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dinesh anand.s, b.arch, aiia, aiid
registered architect (coa)

GSTIN : 33AHJPS6204E1Z1

FORM-4

ARCHITECT'S CERTIFICATE

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

Date: 10.01.2022

To

The Managing Director,
RR Housing India Pvt Ltd,
RR SAI Complex,
No.26, Amsa Layout,
R.S.Puram,
Coimbatore - 641002.

Subject: Certificate of Completion of Construction Work of Residential Building ,Five Blocks of the Group Development Phase of the Project RR DHURYA (TN /11/BUILDING/0322/2018 dt 17.10.18) situated on the Plot bearing Survey no. 104/2B & 124/2 demarcated by its boundaries 10°58'32.5" to the north 10°58'31.6" to the south 10°58'35.0" to the east 10°58'32.5" to the west of Ramanathapuram Village Coimbatore Taluk Coimbatore District PIN Code 641036 and measuring 2.70 Acres 10930 sq.mts area being developed by RR Housing India Pvt Ltd.

Sir,

I Dinesh Anand.SB.Arch, AIIA, AIID have undertaken assignment as Architect of certifying completion of Construction Work of Residential Building(s) Five Blocks of Group development Phase of the project RR Dhurya, situated on the plot bearing Survey no 104/2B & 124/2 of Ramanathapuram Village Coimbatore Taluk Coimbatore District PIN Code 641036 and measuring 2.70 acres 10930 sq.mts area being developed by RR Housing India Pvt Ltd as per the approved plan.

2 Following technical professionals are appointed by RR Housing India Pvt Ltd :

(i) Shri. S.Dinesh Anand B.Arch,AIIA,AIID as Architect

(ii) Shri. Dr.G.S.Venkatasubramani as Structural Consultant

(iii) M/s. Ganga Consultant as MEP Consultant

(iv) Thiru SG Structural Engineer as Site Supervisor

3 Based on Completion Certificate received from Structural Engineer and Site Engineer and to the best of my knowledge, I hereby certify that RR DHURYA Five Blocks of the Building have been completed in all aspects.

Yours Faithfully,

S.DINESH ANAND B.ARCH, AIIA, AIID
(License No: CA / 2005 / 37047)

S. DINESH ANAND, B.ARCH.,AIIA,
REGISTERED ARC
COA Reg No: CA/2005/37047
No: 1117C, ANAND ILLAM, RAJIVGANDHI NAGAR
S.N. PALAYAM, COIMBATORE - 641 007

no.117c, anand illam, rajiv gandhi nagar, seeranaickenpalayam, coimbatore - 641007
t: 0422 4342479 | m: 091 8489246111 | e:dinesh@oculusthebuildlab.com | dinesh22in@gmail.com

Annexure D

ARCHITECT 'S CERTIFICATE

(To be submitted at the time of Registration of ongoing project and for withdrawal of money from designated Account)

Date: 10.01.2022

To

The Managing Director,
RR Housing India Pvt Ltd,
RR SAI Complex,
No.26, Amsa Layout,
R.S.Puram,
Coimbatore - 641002.

Subject: Certificate of Completion of Construction Work of Residential Building ,Five Blocks of the Group Development Phase of the Project RR DHURYA (TN /11/BUILDING/0322/2018 dt 17.10.18) situated on the Plot bearing Survey no. 104/2B & 124/2 demarcated by its boundaries 10°58'32.5" to the north 10°58'31.6" to the south 10°58'35.0" to the east 10°58'32.5" to the west of Ramanathapuram Village Coimbatore Taluk Coimbatore District PIN Code 641036 and measuring 2.70 Acres 10930 sq.mts area being developed by RR Housing India Pvt Ltd.

Sir,

I Dinesh Anand.S B.Arch, AIIA, AIID have undertaken assignment as Architect of certifying completion of Construction Work of Residential Building(s) Five Blocks of Group development Phase of the project RR Dhurya, situated on the plot bearing Survey no 104/2B & 124/2 of Ramanathapuram Village Coimbatore Taluk Coimbatore District PIN Code 641036 and measuring 2.70 acres 10930 sq.mts area being developed by RR Housing India Pvt Ltd as per the approved plan.

