

From

The Director  
Town and Country Planning,  
Haryana, Chandigarh.

TO

M/s. Sun Star Overseas Ltd.,  
40 KM Stone, G.T. Road, Bahalgarh Sonapat(Haryana).

Memo no.S-794-DP-2003/  
Dated:-

Order No. 2860 Date 19.9.03  
DISTRICT TOWN PLANNING  
SONIPAT

Sub:-

composition of unauthorised construction and grant of permission for change of land use for construction of Industrial Building - M/s. Sun Star Overseas Ltd Village Bahalgarh, Asawarpur District Sonapat.

Reference your letter dated 12.9.2003 on the subject noted above.

2 Permission for change of land use for the extension of existing Industrial building over an area measuring 51388.25 sq. yards falling in khasra no. 30//23/2/2/1, 23//2/2/2, 33//3/2, 4/1/1 min, 4/2 min 7/2, 8,9,12,13,14,15, 34//1/1 min, 34//9 min, 10 min of the revenue estate of village Bahalgarh and 16//9 min, 10,11/1 min, 11/2 min, 12/2 min, 12/1 of the revenue estate of village Asawarpur District Sonapat in the controlled area Sonapat for setting up a large and medium unit for rice processing is hereby granted after composition of unauthorised construction measuring 186215.50 sq ft and boundary wall measuring 3057.25 rft on receipt of Rs. 2,56,945/- on account of conversion charges Rs. 20,79,140/- on account of composition fee and Rs. 26,55,840/- on account of 10% of the total external development charges.

3- This permission is further subject to the following terms and conditions:-

- i) That the conditions of the agreement executed by you with the Director, Town and Country Planning, Haryana, Chandigarh. and the provisions of the Punjab Scheduled Roads & Controlled Areas Restriction of Unregulated Development Act, 1963 and rules framed there under are duly complied with by you.
- ii) That you shall pay the additional amount of conversion charges and external development charges for any variation in the area at site in lump sum within 30 days as and when detected and demanded by the Director, Town and Country Planning, Haryana, Chandigarh.
- iii) That you shall pay 40% of the balance external development charges at the time of acquisition of land of sector-30 and balance 50% in four annual instalment along with 15% interest at the up dated rates of EDC.
- iv) That you shall pay the internal development charges @ Rs. 9,64,700/- per gross acre calculated upto 31.12.2003 and

19/9/03  
ATP for [unclear]  
[unclear]

area  
[unclear]  
[unclear]

80 P.U.C. [unclear] [unclear] [unclear] [unclear]

thereafter with simple interest @ 10% per annum on actual basis as and when the services are offered by HUDA.

- v) That at least 75% employment shall be given to the domiciles of Haryana, where the posts are not of technical nature and a quarterly statement indicating the category wise total employment and of those who belong to Haryana shall be furnished to the GM, DIC, Sonapat.
- vi) That you shall get the plan approved from the Director/Authorized Officer before commencing any construction on the said land.
- vii) That this permission shall be valid for two years from the date of issue of this letter subject to fulfillment of the terms and conditions of the permission granted and agreement executed.
- viii) That this permission will not provide any immunity from any other Act/Rules/Regulations applicable to the land in question.

Director,  
Town and Country Planning,  
Haryana, Chandigarh.

Endst. No. 13313

Dated:- 17-9-2003

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

- 1-Director, Industries, Haryana, Chandigarh  
2- Senior Town planner, Gurgaon.  
3- District Town Planner, Sonapat.  
4- GM, DIC, Sonapat.

*Ramesh Kumar*

District Town Planner (Hq)K  
For: Director, Town and Country Planning,  
Haryana, Chandigarh.

3/16/9/2003

*For: Director, Town and Country Planning,  
Haryana, Chandigarh.*

19/9/03