

**Directorate of Town & Country Planning, Haryana**

Aayojna Bhawan, Plot No. 3, Block-A, Madhya Marg, Sector 18A, Chandigarh.

Phone : 0172-2549349 Email: [tcpharyana7@gmail.com](mailto:tcpharyana7@gmail.com)

Website: <http://tcpharyana.gov.in>

Regd.

To

Sh. Shakti Singh S/o Sh. Zile Singh,  
R/o H. No. 83, Devilal Colony,  
Distt. Hisar-125001

Memo No. SA-663/Asstt (MS)/2024/ 32905 Dated: 28/4/24

**Subject: Grant of Change of Land Use permission for setting up of Petrol Pump in the revenue estate of village Vaidwala, Tehsil & District Sirsa Sh. Shakti Singh S/o Sh. Zile Singh.**

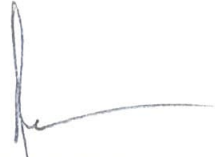
Reference: Your application dated 21.01.2020 & 15.06.2023 on the above cited subject.

Permission for grant of change of land use for setting up of Retail Outlet over an area measuring 1225 sqm (including 721.97 Sqm falls under proposed road widening) falling in Khasra nos. 114//21 min of Village Vaidwala, Tehsil & Distt. Sirsa in the Controlled Area Part -IV Faridabad is hereby granted after receipt an amount of Rs.1,33,447/- on account conversion charges and Rs. 3,72,046/- on account of EDC.

This permission is further subject to following terms and conditions:

- i. That the conditions of agreement executed by you with the Director, Town & Country Planning, Haryana, Chandigarh and the provisions of the Punjab Scheduled Roads and Controlled Areas restriction of Unregulated Development Act, 1963 and rules framed there under are duly complied by you.
- ii. 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.
- iii. You shall pay the balance 40% of total EDC payable at the time of approval of building plans and 50% of total EDC payable shall be due at the time of grant of occupation certificate..
- iv. You shall obtain the standard design of building plans of petrol pump site from the concerned oil company. The standard designs 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, of the concerned district for approval. The construction will be started within six months from issuance of permission.
- v. You shall fully aware that the development/construction cost of 24/18 m wide road/major internal road is not included in the EDC rates and you shall pay the proportionate cost for acquisition of land, if any alongwith the construction cost of 24/18 m wide road/major internal road as and when finalized and demanded by the Director, Town & Country Planning, Haryana.

- vi. 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.
- vii. You shall give atleast 75% employment to the domiciles of Haryana where the posts are not technical in nature and a quarterly statement indicating the category wise total employment to those who belong to Haryana shall be furnished to the G.M.D.I.C.
- viii. You shall deposit labour cess at the time of approval of building plan.
- ix. You shall have no objection to land acquisition for laying/augmentation of services at any point of time in future as required by Govt./HSVP.
- x. That no other application for grant of licence/CLU permission for the Khasra nos. covered under the present CLU application stand submitted by you which is pending for consideration/orders
- xi. You shall obtain occupation certificate from the department after completing the building within two years of issuance of this permission.
- xii. You shall get the building plans for the site approved from the department before commencing the construction at site and will start the construction within six months from the date of issuance of final permission.
- xiii. That construction of building and zoned area should not include the proposed 45 metres sector dividing road portion.


  
(Amit Khatri, IAS)  
Director,  
Town & Country Planning,  
Haryana, Chandigarh

Endst. No. SA-663/Asstt (MS)/2024/ 32906-07

Dated: 28/7/24

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

1. Senior Town Planner, Hisar.
2. District Town Planner, Sirsa.

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



इंडियन ऑयल कॉर्पोरेशन लिमिटेड (विपणन प्रभाग)  
हिसार मण्डल कार्यालय,  
प्रथम तल, एस सी ओ 40-41, सैक्टर-13P, तोशाम रोड  
हिसार - 125005

**Indian Oil Corporation Limited**

(Marketing Division)

Hissar Divisional Office

First Floor, SCO 40-41, Sector-13P, Tosham Road,

Hissar-125005 (Haryana)

Tel. : 01662-246602, 246603, 246604

Website : www.iocl.com



IndianOil

विपणन प्रभाग

Marketing Division)

## प्रमाण पत्र

**Diversion of 0.008 ha. of forest land for access to retail outlet of IOC Ltd. along Sirsa Vaidwala road, km. 2.261, R/side, at Village Vaidwala, under forest division and District Sirsa, Haryana.**