2. Following technical professionals are appointed by RR Housing India Pvt Ltd :

(i) Shri. S.Dinesh Anand B.Arch,AIIA,AIID as Architect

(ii) Shri. Dr.G.S.Venkatasubramani as Structural Consultant

(iii) M/s. Ganga Consultant as MEP Consultant

(iv) Thiru SG Structural Engineer as Site Supervisor

3. Based on site Inspection, with respect to each of the building/ Wing 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/wing of the Real Estate Project as registered vide number TN/11/BUILDING/0322/2018 DT: 17.10.18 under state RERA is as per table A herein below. The percentage of the work executed with respect to each of the activity of entire phase is detailed in Table A and B.

Table–A

Wing bearing Number A, B, C, D, E

S.No	Tasks / Activity	Percentage(%) of Work done				
		A	B	C	D	E
1	Excavation	100	100	100	100	100
2	- Number of basement(s) and plinth	-	-	-	-	-
3	- Number of podiums	-	-	-	-	-
4	Stilt floor	-	-	-	-	100
5	- Number of slabs of super structure	2	2	2	2	5
6	Internal walls, internal plaster, floorings within flats/ premises, doors and windows to each of the flat premises	100	100	100	100	100
7	Sanitary fittings within the flat premises	100	100	100	100	100
8	Staircases, lifts wells and lobbies at each floor level connecting of terraces with waterproofing of the building/wings	100	100	100	100	100
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the building/wing	100	100	100	100	100
10	Installation of lifts, water pumps, firefighting fittings and equipment as per CFO NOC, Electrical fittings to common areas, electro, mechanical equipment compliance to conditions of environment /CRZ NOC, finishing to entrance lobby/s plinth protection, paving of areas appurtenant to building/wing compound wall and all other requirements as may be required to obtain occupation/completion certificate	100	100	100	100	100

Table- B

(To be prepared for the entire registered phase of the Real Estate Project)

S.No	Common areas and Facilities	Proposed (Yes/No)	Percentage of work done	Remarks
1	Internal Roads & Footpaths	Y	100%	
2	Water Supply	Y	100%	
3	Sewerage (Chamber, lines, Septic Tank, STP)	Y	100%	
4	Storm Water Drains	Y	100%	
5	Landscaping & Tree Planting	Y	100%	
6	Street Lighting	Y	100%	
7	Community Buildings	Y	100%	
8	Treatment and disposal of sewage and sullage water/pit	Y	100%	
9	Solid waste Management & Disposal	Y	100%	
10	Water Conservation, Rain Water Harvesting. Percolating Well/Pit	Y	100%	

11	Energy Management	N	–	
12	Fire Protection and Fire Safety Requirement	N	–	
13	Electrical Meter Room, Sub-station, Receiving Station	N	–	
14	Others (Option to Add more)	N	–	

Yours Faithfully,

S.DINESH ANAND B.ARCH. AIIA, AIID

(License No: CA / 2005 / 37047)

S. DINESH ANAND, B.ARCH.,AIIA,
REGISTERED ARCHITECT
COA Reg No: CA/2005/37047
No: 1117C, ANAND ILLAM, RAJIVGANDHI NAGAR
S.N. PALAYAM, COIMBATORE - 641 007.

SG STRUCTURAL ENGINEERS
ENGINEERS | ARCHITECTS
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Dr. G.S.VENKATASUBRAMANI
M.E (Struct.), Ph.D., MI Struct. E., C.Engg., MICI., FIV, FIE (I), PE.,
Consulting Structural Engineer, Professional Engineer,
Chartered Civil Engineer & Approved Valuer

ENGINEER'S CERTIFICATE

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

10.01.2022

To

The Managing Director,
RR Housing (India) Pvt Ltd
No.26, Amsa Layout,
R.S.Puram,
Coimbatore – 641002.

