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Project - Quarterly Progress Report

Promoter's Name	:	M/s. Dawning Developers LLP
Project Name	:	CASAGRAND CRESCENDO
Project Registration No	:	TN/02/Building/0190/2018, Dated:06/06/2018
Quarter Ending	:	June 2023

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)	512	64,715.81
2.	Parking Lots	510	
3.	UDS Registered in Sq.m.	461	12,908.21

B. Construction⁴

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

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 – Attached
2. Compliance Report, if any (Kindly Specify) – **N.A**

D. Latest Photo with Date (Atleast from 2 angles) - Enclosed

BLOCK	TOWER	STAGE OF CONSTRUCTION
A	Tower 01	Handing Over in Progress
B	Tower 02	Handing Over in Progress
C	Tower 02	Handing Over in Progress
D	Tower 03	Handing Over in Progress
E	Tower 03	Handing Over in Progress
F	Tower 04	Handing Over in Progress



EAST SIDE VIEW

(3)

Block A - Customer Handover in Progress



Block-A

4



Block B & C – Customer Handover in Progress



Block-B & C – South side View

(6)



Block-B & C – East & West side View

(7)

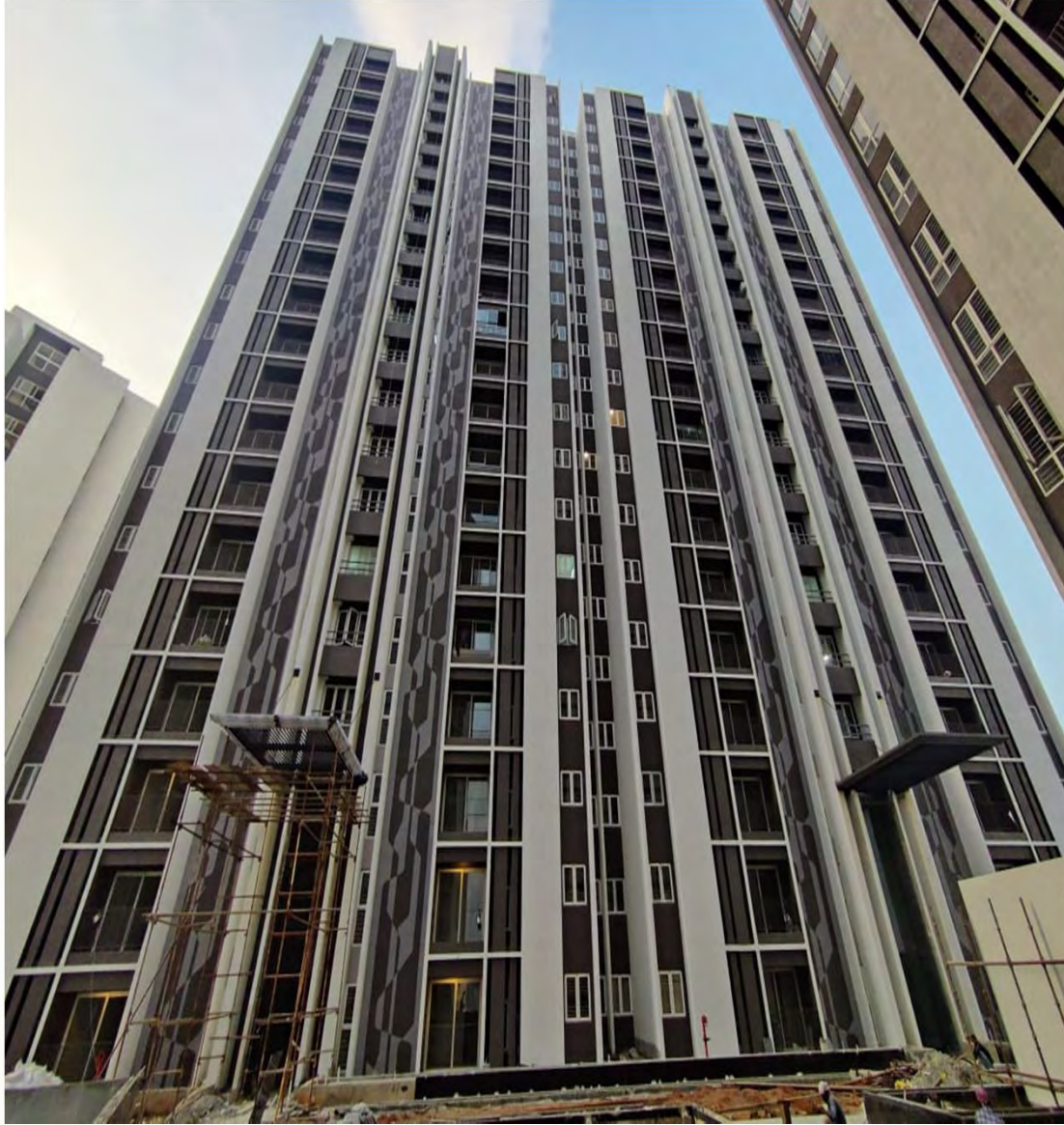


Block D & E – Customer Handover in Progress



Block-D & E – West side View

(9)