**Online Proposal No. FP/HR/Approach/490321/ 2020-reg**

यह प्रमाणित किया जाता है कि विषयांकित प्रस्ताव में जारी स्टेज-1 की स्वीकृति अनुसार निम्न हिदायतों की पालना करनी सुनिश्चित की जाएगी।

वे शर्तें, जिनका राज्य वन विभाग द्वारा प्रयोज्य एजेंसी को वन भूमि सौंपने के बाद फील्ड में कड़ाई से पालन करने की आवश्यकता है, परन्तु अंडरटेकिंग के रूप में अनुपालन स्टेज-II अनुमोदन से पहले प्रस्तुत किया जाना है:-

- i. वन भूमि की विधिक परिस्थिति बदली नहीं जाएगी।
- ii. काटे जाने वाले बाधक वृक्षों/पौधों की संख्या किसी भी रूप में प्रस्ताव में दर्शायी गई संख्या से अधिक नहीं होगी और वृक्षों की कटाई के दौरान वन्यजीवों को किसी तरह का नुकसान नहीं पहुंचाया जाएगा।
- iii. वन भूमि का प्रयोग प्रस्ताव में दर्शाये गये उद्देश्य के अलावा किसी अन्य उद्देश्य के लिये नहीं किया जायेगा।
- iv. माननीय उच्चतम न्यायालय के निर्देशानुसार, जब कभी भी NPV की राशि बढ़ाई जायेगी तो उस बढ़ी हुई NPV की राशि को जमा करने के लिए प्रयोक्ता एजेंसी बाध्य होगी और राज्य सरकार बढ़ी हुई राशि जमा कराना सुनिश्चित करेगी।
- v. एवेन्यू वृक्षारोपण, सड़क के दोनों ओर व मध्य भाग पर आईआरसी विनिर्देश के अनुसार उपयोग कर्ता एजेंसी द्वारा किया जाएगा।
- vi. स्थानान्तरण के लिए प्रस्तावित वन भूमि को केंद्रीय सरकार की पूर्व अनुमति के बिना किसी भी परिस्थिति में किसी अन्य एजेंसी, विभाग या व्यक्ति विशेष को हस्तांतरित नहीं किया जायेगा।
- vii. केंद्रीय सरकार की अनुमति के बिना प्रस्ताव की ले आउट प्लान को बदला नहीं जायेगा।
- viii. वन भूमि पर किसी भी प्रकार का कोई श्रमिक शिविर नहीं लगाया जायेगा।
- ix. प्रयोक्ता एजेंसी द्वारा वांछित भूमि संरक्षण पैमाने उपयोग किये जायेंगे, जिसके लिये प्रयोक्ता एजेंसी द्वारा वर्तमान दरों पर धन राशि उपलब्ध करायी जायेगी।
- x. परियोजना कार्य के निष्पादन के लिए निर्माण सामग्री के परिवहन के लिए वन क्षेत्र के अंदर कोई अतिरिक्त या नया पथ नहीं बनाया जाएगा।
- xi. प्रयोक्ता एजेंसी द्वारा श्रमिकों तथा कार्यस्थल पर कार्यरत स्टाफ को अधिमानतः वैकल्पिक इंधन उपलब्ध करेगी, ताकि साथ लगते वन क्षेत्र को किसी प्रकार का नुकसान तथा दबाव से बचाया जा सके।
- xii. प्रयोक्ता एजेंसी राज्य के मुख्य वन्य जीव संरक्षक द्वारा तैयार की गयी योजना के अनुसार उस क्षेत्र के वनस्पति और प्राणी समूह के संरक्षण तथा परिक्षण में राज्य सरकार की सहायता करेगी।
- xiii. स्थानांतरित वन भूमि की सीमायें आगे तथा पीछे लिखे गये क्रम संख्या वाले 4 फीट ऊँचे सीमेंट के खम्बों द्वारा चिह्नित की जाएगी।
- xiv. संरक्षित क्षेत्रों/वन क्षेत्रों में नियमित अंतराल पर सड़क के किनारे स्पीड रेगुलेटिंग साइनज लगाए जांगे।
- xv. प्रयोक्ता एजेंसी सीडब्ल्यूएलडब्ल्यू/एनबीडब्ल्यूएल/एफएसी/आरईसी की सिफारिशों के अनुसार संरक्षित क्षेत्र/वन क्षेत्र में उपयुक्त अंडर/ओवरपास उपलब्ध कराएगी।

