



Applications are invited for allotment of sites to Cooperative Societies for the construction of Multi Storey Flats at

# SAS NAGAR & NEW CHANDIGARH

Detail of sites offered for allotment

SECTOR/ LOCATION	SITE NO.	AREA IN ACRES (AS PER LAYOUT PLAN)	ABUTTING ROAD WIDTH	MAXIMUM PERMISSIBLE F.A.R.	PRICE
Sector 66, SAS Nagar	-	4.00	80'-0"	1:2.0	₹1,17,39,76,906/-
	-	4.38	130'-0"	1:2.5	₹1,28,55,04,712/-
ECO City Phase-II (Extension), New Chandigarh	3	2.50	164'-0"	1:3.0	₹54,45,04,553/-

Note: 1. Maximum permissible Ground Coverage for all the sites is 30%.  
2. Category: "General" for all sites.

Application Money : ₹ 2,00,000/- (Non-refundable)

## ELIGIBILITY

- The Society shall be considered eligible for making application for allotment of site, if it is duly registered with the Registrar, Cooperative Society, Punjab, Chandigarh, and has sufficient funds/resources to pay the price of site, to undertake the construction work and complete it in a stipulated period.
- No member of Society shall be eligible for allotment of a dwelling unit under this scheme, if he/she or his/her spouse has already been allotted residential plot/house/flat either on free hold, lease hold or hire purchase-basis by Government agency such as Directorate, Urban Estate Department, PHDB (now PUDA), GMADA, Housefed in Urban Estate at SAS Nagar.

## HOW TO APPLY

Brochure containing detailed terms and conditions and Application Form can be downloaded from our website [www.gmada.gov.in](http://www.gmada.gov.in). Application Form and application money (non-refundable) in the shape of a demand draft in favour of Chief Administrator, GMADA along with necessary documents should be submitted to Additional Chief Administrator (GMADA), Policy Branch, Hall No. 312, 3rd Floor, PUDA Bhawan, Sector 62, SAS Nagar.

## SELECTION CRITERIA

Applications received by 20th of every month shall be scrutinized by the Committee. Allotment to all eligible applicants shall be made in the first week of next month. In case there are more than one eligible applicant, for particular site, the allotment shall be made by way of draw of lots. This process shall be followed till all the sites are disposed off.

## POSSESSION

Physical possession of the site shall be handed over within 90 days from the date of issuance of Letter of Intent provided 15% amount as indicated in the LoI is received. In case, the Society fails to take possession of the site within the stipulated period, it shall be deemed to have been handed over on the due date.



Scheme shall close as and when offered sites are allotted.

SCHEME  
OPENS  
25th  
November,  
2020

## ISSUE OF LETTER OF INTENT, ALLOTMENT LETTER & MODE OF PAYMENT

- After scrutiny of the requisite documents and the decisions regarding allotment of site, a Letter of Intent in prescribed form shall be issued by the Authority requiring the Society to complete the requisite formalities and deposit the amount equal to 15% of the total cost of the site/land within 30 days of the issue of the Letter of intent alongwith 2% of the total amount of the site as "Cancer and Drug Addiction Treatment Infrastructure Fund". In case of failure to deposit/complete the said amount/documents within 30 days, Letter of Intent is liable to be cancelled.
- After determining the eligibility of the Societies on receipt of 15% amount of site and completion of required documents and necessary formalities, allotment letter indicating detailed terms and conditions will be issued.
- Balance 85% of the cost of site will be payable in five equated annual installments along-with interest at 12% per annum. The Society shall have the option of making payment of balance amount in lump-sum within 60 days from the date of issue of allotment letter. A rebate of 5% on the balance amount shall be admissible.

## TERMS & CONDITIONS

- 2% of the total amount of the site as "Cancer and Drug Addiction Treatment infrastructure fund" shall be charged extra.
- Area and number of sites are indicative and can be clubbed, divided, changed. In future, new sites can also be added as per availability and feasibility of areas.
- In case of F.A.R. 1:3, the allotment price of the site shall be equivalent to prevailing reserve price for residential plots in the respective Sector/Area in which the site is located. For the sites where F.A.R. is less than 1:3, the allotment price shall be equivalent to the reserve price for residential plots in the respective Sector/Area after making proportionate adjustment for the F.A.R less than 3 in accordance with formulae.
- The above mentioned rates are valid for 1 year only.
- Price would be charged as per actual measurement at the time of possession.

**GREATER MOHALI AREA DEVELOPMENT AUTHORITY**

PUDA Bhawan, Sector 62, S.A.S. Nagar - 160 062 | Ph.: 0172-2215202, 2215206 | Email: [helpdesk@gmada.gov.in](mailto:helpdesk@gmada.gov.in)