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VARTHINI FOUNDATIONS

Builder & Promoters

Project - Quarterly Progress Report

Promoter's Name	:	M/s. VARTHINI FOUNDATIONS
Project Name	:	VARTHINI'S TULIP PARK
Project Registration No	:	TN/29/Building/0155/2019, dated 03.10.2019
Quarter Ending	:	March 2021

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)	9	980 Sq. m.
2.	Parking Lots	9	
3.	UDS Registered in Sq.m.		427.68 Sq. m.

B. Construction

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

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. EC/Central-I/18/2021, dated:20-01-2021 (only CC No. in Text Format)
2. Compliance Report, if any (Kindly Specify) **NA** (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 **Attached** (in PDF Format)

D. Latest Photo with Date (Atleast from 2 angles) Attached (in PDF Format)

Note: Mail the above particulars to "reg.tnrra@tn.gov.in"

For VARTHINI FOUNDATIONS

Managing Partner

P.KARTHIKEYAN, D.C.E

REGISTERED ENGINEER

NO: RE/GR-III/19/03/014

NO.10, Diwakar Street, Bharani Colony

Saligramam, Chennai-600 093

Mobile -9894505352

FORM-4

ARCHITECT'S CERTIFICATE

Date: 21-04-2021

To

M/s. VARTHINI FOUNDATIONS, Rep by Mr. R. RAMESH, No.10, Diwakar Street, Bharani Colony, Saligramam, Chennai- 600 093

Subject: Certificate of Completion of Construction Work of **"VARTHINI'S TULIP PARK"** Building of the project(TNRERARegistration Number **TN/29/Building/0155/2019, dated: 03/10/2019** situated on the **Plot Nos.14 and 15, Syndicate Colony, Main Road, Valasaravakkam, Chennai-600 087**, comprised in New Survey No.3/9 and 3/8 of, demarcated by its boundaries (latitude and longitude of the endpoints) North **13°03'05.5"**to the South___to the East **80°10'51.0"**to the West of Division **Valasaravakkam Village Maduravoyal Taluk Thiruvallur District PIN 600 087** measuring of **980 Sq.mts.** area being developed by **M/s. Varthini Foundations, Rep by Mr. R. RAMESH**

Sir,

I **P.KARTHIKEYAN** have undertaken assignment as Architect/Engineer of certifying completion of Construction Work of **"VARTHINI'S TULIP PARK"** Building situated on the plot No.14 & 15, Survey No. 3/9 and 3/8 of Division **Valasaravakkam** village **Maduravoyal Taluk Thiruvallur District PIN 600 087** measuring of **980 sq.mts.** Area being developed by **M/s. Varthini Foundations, Rep by Mr. R. RAMESH**

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

- (i) M/s/Thiru/Tmt. P.KARTHIKEYAN as Architect/Engineer
- (ii) M/s/Thiru/Tmt. S.SUBRAMANIAN as Structural Consultant
- (iii) M/s/Thiru/Tmt. S.SURENDIRAN as MEP Consultant
- (iv) M/s/Thiru/Tmt. M.ARJUN as Site Supervisor/Clerk of Works

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my knowledge, I hereby certify that **"VARTHINI'S TULIP PARK"** Building has been completed in all aspects. The **"VARTHINI'S TULIP PARK"** Building is granted Completion Certificate bearing number: **EC/Central-I/18/2021** dated: **20-01-2021** by **CMDA**

Yours Faithfully,

P. KARTHIKEYAN, D.C.E
REGISTERED ENGINEER
RE/GR-III/19/03/014

**No.10, Diwakar Street, Bharani Colony,
Saligramam, Chennai-93.Cell-9894505352**

(P.KARTHIKEYAN) of L.S/Architect
(License No.RE/GR/III/19/03/014)



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/C/0155/2020
Sir,

Dated:20-01-2021

Sub: CMDA – Enforcement Cell (Central -I) – Completed for the construction of Stilt + 3 Floors residential building with 9 Dwelling Units at Plot No.14 & 15, Syndicate Colony Main Road, Valasaravakkam, Chennai – 600 087 comprised in S.No.3/8 & 3/9 of Valasaravakkam Village, within the limit of Greater Chennai Corporation - Completion Certificate – Issued – Reg.

- Ref:**
1. CMDA issued Planning Permission No.B/NHRB/145/2019 in Letter No.SB/C/267/2019, dated 05.07.2019, Planning Permit No.12628
 2. Lr. No.TNRERA/4621/2019, dated 03.10.2019
 3. Your Completion Certificate application through online dated 11.12.2020.
 4. This office letter even no. dated 20.01.2021 addressed to the applicant
 5. Additional Development Charges and I&A charges remitted in CMDA Receipt No.B-0018401, dated 20.01.2021.
 6. W.P (MD) No.8948 of 2019 & W.M.P. (MD) Nos.6912 & 6913/2019, dated 12.04.2019

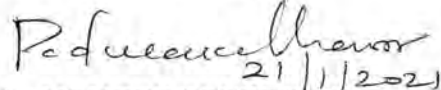
This is to certify that **M/s. Varthini Foundations, Rep. by R. Ramesh (GPA)** have constructed of Stilt + 3 Floors residential building with 9 Dwelling Units at Plot No.14 & 15, Syndicate Colony Main Road, Valasaravakkam, Chennai – 600 087 comprised in S.No.3/8 & 3/9 of Valasaravakkam Village, within the limit of Greater Chennai Corporation, CMDA sanctioned in Planning Permission No.B/NHRB/145/2019 in Letter No.SB/C/267/2019, dated 05.07.2019, Planning Permit No.12628. 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 in Annexure XXIII of TNCD&BR, 2019.

2. Accordingly Completion Certificate is issued for the above construction in **C.C.No.EC/Central-I /18/2021, dated:20-01-2021.**

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.

4. Further, the Completion Certificate issued is subject to outcome of the Hon'ble High Court order in the reference 6th cited (Also indicated in the Planning Permission approval letter 1st cited).

Yours faithfully,


21/11/2021
for MEMBER-SECRETARY

Copy to:

- 1 M/s. Varthini Foundations
Rep. by R. Ramesh (GPA)
'SAI SADAN' No.10, Diwakar Street
Saligramam, Chennai – 600 093.
- 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 & 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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Vastu & Property Management Tools

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

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