पंजीकृत कार्यालय : जी-9, अली यावर जंग मार्ग, बान्द्रा, (पूर्व), मुम्बई-400 051

Regd-Office: G-9, Ali Yavar Jung Marg, Bandra (East) Mumbai-400 051 (India)

CIN : L23201 MH1959 GOI 011388

भूपेश कुमार/Bhupesh Kumar

वरिष्ठ प्रबन्धक (रिटेल सेल्स)/Sr. Manager (RS)

हिसार मण्डल कार्यालय/Hissar Divisional Office

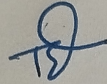
इंडियन ऑयल कॉर्पोरेशन लिमिटेड

Indian Oil Corporation Ltd.

हिसार-125005/Hissar-125005



- xvi. यदि आवश्यक हो तो प्रयोक्ता एजेंसी पर्यावरण (सुरक्षा) अधिनियम 1986, के अनुसार पर्यावरण अनुमति प्राप्त करेगी।
- xvii. कूड़ा कर्कट निपटान जारी योजना के अनुसार किया जायेगा।
- xviii. इस प्रस्ताव को 15 वर्षों के लिए अनुमति प्रदान की जायेगी, इसके उपरान्त पुनः यह अनुमति भारत सरकार से प्राप्त करनी होगी। इस अनुमोदन के तहत diversion की अवधि प्रयोक्ता एजेंसी के पक्ष में दी जाने वाली lease की अवधि या परियोजना की अवधि, जो भी कम हो, के सह-समप्ति होगी।
- xix. अन्य कोई भी शर्त इस क्षेत्रीय कार्यालय द्वारा वन तथा वन्य जीवों के संरक्षण, सुरक्षा तथा विकास हेतु समय-समय पर लगाई जा सकती है।
- xx. यदि कोई अन्य संबंधित अधिनियम/अनुच्छेद/नियम/न्यायालय आदेश/अनुदेश आदि इस प्रस्ताव पर लागू होता हैं तो उनके अधीन जरूरी अनुमति लेना राज्य सरकार की जिम्मेवारी होगी।
- xxi. इनमें से किसी शर्त का उल्लंघन वन संरक्षण अधिनियम, 1980 का उल्लंघन होगा तथा पर्यावरण, वन एवं जलवायु परिवर्तन मंत्रालय के Handbook of Forest (Conservation) Act, 1980 and Forest Conservation Rules, 2003 (Guidelines & Clarifications), 2019 में उल्लेखित दिशानिर्देश 1.121 के अनुसार कार्यवाई की जायेगी।
- xxii. पेट्रोल पम्प की पूरी परिधि पर दिवार से 1.5 मीटर की दूरी छोड़कर 1.0 से 1.5 मीटर के अंतराल पर हल्के मुकुट वाले पेड़ लगाये जाने चाहिए।
- xxiii. उपयोगकर्ता एजेंसी पंहूच मार्ग (प्रवेश/निकास या मंदी/तेजी) और विभाजक द्वीप पर भी वृक्षारोपण करेगी और इस सम्बन्ध में इस विभाजक द्वीप का किसी भी प्रकार के वाणिज्यिक उपयोग के लिये उपयोग के लिये उपयोग नहीं किया जायेगा।



भूपेश कुमार/Bhupesh Kumar  
वरिष्ठ प्रबन्धक (रिटेल सेल्स)/Sr. Manager (RS)  
हिसार मण्डल कार्यालय/Hisar Divisional Office  
इंडियन ऑयल कॉर्पोरेशन लिमिटेड  
Indian Oil Corporation Ltd.  
हिसार-125005/Hisar-125005



BANK COPY

यूनियन बैंक Union Bank of India



आंध्र प्रदेश



सर्वोदय संस्था

NEFT / RTGS CHALLAN for CAMPA Funds

Date : 01-07-2024

Agency Name.	IOCL RETAIL OUTLET
Application No.	7049032675
MoEF/SG File No.	9827
Location.	HARAYANA
Address:	Village Lakranwali District Sirsa. Sirsa
Amount(in Rs)	217319/-

Amount in Words :Two Lakh Seventeen Thousand Three Hundred and Nineteen Rupees Only

NEFT/RTGS to be made as per following details;

Beneficiary Name:	HARAYANA CAMPA
IFSC Code:	UBIN0996335
Pay to Account No.	150697049032675 Valid only for this challan amount.
Bank Name & Address:	Union Bank Of India FCS Centre, 21/1, III Floor, Jelitta Towers, Mission Road, Bengaluru-560027

- This Challan is strictly to be used for making payment to CAMPA by NEFT/RTGS only

Challan, if the payment status has not been updated of your challan with transaction date and reference e@unionbankofindia.bank,

10 JUL 2024

LATIKA VERMA

PF-5002414

Mr. 458420

SRIN 524103904574



COMPLIANCE OF THE SCHEDULED TRIBES AND OTHERS  
TRADITIONAL FOREST DWELLERS (RECOGNITION OF  
FOREST RIGHT) ACT 2006.