Subject: Certificate of Cost Incurred for Development of RR Dhurya for Construction of Residential buildings Five (5) Wings of the Group Development phase (TN /11/BUILDING/0322/2018 dt 17.10.18) situated on the Plot bearing Survey no. 104/2B & 124/2 demarcated by its boundaries 10°58'32.5" to the north 10°58'31.6" to the south 10°58'35.0" to the east 10°58'32.5" to the west of Ramanathapuram Village Coimbatore Taluk Coimbatore District PIN Code 641036 and measuring 2.70 Acres 10930 sq.mts area being developed by RR Housing India Pvt Ltd.

Ref: StateRERARegistration NumberTN/11/Building/0322/2018 DT: 17/10/2018.

Sir,

I Dr.G.S.Venkatasubramani have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under State RERA, being Group Residential Buildings Five (5) Wings(s) of the Group Phase Development situated on the plot bearing Survey no. 104/2B & 124/2 of Ramanathapuram village Coimbatore taluk Coimbatore District Coimbatore PIN 641036 ad measuring 2.70 Acres (1093059sq.mts.) area being developed by RR Housing (India) Pvt Ltd.

1. Following technical professionals are appointed by RR Housing (India) Pvt Ltd

(i) Shri. Dr. G. S. Venkata subramani M/s.S.G.STRUCTURAL ENGINEERS as Engineers

(ii) Shri. Dr. G. S. Venkata subramani M/s.S.G.STRUCTURAL ENGINEERS as Structural Consultant

(iii) M/s. Ganga Consultant as MEP Consultant

(iv) NA as Quantity Surveyor

2. We have estimated the cost of the completion o 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 SG Structural Consultant as quantity Surveyor appointed by Developer 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.26, 60, 19, 941/- (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 occupation certificate/completion certificate for the building(s) from the Coimbatore LPA being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 26, 60, 19, 941 /-(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 Occupation Certificate/Completion Certificate from Coimbatore LPA (Planning Authority) is estimated is Nil (Total of Table A and B).

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;

Table- A

Building/Wing bearing Number 5 Blocks (to be prepared separately for each Building/ Wing of the Real Estate Project)

Sr.No	Particulars	Amount (In Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration	**23,11,39,241**
2	Cost incurred as on 10.01.2022 (Based on Estimated Cost)	**23,11,39,241**
3	Work done in Percentage (as Percentage of the estimated cost)	**100.00%**
4	Balance Cost to be Incurred (Based on Estimated Cost)	**Nil**
5	Cost Incurred on Additional/ Extra Items as on not included in the Estimated Cost (Table–C)	-

Table- B

(To be prepared for the entire registered phase of the Real Estate Project)

Sr.No	Common areas and Facilities	Amount (in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on date of Registration is	**3,48,80,700**
2	Cost incurred as on 10/01/2022	**3,48,80,700**
3	Work done in Percentage(as Percentage of the estimated cost)	**100.00%**
4	Balance Cost to be Incurred(Based on Estimated Cost)	**Nil**
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table–C)	-

Table–C

- List of Extra/Additional Items executed with Cost

(Which was not part of the original Estimate of Total Cost?)

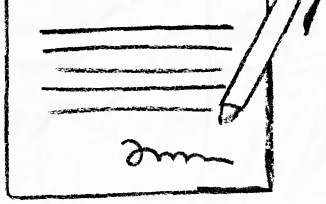
Sr.No.	Items	Cost
1	-	-
2	-	-

Yours Faithfully,

Signature of the Engineer

(License No. Coimbatore LPA/SE/GR-I/19/05/052)

Dr.G.S.VENKATASUBRAMANI,
M.E.(Structl.),FIE,C.Engg (I),PE.,
MISTE.,MI Struct E.,MICI.,FIV
Consulting Structural Engineer,Professional Engineer,
Chatered Civil Engineer & Approved Valuer
53, M.A. Palaniswamy Street
K.K. Pudur, Coimbatore - 641 038



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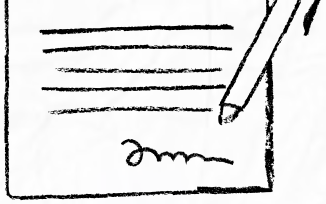
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Zoning & Land Use Analysis

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

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