



हरियाणा शहरी विकास प्राधिकरण
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To

1. All the Administrators,
HSVP in the State.
2. All the Estate Officers,
HSVP in the State.

Memo No. A-6-UB-2019/42373-74 Dated: 5/3/19


Subject: Policy regarding issuance of completion certificate and waiving of the extension fees thereof.

This is in continuation of this office memo No. A-6-2019/89998 dated 04.05.2018 on the subject cited above.

The matter has been considered and examined. It has been observed that the facility to obtain valid occupation certificate to those allottees who have constructed and occupied the building constructed on residential and commercial plot was extended upto 31.03.2019.

1. The matter has been re-considered and it has been observed that some industries and institutions are running un-authorizedly without obtaining legal occupation certificate, therefore, this facility may also be extended on industrial & institutional plots also to regularise the industries/institutions strictly under the parameter of HSVP building bye-laws.
2. Now, it has been decided that this facility may be further extended for one year i.e. 31.03.2000 on the same terms and conditions to the allottees of residential, commercial, industrial and institutional plot holders. One time processing fee in case of residential plots shall be the same i.e. Rs. 10,000/- and in case of commercial, industrial and institutional plots the processing fee shall be Rs. 25,000/-.
3. The matter was placed before the Pradhikaran in its 117th meeting held on 18.02.2019 vide Agenda item No. A-117th(19) for consideration and decision. The Pradhikaran has accorded its approval. A copy of agenda and extract of proceeding of the Pradhikaran is enclosed herewith for your reference and record.

You are requested to take further action accordingly and action taken report may be sent to this office immediately. This has the approval of CA, HSVP.


Administrator(HQ),
for Chief Administrator, HSVP



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Endst. No. A-6-UB-2019/

Dated:

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

1. The Chief Controller of Finance, HSVP, Panchkula.
2. The Chief Town Planner(M) & (N), HSVP, Panchkula.
3. The Chief Engineer-I & II, HSVP, Panchkula.
4. The Chief Architect, HSVP, Panchkula.
5. The Secretary, HSVP, Panchkula.
6. The General Manager(IT), HSVP, Panchkula. He is requested to host it on HSVP website.
7. The District Attorney, HSVP, Panchkula.
8. All the Supdt./Assistants/Record Keepers of Urban Branch, HSVP, HQ, Panchkula.

Administrator(HQ),
for Chief Administrator, HSVP

Agenda Item No. 117th (19)

Policy regarding issuance of completion certificate and waiving of the extension fees thereof.

1. HSVP in the past had formulated policy guidelines on the subject, in the year 2004, which remained in force till the year 2014. These policy guidelines provided that "an allottee who has constructed and occupied the building constructed on residential/ commercial/ industrial plots, without obtaining a valid occupation certificate, may subsequently make an application before the Zonal Administrator, HSVP for issuance of the same along with cogent evidences to the completion of building by a specific date and, get the violations, if any, compounded. No extension fee was payable beyond the deemed date of completion of building as determined by the Zonal Administrator, HSVP".
2. On the basis of reports received from field offices from time to time, it was found that there still remains a considerable nos. of allottees who have been occupying the building without having a valid occupation certificate. Accordingly, the Pradhikaran in its 111th meeting held on 27.07.2016 had decided that all such allottees of Mandi Townships as well of Urban Estate carved out by HSVP, may again be given another, but one time opportunity to those remaining allottees, to make an application for issuance of Occupation Certificate, for a limited period between **15.08.2016 to 31.12.2016**. This one time relief was for a limited period available between 15.08.2016 to 31.12.2016. Therefore, the matter was again deliberated at length and it was a consensus view that the scheme should be extended till the end of Golden Jubilee Celebrations of State i.e. 31.10.2017. The matter was again placed before the Pradhikaran in its 112th meeting held on 10.01.2017 for

consideration. The Pradhikaran accorded its approval and decision of the Pradhikaran was conveyed to all the Administrators/Estate Officer on dated:19.01.2017.

3. On the demand of allottees of Mandi Township in HSVP Urban Estate, this facility was further extended up to 31.03.2019. The matter was placed before the Pradhikaran in its last meeting held on 22.11.2018 for obtaining ex-post facto approval. The Pradhikaran approved the proposal with the observation that number of allottees who have availed the benefit under this scheme so far may be identified and inform to the Pradhikaran. In compliance thereof all the Administrators, HSVP have been requested to intimate the number of such beneficiaries from 19.09.2000, the date of issuance of first policy to till date. No information has been received except Administrator, Hisar.
4. Now, some of the allottees and Industrial Associations have represented that this facility may further be extended for a period of 6 months/one year more.
5. It is pertinent to mention here that this policy was made applicable for residential and commercial sites. Now the demand has also been come forward from Industrial Associations to allow this facility on the industrial plots also.
6. The matter has been deliberated by the officers and it has been observed that some industries are running unauthorizedly without obtaining legal occupation certificate, therefore, this facility may also be extended on industrial & institutional plots also to regularise the industries/institutions strictly under the parameter of HSVP building bye-laws. It was also observed that one time processing fee in case of residential plot shall remain the same i.e. Rs. 10,000/-

and in case of commercial, industrial & institutional plots the processing fee may be increased as Rs. 25,000/-.

7. Therefore, it is proposed that this facility may further be extended for another 6 months i.e. 30.09.2019 on the same terms and conditions to the allottees (including industrial and institutional plot holders). It is also proposed that one time processing fee in case of residential plot shall remain the same i.e. Rs. 10,000/- and in case of commercial, industrial & institutional plots the processing fee may be fixed as Rs. 25,000/-.
8. The matter is placed before the Pradhikaran for consideration & decision.