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

Date: 02.01.2021

To,  
The Real Estate Regulatory Authority,  
Thalamuthu Natarajan Building,  
Egmore,  
Chennai – 600 008.

**Subject:** Certificate of Completion of Construction Work of residential Building/ --- Block of the Building of the Project (TNRERA Registration Number TN/01/Building/0046/2018, situated on the Plot bearing Survey No. 308/5A1, 308/5A2, 308/5A3, 308/5B, 308/5C, 308/5D, 308/6A1, 308/6A2, 308/6A3, 308/6A4, 308/6B1, 308/6B2, 308/6B3, 308/6C, 309/1, 309/2, 309/3, 309/4 Okkiyam Thoraipakkam Village, Tambaram Taluk, Kancheepuram District, Chennai Corporation Limit. demarcated by its boundaries (latitude and longitude of the end points) to the North 12.926642, 80.235010 & 12.926094, 80.235675 to the South 12.926319, 80.234926 & 12.926521, 80.235765 to the East 12.926094, 80.235675 & 12.926521, 80.237565 to the west 12.926642, 80.235010 & 12.926319, 80.234926, of Chennai Division – Okkiyam Thoraipakkam Village – Sholingannallur Taluk - Kancheepuram District – measuring 3108.9 Sq.Mts. area being developed by Ruby Builders & Promoters.

Sir/Mam,

1. I Arul Yogaraj (Licensed Surveyor) having License No. RE/Gr-II/19/03/014, have undertaken assignment as Architect/Engineer of certifying completion of Construction Work of Residential Building situated on the Survey No. 308/5A1, 308/5A2, 308/5A3, 308/5B, 308/5C, 308/5D, 308/6A1, 308/6A2, 308/6A3, 308/6A4, 308/6B1, 308/6B2, 308/6B3, 308/6C, 309/1, 309/2, 309/3, 309/4 of Division Chennai – Village Okkiyam Thoraipakkam – Taluk Sholingannallur – District Kancheepuram, measuring 3108.9 Sq.Mts. area being developed by Ruby Builders & Promoters

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

- (i) M/s/Thiru/Tmt. Anand as Architect
- (ii) M/s/Thiru/Tmt. P. Raman as Structural Consultant
- (iii) M/s/Thiru/Tmt. Prism Consultants as MEP consultant
- (iv) M/s/Thiru/Tmt. Velan as Site Engineer

5. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my/our knowledge, I/We hereby certify that the mentioned Building has been completed in all aspects. The Residential Building is granted Completion Certificate bearing number EC/S-I/NHRB/007/2020 dated 22.06.2020 by CMDA.

Yours Faithfully,  
(Arul Yogaraj)

  
**Ln. T. ARUL YOGARAJ, M.Tech.,(ST), LLB**  
**Registered Engineer**  
**Reg No. RE / GR-II/19/03/014**  
**Chennai Metropolitan Development Authority**  
**Emmanuel Planners, Ph: 044 - 22291919**  
**No.15, Sri Ranganathan Nagar,**  
**Near Bharath Engg. College Chennai - 600 073.**  
**Cell : 9381032268**

for RUBY BUILDERS & PROMOTERS

  
Authorised Signatory



# CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu Natarajan Building,  
No.1, Gandhi Irwin Road, Egmore, Chennai - 600 008.

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, TNEB,  
Anna Salai, Chennai-600 002.
- 2) The Managing Director,  
CMWSSB, No.1, Pumping Station Road,  
Chintadripet, Chennai-600 002.

Letter No. EC/S-I/NHRB/007/2020

Dated: 22-06-2020

Sir/ Madam,

Sub: CMDA – Enforcement Cell (South-I) – Completed construction of Stilt Floor + 4 Floors Residential Building with 56 Dwelling Units with Premium FSI at Pillaiyar Koil Street, Okkiyam Thoraipakkam S.No.308/5A1, 5A2, 5A3, 5B, 5C, 5D, 6A1, 6A2, 6A3, 6A4, 6B1, 6B2, 6B3, 6C and 309/1,2,3,4 of Okkiyam Thoraipakkam village within Greater Chennai Corporation limit – Completion Certificate – Issued – Reg.

- Ref:
- 1) CMDA Planning Permission No. B/Spl.Bldg/183AtoD/2017 Permit No.11427 in letter No. B1/14507/2015 dated 10.07.2017.
  - 2) Completion Certificate Application from M/s. Ruby Builders & Promoters dated 14.2.2020
  - 3) Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No.B0016514 dated 09.06.2020.