**Title of the Case/ Project :** Diversion of 0.008 ha. of forest land for  
access to IOCL retail outlet along Sirsa-Vaidwala Road Km. 2.261  
RHS at Village Vaidwala, under Forest Division & Distt. Sirsa.

It is certified that the forest land proposed to be diverted  
is plantation which was notified as "Forest" Less than 75 years prior  
to the 13<sup>th</sup> Day of December 2005 and is located in village having  
no recorded population of Scheduled Tribes, per the Census-2001  
and the Census-2011.

For District Magistrate,  
Sirsa.

*[Signature]*  
Sirsa.

Memo No. 2265 /PLA dated. 27.05.2017






Town Planner, of the concerned district for approval. The construction will be started within six months from the issuance of permission.

- iv. You shall complete the demarcation at the site within 7 days and will submit the Demarcation Plan in the office of the concerned District Town Planner.
- v. You shall be fully aware that the development/construction cost of 24/18 m wide road/major internal road is not included in the EDC rates and you shall pay the proportionate cost for acquisition of land, if any alongwith the construction cost of 24/18 m wide road/major internal road as and when finalized and demanded by the Director, Town & Country Planning, Haryana.
- vi. You shall give at least 75% employment to the domiciles of Haryana where the posts are not technical in nature and a quarterly statement indicating the category-wise total employment to those who belong to Haryana shall be furnished to the G.M.D.I.C.
- vii. You shall deposit labour cess at the time of approval of the building plan.
- viii. You shall have no objection to land acquisition of road for laying/augmentation of services at any point of time in the future as required by Govt./HSVP.
- ix. That no other application for grant of licence/CLU permission for the Khasra nos. covered under the present CLU application stand submitted by you which is pending for consideration/orders
- x. You shall obtain occupation certificate from the department after completing the building within two years of issuance of this permission.
- xi. You shall get the building plans for the site approved from the department before commencing the construction at the site and will start the construction within six months from the date of issuance of final permission.
- xii. That you shall not use/build/construct anything on the proposed 45 meters wide sector dividing road portion.

As laid down under Rule 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


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

Endst. No. SA-663/Asstt (MS)/2024/ 21396-397

Dated: 16/07/24

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

1. Senior Town Planner, Hisar.
2. District Town Planner, Sirsa.

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



## Directorate of Town & Country Planning, Haryana

Aayojna Bhawan, Plot No. 3, Block-A, Madhya Marg, Sector 18A, Chandigarh.

Phone : 0172-2549349 Email: [tcpharyana7@gmail.com](mailto:tcpharyana7@gmail.com)

Website: <http://tcpharyana.gov.in>

Regd.

To

Sh. Shakti Singh S/o Sh. Zile Singh,  
R/o H. No. 83, Devilal Colony,  
Distt. Hisar-125001

Memo No. SA-663/Asstt (MS)/2024/21395 Dated:

16/07/24

**Subject:** Grant of Change of Land Use permission for setting up of Petrol Pump in the revenue estate of village Vaidwala, Tehsil & District Sirsa Sh. Shakti Singh S/o Sh. Zile Singh.

**Reference:** Your application dated 21.01.2020 on the above-cited subject and request dated 15.06.2023

Vide this office memo dated 20.08.2021, CLU permission was granted to you for an area measuring 503.03 Sqm for setting up of Petrol Pump. Further, your request as mentioned under reference was examined and accordingly, as requested by you, the case was submitted to Hon'ble CM for consideration. Hon'ble CM, Haryana has considered your request for grant of CLU on entire 1225 Sqm (including 721.97 Sqm falling under proposed road widening) for setting up of a Retail Outlet falling in Khasra nos. 114//21 min of Village Vaidwala, Tehsil & Distt. Sirsa. Therefore, as per the 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 pre-requisites:-

