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Project - Quarterly Progress Report

Promoter's Name	:	**M/s.NA DIVINE HABITAT PVT LTD.**
Project Name	:	**LE CHALET SMART CHOICE HOMES – Block 4**
Project Registration No	:	**TN/01/BUILDING/0137/2018**
Quarter Ending	:	**July 2020 - September 2020**

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)	-	1100.8 Sq.M
2.	Parking Lots	0 – Covered Car Parking	0 – Covered Car Parking
3.	UDS Registered in Sq.m.	-	669.140 Sq.M

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	BLOCK 4	Completed
2.	Status of common Amenities for each Block/Tower, Item wise	NA	NA

Sl.No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	100% Completed

N.A DIVINE HABITAT PVT LTD Chennai 600 004



AKV.SRIDHAR
REGISTERED ARCHITECT
COA: CA/2007/40680

FORM 1

(See Regulation 7)

ARCHITECT 'S CERTIFICATE (On Letter Head)

(To be submitted at the time of Registration of Project and for withdrawal of Money from Designated Account)

Date: 28|10|2020

To

M/s. NA Divine Habitat P Ltd.,
No -10&11, Dr.Radhakrishnan salai,
Chennai city Centre,IV th Floor,
Mylapore,Chennai – 600 004.

Subject. Certificate of percentage of Completion of Construction Work of One No, of Building(s) One Block(s) of the One Phase of the Project (TNRERA Registration Number, TN/01/Building/0137/2018,dated 24.04.2018) Plot nos.164,165 & 166 in Old S.no.204/1B, 204/1C & 204/11C, New S.no.204/1A5A demarcated by its boundaries (latitude and longitude of the end points) 40' Road to the North, Vacant Land for children to the South, Plot No. 167A to the East, and Plot No.163B to the West of Mevalurkuppam Village,Sriperumbudur Taluk,Kancheepuram measuring 1235.6 sq.mts area being developed by M/s. NA Divine Habitat Pvt Ltd.,

Sir,

I/We Shankar associates – AKV Sridhar Chief Architect has undertaken assignment as Architect of certifying percentage of Completion of Construction Work of the Building(s)/ One Block(s) of the One Phase of the Project, situated on the Plot nos.164,165 & 166 in Old S.no.204/1B, 204/1C & 204/11C, New S.no.204/1A5A of Mevalurkuppam Village, Sriperumbudur Taluk, Kancheepuram – (measuring 1235.6 sq.mts. area) being developed by M/s. NA Divine Habitat P Ltd., as per the approved plan.

1 Following technical professionals are appointed by Owner/Promoter: (as applicable)

(i)	Thiru Balasubramanian	as Engineer
(ii)	Thiru Venkatasubbarao M	as Structural Consultant
(iii)	Thiru AKV Sridhar	as MEP Consultant
(Iv)	Thiru Ganapathy	as Site Supervisor/Clerk of Works

Based on site inspection by undersigned on 06|10|2020 date and with respect to each of the Building/Block or of the plots as the case may be of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the percentage of work done for each of the building/Block of the Real Estate Project as registered vide number TN/01/BUILDING/0137/2018 Dt 24.04.2018 under TNRERA is as per table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table A and B.

AKV.SRIDHAR
REGISTERED ARCHITECT
COA: CA/2007/40680

Table - A

Building/Block Number Four

Sl.No.	Tasks/Activity	Percentage of work done
1.	Excavation	100%
2.	Number of Basement(s) and plinth	100%
3.	Number of Podiums	-NIL-
4.	Stilt Floor	100%
5.	G+4 floor (5 slab) number of Slabs of Super Structure	100%
6.	Internal walls, Internal Plaster, Floorings within Flats/ Premises, Doors and Window to each of the Flat/ Premises.	100%
7.	Sanitary Fittings within the Flat/Premises	100%
8.	Staircase, Lifts Wells and Lobbies at each Floor Level connecting Staircase and Lifts, Overhead and Understanding Water Tanks.	
9.	The external plumbing and external plaster, elevation, Completion of terraces with waterproofing of the Building/Block /Tower.	100%
10.	Installation of lifts, water pumps, Electrical Fittings To Common Areas, Finishing to entrance lobbies, Paving of areas appurtenant to Building/Block/ Tower, and all other requirements as may be Required to obtain Completion Certificate.	100%