Block-D & E – Podium side View

(10)



Block-D & E – South & North side

(11)

Block F – Customer Handover in progress



Block-F – North side View

(12)



Podium – Waterproofing works in progress



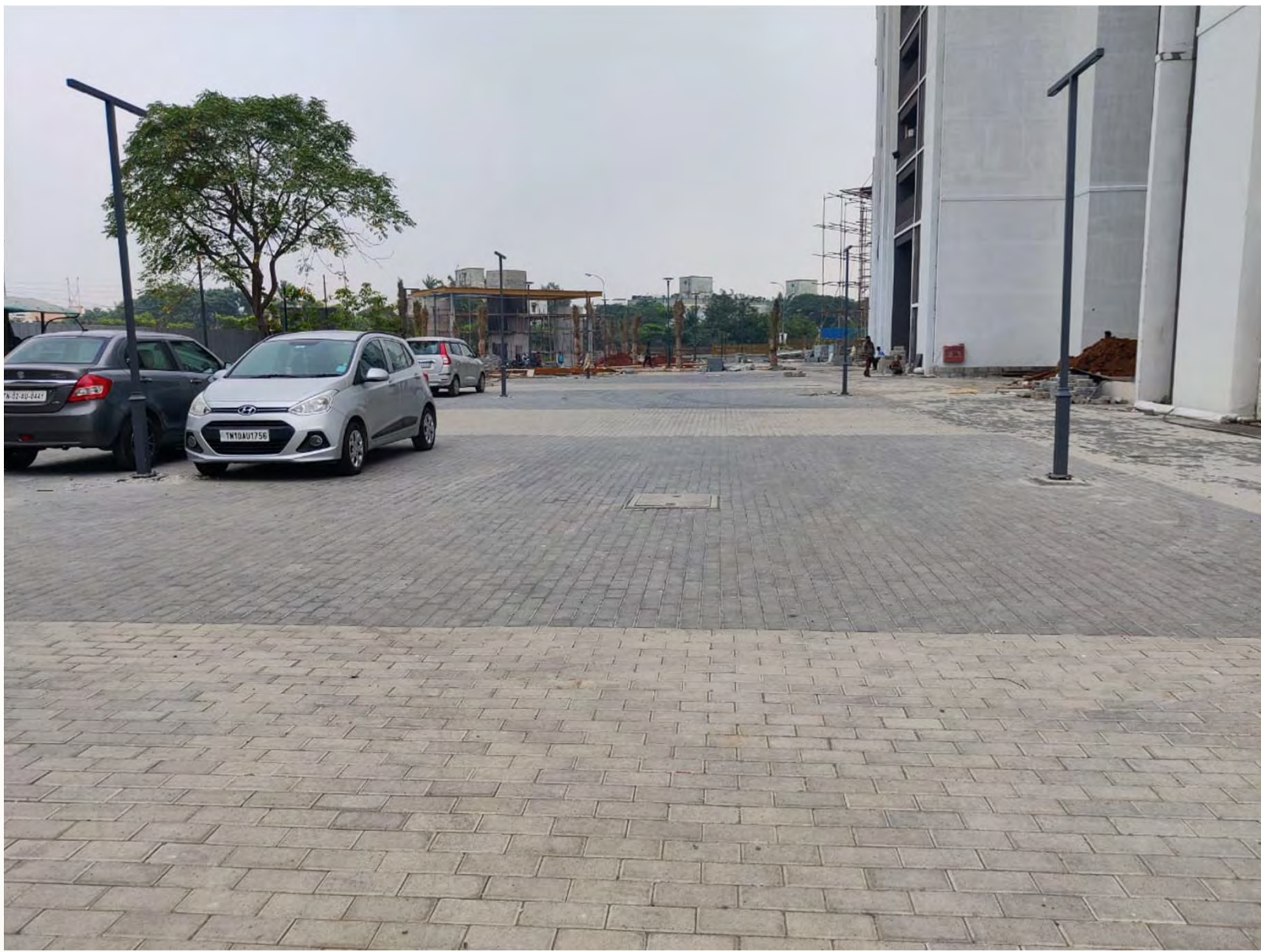
PODIUM VIEW

(14)













ENTRY ARCH



BY RPAD

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.75, Santhome High Road
MRC Nagar, R.A.Puram,
Chennai-600 028

CMDA/CC/HRB/N-II/297/2022

dated: 06-10-2022

Sir / Madam,

Sub: CMDA – Enforcement Cell (North-II) – Completed construction of MSB Group Development having 4 Blocks with Combined Double Basement Floor + Combined Stilt Floor + Combined First Floor parking & Gym + Combined Podium & Swimming Pool (Closed) at Second Floor level for Block – I, II & III, Block No. – I consists of 2nd Floor to 21 Floors with 89 dwelling units, Block – II – consists of 2nd Floor to 21 Floors with 160 dwelling units, Block – III – consists of 2nd Floor to 21 Floors with 160 dwelling units & Block – IV – consists of Stilt Floor + 13 Floors with 104 LIG dwelling units, totally 513 dwelling units with premium FSI at Old S.Nos.122/2A, 2B, 123/1B, 2B, 1A2, 2A2, 1C1(part), 2C1, 1C2, 2C2, 2C3 (part), 2D (part), 123/1 (part), 1A1, 2A1, 135/2A, 2B & 1C and in T.S. No.9/6, 9/7, 11/1, 11/4, 11/5, 11/6, 11/7, 11/9, 11/10, 12/5 & 12/6 in Block No.22 of Athipattu village, Chennai, within the limit of Greater Chennai Corporation - Completion Certificate – Issued – Reg.

