5 Construction of Project and execution of Customer Documentation

5.01
To prepare plans for the construction of any building or structure on the Schedule Property, submit such plans for approval, to apply for and obtain relevant permissions, grants, consents, approvals, sanctions, licenses, etc. from appropriate statutory authorities, as may be necessary for the purpose of putting up any construction or building on the Schedule property. To give all such declarations, undertakings, indemnities and assurances and sign all applications, documents and other petitions that may be required for the said purpose and to pay the requisite fee on behalf of the Owner.

5.02
To engage on behalf of the Owner, architects, contractors, supervisors and workmen on terms agreeable to the Attorney for construction of building on the Schedule Property.

5.03
To execute valid and binding agreements to sell and any other related documentation with prospective customers in respect of the units to be constructed in the project (hereinafter referred to as the "Customer Documentation").

5.04
To negotiate and finalise the consideration and other terms of the Customer Documentation including the undivided share and common amenities and facilities to the prospective purchasers / unit holders and to do all the incidental things to obtain registration of agreement to sell.

6 Delegation

To further delegate any of these powers to any person or persons as the Attorney may deem fit.

7 Scope

Generally, to do, execute and perform, or cause to be done, executed and performed, any act, deed, matter or thing in connection with the purposes of these presents, which the Attorney thinks necessary and expedient, as fully and effectively to all intents and purposes, as Owner could do on their own if these presents were not made for the development and construction on the Schedule Property.

Owner

Attorney

M/s. Shibane & Kamal Architects

TOTAL ENVIRONMENT HABITAT PVT. LTD.
4/41, Thuner Main Road
Near GCP, Doddaballapur
Ooty, The Nilgiris 643002

M/s. Total Environment Habitat Private Limited
Page 4 of total pages 5

Ratify

The Owner undertakes to ratify all acts, deeds and things that the Attorney shall lawfully do or cause to be done by virtue of these presents notwithstanding that no express power in that behalf may be provided herein.

SCHEDULE PROPERTY

All that piece and parcel of land bearing Survey no. 630/2(Part) in Ootacamund Rural Village, Doddabetta Panchayat, Ootacamund Taluk, Nilgiris District (Old Survey no. 199/1A), admeasuring a total extent of 4.36 Acres acquired by the Owner under the Sale Deed dated 1st February 2011 registered as Document No. 102/2011 in the Office of the Joint Sub Registrar I, Udthagamandalam and bounded as follows:

East by : Portion of Survey no. 630/2 and Road
West by : Survey no. 660, Road and Portion of Survey no. 630/2
North by : Portion of Survey no. 630/2 and Road
South by : Portion of Survey no. 630/2 and Road

IN WITNESS WHEREOF, the Parties hereto have signed and executed these presents on the day, month, year and place first above written in the presence of the following witnesses:

Witness 1: Signature
Name and Address:

ND: 78, MPL Main Road,
Whitefield, Bangalore.

(Signature)
KRISHOR KUMAR AD

Witness 2: Signature
Name and Address:

(Signature)
No. 115, K. Ripuna
D'Levu

DRAFTED BY

(Signature)
PRAVEEN KUMAR. C. D.
Document Writer
Licence No. 18/09/10
Whitefield, BANGALORE-66

(Signature)
TOTAL ENVIRONMENT HABITAT PVT. LTD.
4/41, Thuner Main Road
Near GCP, Doddabetta
Ooty, The Nilgiris 643002

Owner

M/s. Shibane & Kamal Architects
General Power of Attorney

Attorney

M/s. Total Environment Habitat Private Limited
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