AKV.SRIDHAR
REGISTERED ARCHITECT
COA: CA/2007/40680

TABLE- B

Internal & External Development Works in respect of the entire Registered Phase

Sl.no	Common areas and facilities Amenities	Proposed (Yes/No)	% of Workdone	Remarks
1	Internal Roads & Footpaths	No		
2	Water Supply	Yes	100%	
3	Sewerage(STP)	Yes	100%	
4	Storm Water Drains	Yes	100%	
5	Landscape & Tree Planting	No		
6	Street Lighting	No		
7	Community Buildings	No		
8	Treatment and disposal of sewage and sullage water	Yes	100%	
9	Solid waste management & Disposal	Yes	100%	
10	Rain Water Harvesting	Yes	100%	
11	Energy Management	No		
12	Fire Protection and Fire safety Requirements	No		
13	Electrical Meter Room	Yes	100%	

Yours Faithfully,

A.K.V. SRIDHAR, B. Arch
Registered Architect
C.A. No. : CA/2007/40680
98, Greenways Road, R.A. Puram,
Chennai - 600 028. Ph : 2493 7414

Signature & Name (IN BLOCK LETTERS) with Stamp of Architect

Council of Architects (CoA) Registration No. CA/_____/____

Council of Architects (CoA) Registration valid till (Date) 31/12/2028

NA Divine Habitat (P) Ltd.,

No. 54, Ragavendra Nagar, Mevalurkuppam Village,
Sriperumbudur Taluk, Kanchipuram Dist. - 602 105.

FORM – 2

(See Regulation 7)

ENGINEER' S CERTIFICATE (On Letter Head)

(To be submitted at the time of Registration of Project and for withdrawal of Money from Designated Account – Project wise)

Date: 22|10|2020

To

M/S. NA Divine Habitat Pvt Ltd.,
No.10 & 11, Dr. Radhakrishnan Salai,
Chennai City Centre, IV th floor,
Mylapore, Chennai – 600 004

Subject: Certificate of Cost Incurred for Development of LE CHALET – Block 4 for Construction of RESIDENTIAL building(s)_Wing(s) of the One phase or for the plotted project, as the case may be, (TNRERA Registration Number, TN/01/Building/0137/2018,dated 24.04.2018) Plot nos.164,165 & 166 in Old S.no.204/1B, 204/1C & 204/11C, New S.no.204/1A5A demarcated by its boundaries (latitude and longitude of the end points) 40' Road to the North, Vacant Land for children to the South, Plot No. 167A to the East, and Plot No.163B to the West of Mevalurkuppam Village,Sriperumbudur Taluk,Kancheepuram measuring 1235.6 sq.mts. area being developed by M/s. NA Divine Habitat Pvt Ltd.,

Ref: TNRERA Registration Number TN/01/Building/0137/2018 Dt – 24/04/2018

Sir,

I/we Mr.Balasubramanian have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under TNRERA, being Residential Building(s) 1 Block(s) of the 1 Phase or for the plots of the plotted project as the case may be, situated on the Plot nos.164,165 & 166 in Old S.no.204/1B, 204/1C & 204/11C, New S.no.204/1A5A of Mevalurkuppam Village, Sriperumbudur Taluk, Kancheepuram District measuring 1235.6 sq.mts. area being developed by M/s. NA Divine Habitat Pvt Ltd.,

1. Following technical professionals are appointed by Owner/Promoter: (as applicable)

(i)	M/s Shankar Associates	as Architect
(ii)	M/s Srinivasa Enterprises	as Structural Consultant
(iii)	M/s Shankar Assosiates	as MEP consultant
(iv)	Mr. Balasubramanian	as Quantity Surveyor*

Le Chalet
Timeless Investment. Villa Lifestyle

2. We have estimated the cost of the completion to obtain Occupation Certificate/Completion Certificate, of the Civil, MEP and Allied works, of the Building(s) of the project. Our estimated cost calculations are based on the Drawing/Plans made available to us for the project under reference by the Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Mr.Balasubramanian(NA Divine Habitat)quantity Surveyor* appointed by Developer/Engineer and the site inspection carried out by us.

3. We estimate total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs.2,72,51,584 /-** (Total of Table A and B). The estimated total Cost of Project is with reference to the Civil, MEP and allied works required to be completed for the purpose of obtaining completion certificate for the building(s) from the Competent Authority under whose jurisdiction the aforesaid project is being implemented.

4. Based on site inspection by undersigned on 06|10|2020 date, the Estimated Cost Incurred till date is calculated at **Rs.2,72,51,584/-** (Total of Table A and B). The amount of estimated cost Incurred is calculated on the base of amount of total Estimated Cost.

5. The Balance Cost of Completion of the Civil, MEP and Allied works of the Building(s) of the subject project to obtain Completion Certificate from (competent Authority) is estimated at Rs. Nil.

