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Project - Quarterly Progress Report

Promoter's Name	:	GKS Properties Private Limited
Project Name	:	DAKSHIN
Project Registration No	:	TN/01/Building/0140/2017
Quarter Ending	:	(September) Year 2019

A. Sales

Sl. No.	Description	Cumulative No. of Units upto the Quarter	Total Area
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	182	1,70,548
2.	Parking Lots	182	182
3.	UDS Registered in Sq.m.	182	11,020

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	A, B, C, D, E	Completed
2.	Status of common Amenities for each Block/Tower, Item wise	A, B, C, D, E	Completed

Sl.No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	100 %
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	100 %

C. Details of Clearances

1. Completion Certificate No.C.C.No.EC/Central-I/220/2019.
2. Compliance Report, if any (Kindly Specify) (in PDF Format) **Attached**
3. Annual Audit Report of Special Account in Form 7 (in PDF Format) **Attached**

D. Latest Photo with Date (Atleast from 2 angles) (in PDF Format) Attached

Note: Mail the above particulars to "reg.tnrera@tn.gov.in"



19.11.2019



19.11.2019





CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu - Natarajan Building,
1, Gandhi Irwin Road, Egmore, Chennai - 600 008.

COMPLETION CERTIFICATE

From

The Member-Secretary
Chennai Metropolitan
Development Authority
"Thalamuthu-Natarajan Building"
No.1, Gandhi-Irwin Road
Egmore, Chennai-600 008

To

1. The Commissioner
Kundrathur Panchayat Union
Kundrathur, Kanchipuram Dist
2. The Chairman, TANGEDCO,
Anna Salai, Chennai-600 002

Letter No.EC/C-1/12079/2019

Dated: 14-08-2019

Sir,

Sub: CMDA - Enforcement Cell (Central-I) - Completed construction of Group Development comprising of 5 Blocks of Stilt + 4 Floors Residential building with 320 dwelling units along with a separate Block for Club House comprising Basement Floor + Ground Floor + 1st Floor Amenity building with swimming pool comprised in S.No.129/1, 2, 3, 132/1, 2, 3, 4, 5, 6, 7, 135/1, 2, 136/1 and S.No.136/2A of Ayyappathangal Village, SSD Oil Mills Road (A.N. Elumalai Salai), Sriperumpudur Taluk, Kancheepuram District, within the limit of Kundrathur Panchayat Union - Completion Certificate - Issued - Reg.

- Ref:
1. CMDA Planning Permission No.B/Spl.Bldg./82 A to L/2017, dated 20.03.2017 in Letter No.BC1/12348/2015, Planning Permit No.11326
 2. Completion Certificate Application received on 19.07.2019
 3. This office letter even no. dated 29.07.2019 addressed to the applicant.
 4. Additional Development Charges and I&A charges remitted in CMDA Receipt No.B-0013379, dated 02.08.2019.

This is to certify that Thiru Mr. Gopalakrishna Shetty and Mr. Suresh Vaidyanathan GPA of M/s. SSD Oil Mills Co. Ltd have constructed of Group Development comprising of 5 Blocks of Stilt + 4 Floors Residential building with 320 dwelling units along with a separate Block for Club House comprising Basement Floor + Ground Floor + 1st Floor Amenity building with swimming pool comprised in S.No.129/1, 2, 3, 132/1, 2, 3, 4, 5, 6, 7, 135/1, 2, 136/1 and S.No.136/2A of Ayyappathangal Village, SSD Oil Mills Road (A.N. Elumalai Salai), Sriperumpudur Taluk, Kancheepuram District, within the limit of Kundrathur Panchayat Union sanctioned in Planning Permission No.B/Spl.Bldg./82 A to L/2017, dated 20.03.2017 in Letter No.BC1/12348/2015, Planning Permit No.11326. The building was inspected and observed that the building has been completed as per approved plan and satisfies the Norms for issue of Completion Certificate approved by the Monitoring Committee.

2. Accordingly Completion Certificate is issued for the above construction in
C.C.No.EC/Central-I /220/2019, dated: 14-08-2019.

/ptc/

- (i) The Original Cash Receipt for the Security Deposit shall be surrendered for refund by the applicant.
- (ii) If any change in the name of Security Deposit payee an Indemnity Bond in the prescribed format along with NOC from the applicant are to be furnished.



भारतसरकार
GOVERNMENT OF INDIA
पर्यावरण, वन एवं जलवायु परिवर्तन मंत्रालय
MINISTRY OF ENVIRONMENT, FORESTS & CLIMATE
CHANGE



Regional Office (South Eastern Zone),
1st & 2nd floor, HEPC Building, No.34, Cathedral Garden Road,
Nungambakkam, Chennai - 600034

F.No. EP/12.1/2019-20/SEIAA/16/TN/1120

12.07.2019

To

The Proprietor,
M/s. GKS properties Pvt. Ltd.
No.3, Club Road, Chetpet,
Chennai - 600 031.