- 1) An agreement deed on prescribed CLU-II proforma 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) A Sum of Rs. 1,33,447/- on account of Conversion Charges @ Rs 150/- per sqm for an area measuring 1225 Sqm (excluding Rs. 50,300/- which already stands deposited for an area measuring 503 sqm @ Rs. 100/- per sqm) be deposited online at [www.tcpharyana.gov.in](http://www.tcpharyana.gov.in).
- 3) A Sum of Rs. 3,72,046/- on account of 10% of the total EDC be deposited online at [www.tcpharyana.gov.in](http://www.tcpharyana.gov.in) (excluding Rs. 2,58,779/- which already stands deposited for an area measuring 503 Sqm).
- 4) An undertaking on Non-Judicial Stamp Paper that:-
  - i. You shall pay the balance 40% of the total EDC payable at the time of approval of building plans and 50% of the total EDC payable shall be due at the time of grant of occupation certificate.
  - ii. You shall pay the additional amount of Conversion charges for any variation in the 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.
  - iii. You shall obtain the standard design of building plans of the petrol pump site from the concerned oil company. The standard designs will be prepared keeping in view the 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

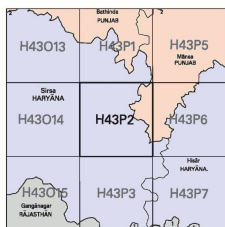


**NOT FOR EXPORT**

OPEN SERIES  
MAP

No. H43P2

Scale 1:50,000



भारतीय सर्वेक्षण विभाग

SURVEY OF INDIA

1st Edition 2006.

Price : Rs. 50/-

### CONVENTIONAL SYMBOLS



## REFERENCE

REF ID: A66666

## NOTES :—

Heights are in metres and above Indian mean sea level.  
 Contours are approximate.  
 Tanks shown, if in this area usually contain water from July to October.  
 Tube wells are numerous throughout the sheet, only the important ones have been shown.  
 All cart-cuts, in this sheet, are jeepable in dry season. Permission to use them along canal is required from the Irrigation authorities.  
 The state boundary between Haryana and Punjab States has been surveyed as pointed out by the local officials on the ground but has not been verified by the Government concerned.  
 A relative height,  $h_r$ , represents the approximate height, in metres, between the top and bottom of a steep slope.  
 Distances along canals are 1500 feet apart and every odd-numbered fifth slope is shown.  
 3000-see reclamation scheme of Bhatinda Dam Project surveyed based on Orissa 30' 30"  $h_r$  25' 30"  $h_r$  with their numbers are shown at bottom, bench-marks thus, . . . . D 680, DM 300/4.

COMPILATION INDEX

A. This sheet has been compiled from 125,000 survey carried out during 1964-65. Updated for major details during 2004-05.

Projection = UTM Datum = WGS 84

Magnetic Variation from True North about 1° East in 2000

(increasing by about 2' annually).

500 m to 1 km      **1:50,000**      2 cm to 1 km

CONTOUR INTERVAL 10 METRES

For further details about this map, please contact  
Director

Punjab & Chandigarh Geo-Spatial Data Centre  
Survey of India, Sector 22, A

Chandigarh.