6. I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date of this Certificate is as given in Table A and B below;

NA Divine Habitat (P) Ltd.,

No. 54, Ragavendra Nagar, Mevalurkuppam Village,
Sriperumbudur Taluk, Kanchipuram Dist. - 602 105.

TABLE – A

Building/Block bearing Number 4

Sl. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the building/block	Rs.2,63,13,600/-
2	Cost incurred as on 13.11.2019	Rs.2,63,13,600/-
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance Cost to be incurred (Based on Estimated Cost)	
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table–C)	

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NA Divine Habitat (P) Ltd.,

No. 54, Ragavendra Nagar, Mevalurkuppam Village,
Sriperumbudur Taluk, Kanchipuram Dist. - 602 105.

TABLE – B

Internal & External Development Works in Respect of the entire Registered Phase

Sl. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on 13.11.2019 date of Registration is	Rs.9,37,984/-
2	Cost incurred as on	Rs.9,37,984/-
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance Cost to be incurred (Based on Estimated Cost)	
5	Cost incurred on Additional/Extra Items as on not included in the Estimated Cost (Table –C)	

Yours Faithfully,

CR. BALASUBRAMANIAN

NA DIVINE HABITAT PVT LTD Chennai

Signature & Name (IN BLOCK LETTERS) with Stamp of Engineer Local Body license no. if any _____

Local Body License no. valid till (Date) _____

***Note**

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to obtain Completion Certificate.

2.(*) Quantity Survey can be done by office of Engineer or can be done by an independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. In case of independent quantity surveyor being appointed by Promoter, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of Engineer, the name of the person in the office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*).

3. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.

4. As this is an estimated cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred/to be incurred.

5. All components of work with specifications are indicative and not exhaustive.

AKV.SRIDHAR
REGISTERED ARCHITECT
COA: CA/2007/40680

FORM-4

ARCHITECT'S CERTIFICATE

(To be issued on completion of each of the Building/Block/Tower)

To

Date: 28/10/2020

M/s. NA Divine Habitat P Ltd.,
No -10&11, Dr.Radhakrishnan salai,
Chennai city Centre,IV th Floor,
Mylapore,Chennai – 600 004

Subject: Certificate of percentage of Completion of Construction Work of One No, of Building(s) (One Block(s)) of the One Phase of the Project (TNRERA Registration Number, TN/01/Building/0137/2018 Dated 24.04.2018) situated on the Plot nos.164,165 & 166 in Old S.no.204/1B, 204/1C & 204/11C, New S.no.204/1A5A demarcated by its boundaries (latitude and longitude of the end points) 40' Road to the North, Vacant Land for children to the South, Plot No. 167A to the East, and Plot No.163B to the West of Mevalurkuppam Village,Sriperumbudur Taluk,Kancheepuram measuring 1235.6 sq.mts. area being developed by M/s. NA Divine Habitat Pvt Ltd.,

Sir,

I/We Shankar Associates – AKV Sridhar Chief Architect have undertaken assignment as Architect of certifying percentage of Completion of Construction Work of the Building(s)/ One Block(s) of the One Phase of the Project, situated on the situated on the Plot nos.164,165 & 166 in Old S.no.204/1B, 204/1C & 204/11C, New S.no.204/1A5A of Mevalurkuppam Village, Sriperumbudur Taluk, Kancheepuram measuring 1235.6 sq.mts. area being developed by M/s. NA Divine Habitat Pvt Ltd. as per the approved plan.

2. Following technical professionals are appointed by Owner/Promoter: (as applicable)

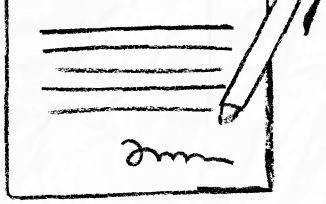
(i)	Thiru Balasubramaninan	as Engineer
(ii)	Thiru Venkatasubbarao M	as Structural Consultant
(iii)	Thiru AKV Sridhar	as MEP Consultant
(Iv)	Thiru Ganapathy	as Site Supervisor/Clerk of Works

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my/our knowledge, I/We hereby certify that One(Ground + 4 floors)Building/ Block of the Building has been completed in all aspects.

Yours Faithfully,

A.K.V. Sridhar
Registered Architect
C.A. No. : CA/2007/40680
93, Greenways Road, R.A. Puram,
Chennai - 600 028. Ph : 2493 7414

Signature & Name (IN BLOCK LETTERS) of L.S/Architect with (License No.....)



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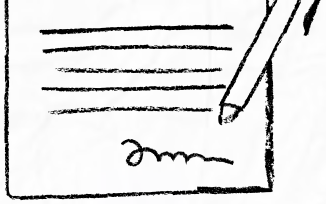
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Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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