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3/350/2 Mettukuppam,
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Project - Quarterly Progress Report

Promoter's Name	:	Casagrand Builder Private Limited
Project Name	:	Casagrand Irene
Project Registration No	:	TN/01/Building/0017/2017
Quarter Ending	:	September 23, 2019

A. Sales

S.No	Description	Nos.		Total Area (Sq.m)
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	2BHK (L)	48	5022.30
		2BHK (S)	32	2830.48
		3BHK (L)	48	7657.62
		3BHK (S)	72	10716.08
		4BHK	16	3360.97
		Studio 2BHK	60	3218.96
		Villa	13	3600.00
2.	Parking Lots	365		4562.50
3.	UDS Registered in Sq.m.	8		434.39

B. Construction

S.No	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	Block A	Handed Over
		Block B	
		Block C	
		Block D	
		Block E	
		Block F	
		Block G	

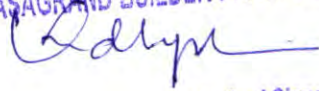
		Block H Block I Block J Block K Block L Block M Block N Block O Villa 1 to 13	
2.	Status of common Amenities for each Block/Tower, Item wise	Amenities	Handed Over

C. Details of Clearances

1. Completion Certificate No. **Enclosed / Received**
2. Annual Audit Report of Special Account in Form 7 **Already Submitted**

D. Latest Photo with Date (At-least from 2 angles) – Enclosed in CD

For CASAGRANDBUILDER PRIVATE LIMITED



Authorized Signatory(ies)



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu Natarajan Building,
No.1, Gandhi Irwin Road, Egmore, Chennai - 600 008.

COMPLETION CERTIFICATE

From

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

To

- 1) The Chairman, TANGEDCO,
Anna Salai, Chennai-600 002.
- 2) The Managing Director,
CMWSSB, No.1, Pumping Station Road
Chintadripet, Chennai-600 002

Letter No.EC/C-II/17038/2018

Dated: 25-10-2018

Sir,

Sub: CMDA – Enforcement Cell (Central-II) – Completed construction of Basement floor (Part) + Ground Floor (part) + Stilt floor (Part) + 4 floors residential building with 295 dwelling units (including 60 LIG dwelling units) with swimming pool at M.G. Road, Manapakkam, Chennai in S.No.235/2B3, 3A2, 5B, 6B and 8D (as per patta), S.No.235/2B1 (part), 5B, 6, 8 and 3A (as per Document) of Manapakkam village, within the limit of Greater Chennai Corporation – Completion Certificate – Issued – Reg.

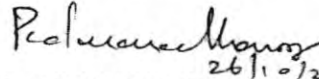
- Ref: 1. Planning Permission issued in No. B/Spl.Bldg./176 A to H/2016, in Letter No.BC1/4485/2016 dated 19.8.2016, Planning Permit No.11014
2. Completion Certificate Application letter dated 19.9.2018
3. This office letter even no. dated 16.10.2018.
4. Additional Development Charges and I&A charges remitted in CMDA Receipt No.B-008312 dated 23.10.2018

This is to certify that M/s. Casagrand Builder Pvt. Ltd. have constructed Basement floor (Part) + Ground Floor (part) + Stilt floor (Part) + 4 floors residential building with 295 dwelling units (including 60 LIG dwelling units) with swimming pool at M.G. Road, Manapakkam, Chennai in S.No.235/2B3, 3A2, 5B, 6B and 8D (as per patta), S.No.235/2B1 (part), 5B, 6, 8 and 3A (as per Document) of Manapakkam village, within the limit of Greater Chennai Corporation sanctioned in Planning Permission No. B/Spl.Bldg./176 A to H/2016, in Letter No.BC1/4485/2016 dated 19.8.2016, Planning Permit No.11014. 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-II/ 345 /2018 dated: 25-10-2018.

3. The Completion Certificate is issued in accordance with the provisions of the Town & Country Planning Act, 1971 and the Rules made there under. This Provision does not cover the Structural Stability aspect of the building. As far as the Structural Stability aspect of the building is concerned, it falls within the jurisdiction of the Local Body concerned as stated in the connected Building Rules under the respective Local Body Act, 1920, such as Madras City Municipal Corporation Act, 1919, Tamil Nadu District Municipality Act, Tamil Nadu Panchayat Act. The Completion Certificate issued under Development Regulations 4(5) does not cover the Structural Stability aspect. It is the sole responsibility of the Applicant/Developer/ Power Agent and the Structural Engineers/Licensed Surveyor/Architects, who has signed in the Plan to ensure the safety after construction and also for its continued Structural Stability of the buildings.

Yours faithfully,


26/10/2018
for PRINCIPAL SECRETARY/
MEMBER-SECRETARY

Copy to:

1. M/s. Casagrand Builder Pvt. Ltd.
NPL Devi, 5th floor
New No.111, Old No.59
LB Road
Thiruvannmiyur
Chennai 600 041
- 2 The Principal Secretary to Govt.,
Housing & Urban Dev. Dept.
& Chairman, TNRERA
CMDA – Tower-II(1st Floor),
No.1-A Gandhi-Irwin Bridge Road,
Egmore, Chennai-8.
3. The Deputy Financial Analyst
Finance Division, CMDA (For Refund of Security Deposit for Building & Display Board)
4. The System Analyst, Computer Cell, CMDA. (to update Webpage)

Note:

- (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.



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Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer



Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator



Property Documentation & Workflow Tools

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Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management



We're honored to be part of your
real estate journey

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OMR Thoraipakkam,
Chennai, India

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