

OFFICE ORDER-CUM-PUBLIC NOTICE
Prescribed Advertisement Proforma for seeking
Booking of Residential Apartments by Private Colonisers/ Developers in colonies licenced under
AFFORDABLE HOUSING POLICY 2013

In accordance with the provisions of clause 5(iii)(a) of the Affordable Housing Policy 2013 notified by the Town & Country Planning Department, Government of Haryana vide notification no PF-27/48921 dated 19.08.2013, the advertisement proforma for seeking booking of residential apartments by Private Colonisers/ Developers who have been granted licences for development of affordable housing colonies under the Affordable Housing Policy 2013 has been finalised and is enclosed herewith.

All licencees/ colonisers who are granted a licence for development of affordable housing colonies under the Affordable Housing Policy 2013 are hereby directed to strictly adhere to the said advertisement format while seeking booking of residential apartments in their affordable housing projects to be developed as per the prescribed parameters of under the Affordable Housing Policy 2013.

Chandigarh
Dated 17th July 2014

(Anurag Rastogi)
Director General, Town and Country Planning
Haryana, Chandigarh

Endst. No. 15752

Dated 18th July 2014

A copy of the above is forwarded to the following for information and further necessary action:

1. **PS/DGTCP, Hr** for information.
2. **Chief Town Planner, Haryana.**
3. **STP(Monitoring)**
4. **STP(E&V)**
5. **All DTP(HQ)s**, who shall ensure forwarding a copy of this proforma at the time of approval of building plans of all Affordable Housing Colonies to the respective colonisers/ developers for compliance.
6. **All Senior Town Planners of Circle offices**, who shall ensure that no advertisement appears in newspapers which are not in the abovementioned format, and in case of any violation the same be reported to the Directorate immediately.
7. **All District Town Planners of field offices**, who shall also ensure that no advertisement appears in newspapers which are not in the abovementioned format, and in case of any violation the same be reported to the Directorate immediately.
8. **All ATP(HQ)s and Drawing Branch Staff at HQ** to also ensure forwarding a copy of this proforma at the time of approval of building plans of all Affordable Housing Colonies to the respective colonisers/ developers for compliance.

(P.P.Singh)
District Town Planner(HQ)
Directorate of Town and Country Planning
Haryana, Chandigarh.

Prescribed Advertisement Proforma for allotment of Residential Apartments by
Private Developers in licenced colonies pertaining to
AFFORDABLE HOUSING PROJECTS

Applications are invited from general public for booking of Residential Apartments in the Affordable Housing Project proposed to be developed as per terms and conditions of the policy prescribed by the Town & Country Planning Department, Government of Haryana vide notification no PF-27/48921 dated 19.08.2013 (details available at the Department website, ie. tcpharyana.gov.in).

Project Details

1	Project Approvals	Coloniser/Developer: _____ Lic.No/ Year: _____ Building Plan Approved on _____
2	Location	Sector _____, Gurgaon/ Sohna/ Faridabad/ Rewari/ Karnal/ Panchkula etc.
3	Provisions	Project Area: _____ acres comprising a total _____ no. of apartments. Community Facilities: One Community Hall of _____ sqft and One Anganwadi-cum-creche of _____ sqft.
4	Apartment Details	Category 1: _____ no. of apartments of _____ sqft (approx.) carpet area and balcony(ies) with an aggregated area of _____ sqft (approx.) with a two-wheeler parking. Category 2: _____ no. of apartments of _____ sqft (approx.) carpet area and balcony(ies) with an aggregated area of _____ sqft (approx.) with a two wheeler parking. <i>Note: Please specify details against all categories provided in the colony.</i>
5	Allotment Rate of Apartment (all inclusive)	Category 1: Rs. _____ lakhs/ apartment; Category 2: Rs. _____ lakhs / apartment. <i>The above rate is an all-inclusive cost of apartment as per rates prescribed under the policy notified vide no. PF-27/48921 dated 19.08.2013 (details available at the Department website, ie. tcpharyana.gov.in).</i>
6	Payment Terms	i. With application: Booking amount, i.e., 5% of cost of flat (Rs _____). ii. On allotment: Additional 20% of cost of flat (Rs _____). iii. Balance 75% of the amount in six equal monthly installments over three year period. No interest shall fall due before the due date of payment. Any default in payment shall invite interest at the rate of 15% per annum on delayed period.
7	Broad Specifications of the Apartment	<i>(Whereas, broad specifications are provided here, for details of the specifications, the applicants may refer to the application form)</i>
8	Applications Timelines	i. Applications can be procured from: _____ address by paying an application fee of Rs 1000/- starting from date _____. ii. Last Date of submission of Applications: date _____.

Eligibility:-

1. The applicant should not be debarred from entering into legally binding contract under any prevailing law.
2. Any person can apply but person which includes his/her spouse or his/her dependent children who do not own any flat/plot in any HUDA developed colony/ sector or any licenced colony in any of the Urban Areas in Haryana, UT of Chandigarh and NCT Delhi shall be given first preference in allotment of flats.
3. Any applicant can make only one application. Any successful applicant under this policy shall not be eligible for allotment of any other flat under this policy in any other colony. In case, he/she is successful in more than one colony, he/she will have choice of retain only one flat.

Allotment Criteria:-

1. The allotment of apartments shall be done through draw of lots in the presence of a committee consisting of Deputy Commissioner or his representative (at least of the cadre of Haryana Civil Services), Senior Town Planner (Circle office), DTP of the concerned district and the representative of coloniser concerned.
2. After fixation of date for draw of lots, an advertisement shall be issued by the Developer informing the applicants about the details regarding date/time and venue of the draw of lots in the same newspapers in which the original advertisement was issued.
3. For detailed criteria and time-frame to be adopted for scrutiny and allotment, the applicants may also refer to the details in the Affordable Housing Policy 2013 notified vide no. PF-27/48921 dated 19.08.2013 (available at the Department website, i.e., tcpharyana.gov.in).