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Project - Quarterly Progress Report

Promoter's Name	:	Sumanth & Co
Project Name	:	Sresha
Project Registration No	:	TN/29/BUILDING/0242/2017
Quarter Ending	:	31 st Jan 2021



A. Sales

Sl. No.	Description	No.	Total Area (Sqft)
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	1A 1B 3A	1701 (1089.55+611.45) 1716 (1080.30+635.70) 1701 (1089.55+611.45)
2.	Parking Lots	1A 1B 3A	1 No 1 No 1 No
3.	UDS Registered in Sq.m.	1B 3A	Registered (179.67Sqmt)

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise		Completion Certificate Received
2.	Status of common Amenities for each Block/Tower, Item wise		

Sl.No	Description	Percentage
1.	Percentage of Completion	
	iii) Physical	Completed
	iv) Financial (Enter Anticipated Project Cost in Lakhs)	5.44 Cr

C. Details of Clearances

1. Completion Certificate No. **EC/C-I/20860/2019 dt 06.02.2020**
2. Compliance Report, if any (Kindly Specify) **Not Applicable** (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 – **Not Applicable**

D. Latest Photo with Date (Atleast from 2 angles) – attached

Note: Report the above particulars under "Registered Projects" in www.tnrera.in



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu Natarajan Building,
No.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 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-I/20860/2019

Dated: 06-02-2020

Sir,

Sub: CMDA – Enforcement Cell (Central-I) – Completed proposed construction of Basement Floor (Part) + Stilt + 3 floors + 4th Floor (Part) Residential building with 7 Dwelling Units at New Door No.72, Old Door No.32, Josier Street, Nungambakkam, Chennai 600 034, comprised in old Survey No.178/1 (Part), 185/2 (Part), 186/2 (Part) (as per Doc.) and R.S. No.175/5, 177/2, 178/3, 185/3, 186/5 (as per Patta), Block No.23 of Nungambakkam Village, Chennai, within the limit of Greater Chennai Corporation - Completion Certificate – Issued – Reg.

- Ref:**
1. CMDA issued Planning Permission No.B/Spl.Bldg./305/2017, in Letter No.BC1/17658/2016, dated 06.11.2017, Planning Permit No.11650
 2. Completion Certificate Application dated 17.12.2019
 3. This office letter even no. dated 22.01.2020 addressed to the applicant.
 4. Additional Development Charges and I&A charges remitted in CMDA Receipt No.B-0015659, dated 28.01.2020.

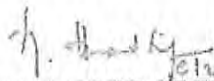
This is to certify that M/s. Sumanth & Co have proposed construction of Basement Floor (Part) + Stilt + 3 floors + 4th Floor (Part) Residential building with 7 Dwelling Units at New Door No.72, Old Door No.32, Josier Street, Nungambakkam, Chennai 600 034, comprised in Survey No.178/1 (Part), 185/2 (Part), 186/2 (Part) (as per Doc.) and R.S. No.175/5, 177/2, 178/3, 185/3, 186/5 (as per Patta), Block No.23 of Nungambakkam Village, Chennai, within the limit of Greater Chennai Corporation sanctioned in Planning Permission No.B/Spl.Bldg./305/2017, in Letter No.BC1/17658/2016, dated 06.11.2017, Planning Permit No.11650. 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.

/ptot

2. Accordingly Completion Certificate is issued for the above construction in C.C.No.EC/Central-1/026/2020, dated:06-02-2020.

3. This 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. However, 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,


for MEMBER-SECRETARY

Copy to:

- ✓ M/s. Sumanth & Co
No. 8 (57), Luz Avenue, 1st Street
Mylapore, Chennai - 600 004.
- 2 The Chairperson, TNRERA
CMDA - Tower-II (1st Floor),
No.1-A Gandhi-Irwin Bridge Road,
Egmore, Chennai-8.
- 3. The Deputy Financial Analyst
Finance Division, CMDA, Chennai (For Refund of SD for building & DB)
- 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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Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter



Ownership, Compliance & Legal Verification

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

Forms & Templates, Document Generator, Document Translation, Dictionary



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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Chennai, India

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