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FORM-4
ARCHITECT'S CERTIFICATE
(To be issued on completion of each of the Building/Block/Tower)

Date: 15.09.2021

To

Hansa Estates Private Limited
No.19, Wheatcroft Road,
Nungambakkam,
Chennai-600034

Subject: Certificate of Completion of Construction Work of Hansa Topaz Building of the project (TNRERA Registration Number: TN/02/Building/0361/2018 Dated.14.12.2018 situated on the Plot No.8 comprised in Old No.276 part, 277 part, and 278 part, T S No.7/8, demarcated by its boundaries North to the South 25 Meter East to the West 29.60 Meter Block No.18, Ward 'G' of Thiruvottiyur Village, Thiruvottiyur, Chennai-600 019 measuring 2372.12 sq. mts area being developed by Hansa Estates Private Limited.

Sir,

I have undertaken assignment as Architect of certifying completion of construction Work of Hansa Citrine Plot No.8 comprised in Old No.276 part, 277 part, and 278 part, T S No.7/8, Block No.18, Ward 'G' of Thiruvottiyur Village, Thiruvottiyur, Chennai-600 019 measuring 2372.12 sq. mts area being developed by Hansa Estates Private Limited.

2. Following technical professionals are appointed by Owner/Promoter:
 - (i) Mr. M Pradeep as Architect
 - (ii) Mr. V R Raveendran as Structural Consultant
 - (iii) Mr. G C Saravanakumar as Site Supervisor
2. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my knowledge, I hereby certify that Hansa Citrine Building is has been completed in all aspects. The Building is granted Completion Certificate bearing number. CMDA/CC/NHRB/N/153/2020 Dated.26.02.2021 by Chennai metropolitan development authority.

Yours Faithfully



M. PRADEEP
Registered Architect,
Regn. No. CA-92/15172,
New 68/2, Kandar Nagar 2nd
Street, Nungambakkam,
Chennai-34 Ph.28170707



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

Letter No. CMDA/CC/NHRB/N/153/2020

Dated: 26-02-2021

Sir,

Sub: CMDA - Enforcement Cell (North -II) - Completed for the construction of Stilt Floor + 4 floors Residential building with 40 dwelling units (Exclusively for LIG housing) at Plot No.8 in the CMDA approved Layout in PPD L.O. No.34/2016 in Old S.No.276(part), 277(part) and 278(part) T.S.No.7/8, Block No.18, Ward - G of Thiruvottiyur village, Chennai within the limit of Greater Chennai Corporation - Completion Certificate - Issued - Reg.

Ref: 1. CMDA issued Planning Permission No. B/Spl.Bldg./157 A & B/2018 in letter No. B3/2378/2018 dated 18.07.2018 in Planning Permit No. 12166

2. TNRERA/3633/2018, dated 14.12.2018

3. Your Completion Certificate application through online dated 10.12.2020, hard copy received on 11.12.2020.

4. TNRERA/6921/2020, dated 05.01.2021

5. This office letter even no. dated 09.02.2021 addressed to the Applicant

6. Additional Development Charges and I&A charges remitted in CMDA Receipt No.B-0018541, dated 11.01.2021.

This is to certify that M/s. Hansa Estates Pvt. Ltd., GPA of M/s.L.H.D Enterprises have constructed of Stilt Floor + 4 floors Residential building with 40 dwelling units (Exclusively for LIG housing) at Plot No.8 in the CMDA approved Layout in PPD L.O. No.34/2016 in Old S.No.276 (Part), 277(Part) and 278(Part) T.S.No.7/8, Block No.18, Ward - G of Thiruvottiyur village, Chennai within the limit of Greater Chennai Corporation, CMDA sanctioned in Planning Permission No. B/Spl.Bldg./157 A & B/2018 in letter No. B3/2378/2018 dated 18.07.2018 in Planning Permit No. 12166. 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.

/pto/

2. Accordingly Completion Certificate is issued for the above construction in C.C.No.EC/North-II /35 /2021, dated:26-02-2021.

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:

- 1 M/s. Hansa Estates Pvt. Ltd.,
GPA of M/s.I.H.D Enterprises,
Door No.605 & 606,
Anna Salai, Chennai-600006
- 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, Sep. Tank & 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 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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