Fax : 0172 - 2006916

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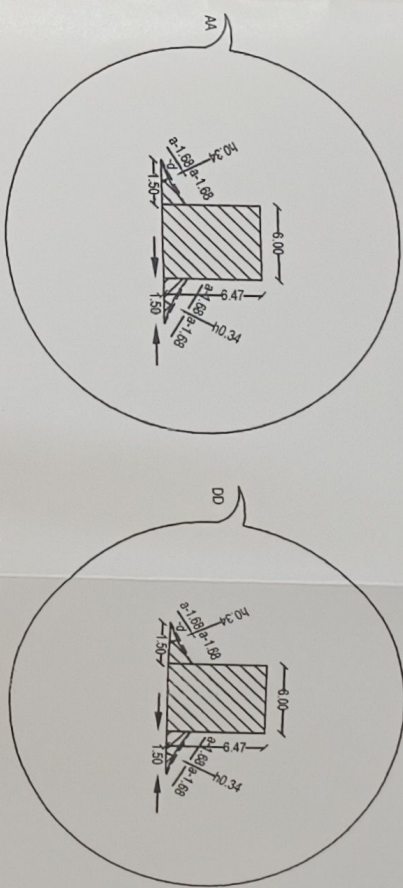
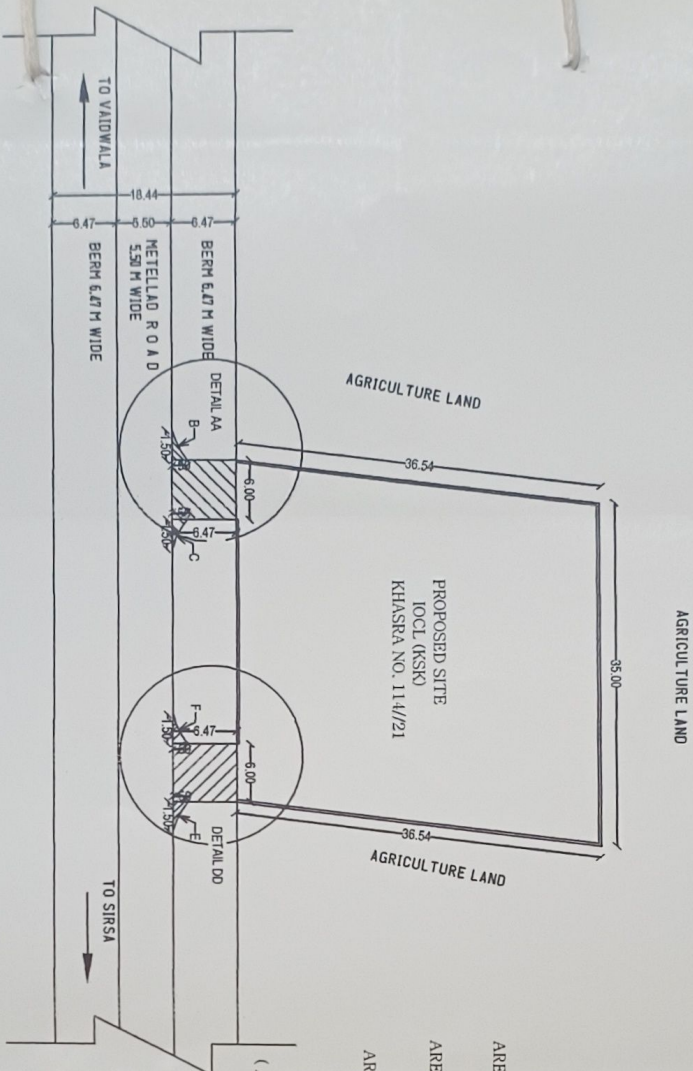
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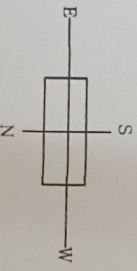
यस्य को यशस्वीरूपेण प्रकाशित इति घोषणा, श्री. एम. एस. सिन्हा (प्रिन्टिंग प्रोड्र), एम.एस.एल.एम.एस., एम.एस.एल.एम.एस., को मिलेन में प्रकाशित,  
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Survey of India, HathiBarkala Estate, Post Box No. 37, Dehra Dun - 248001 (Uttaranchal)  
Department of Science & Technology, Government of India.





AREA 'A'	= 6.00 X 6.47	AREA 'D'	= 6.00 X 6.47
= 38.82 SQ. MT.		= 38.82 SQ. MT.	
AREA 'B'	= (1/2 X 1.50 X 1.50) - (d)	AREA 'E'	= (1/2 X 1.50 X 1.50) - (d)
= (1.125) - (1/3 ab)		= (1.125) - (1/3 ab)	
AREA 'C'	= (1/2 X 1.50 X 1.50) - (d)	AREA 'F'	= (1/2 X 1.50 X 1.50) - (d)
= (1.125) - (1/3 ab)		= (1.125) - (1/3 ab)	
= 1.125 + 1.125(2.25) - (1/3 x 1.68 x 0.34)		= 1.125 + 1.125(2.25) - (1/3 x 1.68 x 0.34)	
= (2.25 - 0.76)		= (2.25 - 0.76)	
= 1.49 SQ. MT.		= 1.49 SQ. MT.	
(A + B + C) = 38.82 + 1.49		(D + E + F) = 38.82 + 1.49	
= 40.31 SQ. MT.		= 40.31 SQ. MT.	
		NON FOREST AREA	= 1278.90 SQ. MT. / 0.127 Hect.

PLAN SHOWING THE ACCESS FOR APPROACH TO 'IOCL RETAIL OUTLET ON SIRSA - VAIDWALA ROAD, ODR, KM. AT (RHS) VILLAGE VAIDWALA, TEHSIL & DIST. SIRSA (HARYANA) KM.



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