Subject : SEIAA, TN - Environmental Clearance - Proposed construction of residential development by M/s. G.K.S. properties Pvt. Ltd., at survey Nos. 129/1, 2,3,4,5,6,7, 135/1,2,136/1 & 2A Ayyapanthangal Village, sripeumbudur Taluk, Kanchipuram District, Tamilnadu, Issued - reg.

Ref: No: 1) Letter No. SEIAA/TN/F.4338/EC/8(a)/436/2015 dt 18.12.2015.

2) Your letter dated: 11.04.2019.

Sir/Madam,

With reference to the above mentioned subject, please find enclosed herewith a certified copy of the compliance report. This has been approved by the competent authority vide diary no. 940 dated 12.07.2019.

Yours faithfully

(Dr.C.Kaliyaperumal)
Director (S)

Encl: As above.

Dr. C. KALIYAPERUMAL, M.E., PhD
Director (S)
Government of India
Ministry of Environment, Forests & Climate Change
Regional Office (South Eastern Zone)
HEPC Building, No.34, Cathedral Garden Road,
Nungambakkam, Chennai-600 034.

Certified Copy of the Compliance Report

Subject: SEIAA, TN – Environmental Clearance – Proposed construction of residential development by M/s. G.K.S. properties Pvt. Ltd., at survey Nos. 129/1, 2,3,4,5,6,7, 135/1,2,136/1 & 2A Ayyapanthangal Village, sripeumbudur Taluk, Kanchipuram District, Tamilnadu, Issued – reg.

Reference: SEIAA/TN/F.4338/EC/8(a)/436/2015 dt 18.12.2015.

Present status of the project:

This project consist of 5 blocks. Block A,B,C, and D are having stilt + 4 floors and block E is for EWS (S+4 floor) Club house is having B+ G + 1 floor. All the civil construction works are completed and ready for occupying the flats.

Date of Monitoring: 09.07.2019

PART – A – Conditions for Pre Construction Phase:

S.NO	CONDITIONS	COMPLIANCE
1	The project authorities should advertise with basic details atleast in two local newspaper widely circulated, one of which shall be in vernacular language of the locality concerned, within 7 days of the clearance letter is available with the state pollution control board and also at website of SEIAA, TN. The copy of the press release should be forwarded to the regional office of the ministry of environment and forest located at Chennai SEIAA-TN.	Complied. The PA had given advertisements two local newspapers and copies of the same were along with the request.
2	In case of any changes in the scope of the project, a fresh appraisal by the SEAC/SEIAA shall be obtained before implementation.	Complied. There is no change in the scope of the project.
3	A copy of clearance letter shall be sent by the proponent to the local body. The clearance letter shall also be put on the website of the proponent.	Refer below. The PA informed that a copy of the EC was sent to local body and the same was not uploaded on the website.
4	“Consent for Establishment” shall be obtained from the tamil nadu pollution control board and a copy shall be submitted to the SEIAA, Tamilnadu before taking any construction activity at the site.	Complied. The PA has submitted application for CFO to TNPCB vide Application No: 4352439 dated: 12.12.2016.
5	Any appeal against this environmental clearance shall lie with the Hon’ble National green tribunal, if preferred, within a period of 30 days as prescribed under section 16 of the national green tribunal Act,2010.	Refer below. The PA has informed that no appeal has been filed against the environmental clearance.
6	The approval from competent authority shall be obtained for structural safety of the	Complied.



	building during earthquake, adequacy of fire fighting equipments, etc. as per National building code including protection measures from lightning etc before commencement of the work.	The PA informed that an approval from the competent authority has been obtained for structural safety of the buildings during earthquake, adequacy of firefighting equipments, etc., as per National Building Code including protection measures from lighting etc. before commencement of the work.
7	All required sanitary and hygienic measures should be in place before starting construction activities and have to be maintained throughout the Construction phase	Complied. All sanitary and hygienic measures were in place before their construction and the same has been maintained throughout the construction phase as informed.
8	Design of buildings should be in conformity with the seismic zone classifications.	Complied. As stated the design of buildings are in conformity with the Seismic Zone Classifications.
9	The construction of structures should be undertaken as per the plans approved by the concerned local authority/local administration	Complied. The Constructions are done as per the plans approved by the concerned local authorities / local administration.
10	All other statutory clearances such as the approvals for storage of diesel from chief controller of explosives, fire and rescue services department, wildlife [protection] act, 1972, state/central ground water authority, coastal regulatory zone authority, other statutory and other authorities as applicable to the project shall be obtained by project proponent from the concerned authorities.	Complied. The PA informed that all required statutory clearances are obtained.
11	The project proponent shall have to furnish the probable date of commissioning of the project supported with necessary bar charts to SEIAA-TN	Complied. Commissioning of project as per the bar chart is June 2019.
12	No construction activity of any kind shall be taken up in the OSR area.	Complied. No construction activity has been taken up in the OSR area.
13	Consent of the local body concerned should be obtained for using the treated sewage in the OSR area for gardening purpose. The quality of treated sewage shall satisfy the bathing quality prescribed by the CPCB.	Agreed to comply.