- Ref:
1. CMDA issued Planning Permission in P.P.No. C/PP/MSB/19 (A to O)/2018, in letter No. C3(N)/7611/2017 dated 21.05.2018 in Planning Permit No. 11907 availing with Premium FSI. (Government letter (Ms) No.155 H&UD Dept., dated 24.08.2017).
 2. **Compliance certificate issued by DF&RS in D.Dis. No.9513/C1/2022, C.C. No.49/2022 dated 30.06.2022.**
 3. Completion Certificate Application received from the applicant on 01.08.2022.
 4. This office letter even no. dated 09.09.2022 addressed to the applicant.
 5. Applicant letter dated 28.09.2022 along with additional Development Charges and I&A charges remitted in CMDA receipt No. B-0022221, dated 27.09.2022.

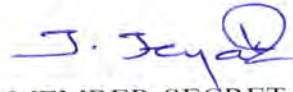
//pto//

This is to certify that M/s.Dawning Developers LLP, GPA of Thiru.Ahmed Buhari & 7 others have constructed MSB Group Development having 4 Blocks with Combined Double Basement Floor + Combined Stilt Floor + Combined First Floor parking & Gym + Combined Podium & Swimming Pool (closed) at Second Floor level for Block – I, II & III. Block No. – I consists of 2nd Floor to 21 Floors with 89 dwelling units, Block – II – consists of 2nd Floor to 21 Floors with 160 dwelling units, Block – III – consists of 2nd Floor to 21 Floors with 160 dwelling units & Block – IV – consists of Stilt Floor + 13 Floors with 104 LIG dwelling units, totally 513 dwelling units with premium FSI at Old S.Nos.122/2A, 2B, 123/1B, 2B, 1A2, 2A2, 1C1(part), 2C1, 1C2, 2C2, 2C3 (part), 2D (part), 123/1 (part), 1A1, 2A1, 135/2A, 2B & 1C and in T.S. No.9/6, 9/7, 11/1, 11/4, 11/5, 11/6, 11/7, 11/9, 11/10, 12/5 & 12/6 in Block No.22 of Athipattu village, Chennai, within the limit of Greater Chennai Corporation sanctioned in CMDA Planning Permission No. C/PP/MSB/19 (A to O)/2018, in letter No. C3(N)/7611/2017 dated 21.05.2018 in Planning Permit No. 11907 availing with Premium FSI (Government letter No.155 H&UD Dept., dated 24.08.2017) 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/North-II/ 326 /2022 dated: 06-10-2022.**

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 Partial 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,

 6/10/22
for MEMBER-SECRETARY

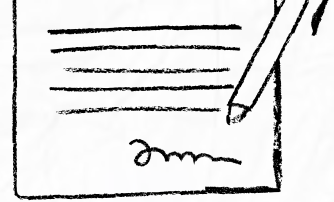

06/10/22

Copy to:

- ✓ 1. M/s.Dawning Developers LLP, (With a request to obtain consent to operate (CTO)
GPA of Thiru.Ahmed Buhari & 7 as per applicable rules from TNPCB)
others,
No.111/59, NPL Devi,
5th Floor L.B. Road,
Thiruvannmiyur,
Chennai 600041.
2. The Chairperson, TNRERA File No.TNRERA/4920/2021 registration
TNRERA, CMDA – Tower-II certificate of Form 'F' where in stated that this
(1st Floor), registration is granted under section 6 of the Real
No.1-A Gandhi-Irwin Bridge Estate (Regulation and Development) Act, 2016 to
Road, the following project Form 'C' number
Egmore, Chennai-8. TN/02/building/0190/2018 in letter
No.TNRERA/1520/2018 dated 06.06.2018.
Extension of registration for the period of 1 year
from 01.12.2020 to 30.11.2021 issued in letter
No.TNRERA/2082/2021 dated 05.08.2021.
Extension issued for the period of One year from
01.12.2021 to 30.11.2022.
3. The Deputy Financial Analyst (For Refund of SD for building, STP and Display
Finance Division, CMDA, board.)
Chennai
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.
- (iii) Swimming Pool closed and not in use and the same shall be utilized only after obtaining NOC from the competent authority as per G.O. Ms. No.97, MAWS Dept., dated 07.07.2015 and undertaken given by the applicant.



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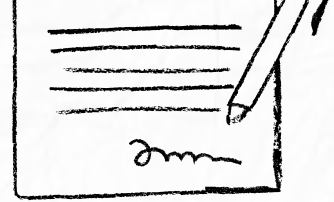
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Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management



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

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