

Directorate of Town & Country Planning, Haryana

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Regd.

To

Sh. Mahesh Yadav S/o Sh. Inder Singh,
VPO-Nandrapur Bass,
District-Rewari.

Memo no. RI-686-Asstt-(RK)-2019/ 17120

Dated: 18-07-2019

Subject: Letter of Intent for grant of CLU permission for setting up of Retail Outlet- (Petrol Pump) in the revenue estate of village Turkiyawas, Tehsil & District- Rewari-Sh. Mahesh Yadav S/o Sh. Inder Singh.


Reference: Your online application dated 09.04.2019 on the above cited subject.

Your request for grant of change of land use permission for setting up Retail (Petrol Pump) over an area measuring 1618.73 Sqm comprising khasra no. 69/1/3/3/2/1 in the revenue estate of village Turkiyawas, Tehsil & Distt. Rewari has been considered and decided in principal to grant permission for change of land use on the land shown on the enclosed site plan. Therefore, as per requirement of the provisions of Rule- 26-C of Rules, 1965, you are hereby required to fulfill the following terms and conditions in accordance with Rule 26-D of Rules 1965 and submit the following documents as prerequisite:-

1. An agreement deed on prescribed CLU-II Performa (Specimen Enclosed) on the Non-Judicial Stamp Paper as required under the provisions of the Punjab Scheduled Roads and Controlled Areas Restriction of Unregulated Development Act, 1963 and Rules, 1965 framed there under.
2. To deposit an amount of Rs. 11,33,111/- on account of Conversion Charges @ Rs. 700/- per sqm over an area measuring 1618.73 Sqm through online at www.tcpharyana.gov.in.
3. An undertaking on Non-Judicial Stamp Paper that:-
 - i. You shall pay the additional amount of Conversion Charges for any variation in area at site in lump sum within a period of 30 days as and when detected and demanded by the Director, Town & Country Planning, Haryana, Chandigarh.
 - ii. You shall pay the total external development charges as demanded by the Department in case the subject land comes under urbanizable limit due to its extension in future.
 - iii. You shall give at least 75% employment to the domiciles of Haryana where the posts are not of technical nature and a quarterly statement indicating the category wise total employment to those who belongs to Haryana shall be furnished to the G.M.D.I.C. Rewari.
 - iv. You shall obtain the standard design of building plans of petrol pump site from BPCL. The Standard design will be prepared keeping in view maximum permissible height of 8 meters (single storey) and minimum 3 meters set back. The standard design will be submitted in the office of District Town Planner, Rewari for approval. The construction will be started within six months from issuance of permission.
 - v. You shall deposit labour cess at the time of approval of building plan.
 - vi. You shall have no objection to acquire the land if required for road widening.
 - vii. You shall obtain the occupation certificate from the department after completing the building within two years of issuance of this permission.

- viii. You shall not raise any construction on the land falling within proposed road widening and also not object acquisition of the same in near future.
- ix. You shall adopt all preventive measures as per norms/requirement of Explosive Department.
- x. That no other application for grant of license/CLU permission for the Khasra Nos. covered under the present CLU application stand submitted by you, which is pending for consideration/orders.
4. You shall complete the demarcation at site within 7 days and will submit the Demarcation Plan in the office of District Town Planner, Rewari.

As laid down under rules 26-C, you are hereby called upon to fulfill the above said terms and conditions and submit the requisite documents within a period of 30 days from the date of issue of this letter (L.O.I.) On your failure, this letter shall stand withdrawn and permission shall be refused as per the provisions of Rule 26-C (2) of Rules 1965.


(Narender Singh)
District Town Planner (HQ)
For Director, Town and Country Planning,
Haryana, Chandigarh.


Endst. No. RI-686 Asstt-(RK)-2019/

17121-123

Dated:- 18-07-2019

A copy is forwarded to the following for information and necessary action:-

1. Senior Town Planner, Gurugram.
2. District Town Planner, Rewari with a request to intimate, if any variation noticed in the demarcation plan submitted by the applicant within a period of 15 days.
3. Bharat Petroleum Corporation Ltd, Bawal Road, Karnawas, District-Rewari with respect to its Memo dated 09.03.2019 with an information that to expedite the preparation and approval of the building plans of petrol pump, the company may prepare standard design of building plans of petrol pump keeping in view the applicability of provisions of Explosives and fire clearances. The maximum permissible height is 8 meter (single storey) and minimum set back required is 3 meter.


(Narender Singh)
District Town Planner (HQ)
For Director, Town and Country Planning,
Haryana, Chandigarh