\*\*\*\*\*

This is to certify that M/s. Ruby Builders & Promoters, represented by Thiru R. Manoharan have constructed Stilt Floor + 4 Floors Residential Building with 56 Dwelling Units with Premium FSI at Pillaiyar Koil Street, Okkiyam Thoraipakkam S.No.308/5A1, 5A2, 5A3, 5B, 5C, 5D, 6A1, 6A2, 6A3, 6A4, 6B1, 6B2, 6B3, 6C and 309/1,2,3,4 of Okkiyam Thoraipakkam village within Greater Chennai Corporation limit sanctioned vide Planning Permission No. B/Spl.Bldg/183AtoD/2017 Permit No.11427 in letter No. B1/14507/2015 dated 10.07.2017. It 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.

For RUBY BUILDERS & PROMOTERS

  
Authorised Signatory

EC/S-I/NHRB/007/2020

2. Accordingly Completion Certificate is issued for the above construction in C.C.No.EC/South-I/ 98 /2020 dated 22-06-2020.

3. 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. 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. Ruby Builders & Promoters  
Rep. by Thiru R. Manoharan  
No.247-B, Velachery Main Road  
Selaiyur  
Chennai 600 073
2. The Chairperson,  
TNRERA, CMDA Tower-II, 1<sup>st</sup> Floor,  
Egmore, Chennai – 600 008
3. The Deputy Financial Analyst, (For refund of Security Deposit for Building and Display  
Finance Division, CMDA Board)
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.

For RUBY BUILDERS & PROMOTERS

Authorised Signatory



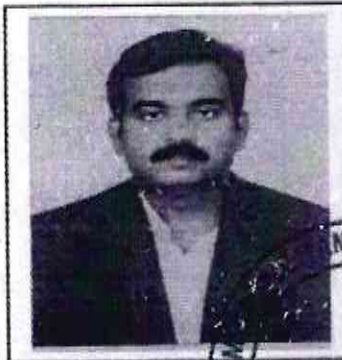
**CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY**  
'Thalamuthu Natarajan Building', No.1, Gandhi Irwin Road,  
Egmore, Chennai-600 008.

## **PROFESSIONAL REGISTRATION CERTIFICATE**

This is to certify that **Thiru ARUL YOHARAJ T** has enrolled as **Registered Engineer Grade-II (RE)** with Chennai Metropolitan Development Authority (CMDA), who has the qualification of **B.E.,(Civil Engg.)** and experience in the relevant field for **06** years.

He has been given the Registration No.**RE/GR-II/19/03/014** on **25.03.2019**. He shall be required to comply with the duties and responsibilities prescribed by the Government of Tamil Nadu in Part-V, "Registration of Professionals", Tamil Nadu Combined Development and Building Rules, 2019 approved vide G.O.(Ms) No.18 MAWS (MA1) Dept. dated 04.02.2019.

This Registration is valid upto **24.03.2024**.



*R. Dhakshayani Viji*  
**(R. DHAKSHAYANI VIJI)**

ASSISTANT PLANNER  
CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY  
CHENNAI - 600 008

*T. Arul Yoharaj*  
**En. T. ARUL YOHARAJ, M.Tech.,(SF), LL.B**  
**Registered Engineer**  
**Reg No. RE / GR-II/19/03/014**  
**Chennai Metropolitan Development Authority**  
**Emmanuel Planners, Ph: 044 - 22291919**  
**No.15, Sri Ranganathan Nagar,**  
**Near Bharath Engg.College, Chennai - 600 073.**  
**Cell : 9381032266**

## SITE PHOTOS



**Ln. T. ARUL YOHARAJ, M.Tech.,(ST), LLB**  
Registered Engineer  
Reg No. RE / GR-11/19/03/014  
Chennai Metropolitan Development Authority  
Emmanuel Planners, Ph: 044 - 22291919  
No.15, Sri Ranganathan Nager,  
Near Bharath Engg.College, Chennai - 600 073.  
Call: 9881001100

For RUBY BUILDERS & PROMOTERS

  
Authorised Signatory



**En. T. ARUL YOHARAJ**, M.Tech.,(ST), LLB  
 Registered Engineer  
 Reg No. RE / GR-II/19/03/014  
 Chennai Metropolitan Development Authority  
 Emmanuel Planners, Ph. 944 22991919  
 No.15, Sri Ranganathan Nagar,  
 Near Bharath Engg.College, Chennai - 600 073.  
 Call - 9381032268

For RUBY BUILDERS & PROMOTERS

  
 Authorised Signatory



our services doesn't just end there



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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



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

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Chennai, India

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