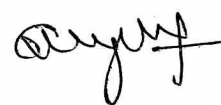
14	The structural design of the proposed building must be vetted by premier academic institutions like Anna university, IIT Madras, etc.. and the fact shall be informed to SEIAA.	Complied. The structural design of the proposed building be vetted by their structural design division as stated.
15	The height and coverage of the constructions shall be in accordance with the existing FSI/FAR norms as per coastal Regulation Zone notification 2011	Complied. The height and coverage of the constructions are in accordance with the existing FSI/FAR norms. Coastal Regulation Zone notification 2011 is not applicable since it is away from the coast.
16	The basement of the building shall be above the maximum flood level documented by the water resource department in the consulation with CMDA	Complied. The PA informed that the basement of the building is above the flood level documented by the water resource department in the consulation with CMDA.

PART – B – Conditions for Construction Phase:

S.NO	CONDITIONS	COMPLIANCE
1.	All Labourers to be engaged for construction should be screened for health and adequately treated before and during their employment on the work at the site.	Complied. The Labourers health was checked /screened and adequately treated before and during their employment on the work at site.
2.	The entire water requirement during construction phase shall be met from out sourcing from the source with approval of the PWD Department of water resources.	Complied. The PA informed that the entire water requirement during construction phase was met from private water tankers.
3.	Provision shall be made for housing labour within the site with all necessary infrastructures and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water , medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.	Complied. Labourers were provided with necessary infrastructures and facilities such as fuel for cooking, mobile toilets, septic tanks & soak pits, safe drinking water and medical health care etc., The housing provided were temporary in nature and agreed to remove after completion of the construction works.
4.	A First Aid Room shall be provided in the project site during the entire construction phase of the project.	Complied. A dedicated room with all first aid facilities has been provided during the entire construction phase.
5.	Adequate drinking water and sanitary	Complied.



	facilities should be provided for construction workers at the site. The safe disposal of waste water and solid wastes generated during the construction phase should be ensured.	An adequate drinking water and sanitary facilities are provided to the construction workers at site. Waste water and solid waste during construction phase were disposed safely.
6.	The solid waste in the form of excavated earth excluding the top soil generated from the project activity shall be scientifically utilized for the construction of approach roads and peripheral roads as reported.	Complied. The excavated earth in the site has been utilized for laying the approach roads and peripheral roads as reported.
7.	All the top soil excavated during construction activities should be stored for use in horticulture/ landscape development within the project site.	Complied. Top soils excavated during construction was stored within the site and utilized for landscape and greenbelt development.
8.	Disposal of other construction debris during construction phase should not create any adverse effect on the neighbouring communities and be disposed off only in approved sites, with the approval of competent authority with necessary precautions for general safety and health aspects of the people.	Complied. Except the excavated muck which is in the project site for laying internal roads there is no other construction waste.
9.	Construction spoils, including bituminous materials and other hazardous materials, must not be allowed to contaminate watercourses. The dump sites for such materials must be secured so that they should not leach into the adjacent land/lake/stream etc .	Complied. Except the excavated muck which is used in the project site for laying internal roads there is no other construction waste. Waste oil is stored properly and disposed to authorized recyclers.
10.	Low sulphur Diesel shall be used for operating diesel generator sets to be used during the construction phase. The air and noise emission shall conform to the standards prescribed in the rules under the Environment (Protection) Act, 1986 and the rules framed thereon.	Complied. Low sulphur diesel (whatever is available in the local petrol bunks) was used for the DG sets during construction phase.
11.	The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from Chief Controller of Explosives shall be taken.	Complied. Diesel was not stored at site and whenever it was required the same was purchased from local petrol bunks.
12.	Vehicles hired for bringing construction material to the site should be in good condition and should conform to air and noise emission standards prescribed by TNPCB/CPCB. The vehicles should be operated only during non-peak hours.	Complied. The PA informed that Vehicles used for bringing construction materials during construction were in good condition and complied the standards prescribed by TNPCB/CPCB. Also they have operated the vehicles strictly during non-peak hours as informed.
13.	Ambient air and noise levels should conform to residential standards prescribed by TNPCB, both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely	Complied. Air and Noise levels is monitored through authorised laboratory. Water sparying for dust control and acoustic enclosures for DG sets are



	monitored during construction phase. The pollution abatement measures shall be strictly implemented.	provided.
14.	Fly-Ash bricks should be used as the building material in the construction as per the provision of Fly ash Notification of September, 1999 and amended as on 27 th August, 2003.	Complied. Fly ash bricks were used to the possible extent as per the provision of Fly ash Notification of September, 1999 and amended as on 27 th August, 2003.
15.	Ready-mix concrete of high quality should be used in building construction and necessary cube-tests should be conducted to ascertain their quality.	Complied. Ready-mix concrete of high quality was used in building construction and necessary cube-tests were conducted to ascertain their quality.
16.	Storm water management around the site and on site shall be established by the following the guidelines laid down by the storm water manual.	Complied. Storm water collection arrangement is made.
17.	Water demand during the construction should be reduced by use of pre-mixed concrete, curing agents and other best practices prevalent.	Complied. Water demand during construction was reduced by use of pre mixed concrete, curing agents and other best practices prevalent throughout the construction phase.
18.	Fixtures for showers, toilet flushing and drinking water should be of low flow type by adopting the use of aerators/pressure reducing devices/sensor based control.	Complied. Fixtures for showers, toilet flushing and drinking water are of low flow type by adopting the use of pressure reducing devices.
19.	Use of glass shall be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, high quality double glass with special reflecting coating in windows shall be used.	Refer below. It is a residential building. They have used high quality double glass with special reflecting coating in windows. Utilization of the glass is reduced minimum of 10%.
20.	Roof should meet the prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.	Complied. Roof has been constructed to meet the prescriptive requirement of energy conservation building code and appropriate thermal insulation materials are used.
21.	Opaque wall should meet prescriptive requirement as per Energy Conservation Building code which is mandatory for all air conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.	Complied. Opaque wall has been provided to meet the requirement as per ECBC as informed.
22.	Adequate fire protection equipments and rescue arrangements should be made as per the prescribed standards.	Complied. All required fire protection equipments and rescue arrangements are made as per the prescribed standards as informed.
23.	Proper approach road for fire-fighting vehicle and for rescue operations in the event of emergency shall be made.	Complied. Proper approach road has been made for fire-fighting vehicles and for rescue operations in the event of emergency.



24.	All ECBC norms have to adopted.	Complied. All ECBC norms are followed and adopted in their premises.
25.	Personnel working in dusty areas should wear protective respiratory devices and they should also be provided with adequate training and information on safety and health aspects. Occupational health surveillance program of the workers should be undertaken periodically to observe any contractions due to exposure to dust and take corrective measures, if needed.	Complied. All Personnel working in the site were given with personal protective equipment and also were given on safety and health aspects. Occupational health surveillance program has also been conducted.
26.	Periodical medical examination of the workers engaged in the project shall be carried out and records maintained. For the purpose, schedule of health examination of the workers should be drawn and followed accordingly. The workers shall be provided with personnel protective measures such as masks, gloves, boots etc.	Complied. Periodical medical examinations of the workers were carried out and records were maintained. The workers were also provided with personnel protective measures such as masks, gloves, boots etc.
27.	A separate environmental management cell with suitable qualified personnel should be set up under the control of a senior executive and the shortfall shall be strictly reviewed and addressed.	Refer below. There is no separate EMC and the environmental parameters and monitor through external lab.

PART – C – Conditions for Operation phase/Post Construction Phase/ Entire Life of Project:

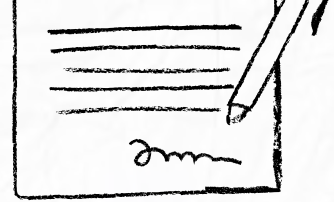
The project authority has agreed to implement all the stipulations during the operation period.

This has the approval of the competent authority vide diary no 940 dated 12.07.2019.



Dr.C.Kaliyaperumal
Director(S)

Dr. C. KALIYAPERUMAL, M.E., PhD
Director (S)
Government of India
Ministry of Environment, Forests & Climate Change
Regional Office (South Eastern Zone)
HEPC Building, No.34. Cathedral Garden Road,
Nungambakkam, Chennai-600 034.



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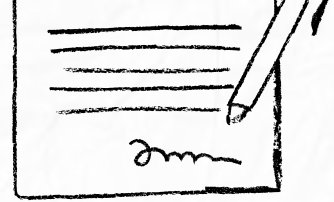
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