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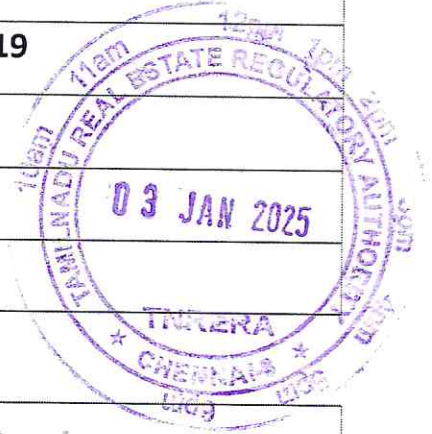
Official Property Record

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Project- Quarterly Progress Report (QPR)

Promoter's Name	:	Pacifica Builders Private Limited
Project Name	:	Pride Towers
Project Registration No.	:	TN/01/Building/0181/2019
Project Registration Date	:	12.08.2024
Project Completion Date	:	31.12.2024
Quarter Ending	:	December 2024



RERA Separate Bank A/c Details

Bank Name	:	Kotak Mahindra Bank Ltd.
Bank Branch	:	MUMBAI-NARIMAN POINT
BankA/c No.	:	9049288332

Amount collected from the allottees and deposited in the RERA A/c from the date	:	18,81,52,153
Amount withdrawn from the RERA A/c from the date of opening	:	13,07,02,781
Bank statement for the last one year duly signed by the Bank to be enclosed	:	Enclosed with this letter

A.Sales

Si. No.	Description	Cumulative No. of Units upto the Quarter	Total Area (Sq.m.)
1.	a) Flats Booked (As given in Carpet Area Statement while registration) Block / Tower Floor-wise	48	5736.01
	b) UDS Registered	18	2152.74

2. Furnish the details Flat-wise

Si. No.	Flat No.	Flats Booked (Yes/No)	UDS Registered (Yes/No)
1	D1001	YES	NO
2	D1004	YES	YES
3	D1006	YES	NO
4	D1007	YES	YES
5	D1008	YES	NO
6	D1101	YES	YES
7	D1102	YES	NO
8	D1107	YES	NO
9	D1108	YES	NO
10	D1112	YES	NO
11	D1207	YES	NO
12	D1212	YES	YES
13	D1307	YES	YES
14	D1401	YES	YES
15	D1407	YES	YES
16	D1501	YES	NO
17	D1508	YES	NO
18	D1512	YES	NO
19	D1601	YES	NO
20	D1606	YES	NO
21	D1608	YES	NO
22	D1701	YES	NO
23	D1704	YES	NO
24	D1707	YES	NO
25	D1805	YES	YES
26	D1806	YES	YES
27	D1807	YES	YES
28	D1906	YES	NO
29	D1907	YES	NO
30	D1908	YES	NO
31	D404	YES	NO
32	D502	YES	NO
33	D503	YES	NO
34	D504	YES	YES
35	D505	YES	NO
36	D508	YES	YES
37	D510	YES	NO
38	D512	YES	NO
39	D601	YES	NO
40	D604	YES	YES
41	D605	YES	YES
42	D704	YES	YES
43	D707	YES	NO

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Sl. No.	Flat No. as in approved Plan	Flats Booked (Yes/No)	UDS Registered (Yes/No)
44	D801	YES	YES
45	D807	YES	No
46	D904	YES	No
47	D907	YES	YES
48	D912	YES	YES

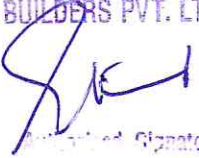
B. Construction

Sl. No.	Description	Block/Tower No.	Floor-wise Status
1.	Stage of construction of each Block/Tower, Floor-wise	Block 1	100% completed
2.	Status of Common Amenities for each Block/Tower, Item-wise as per approved plan	NA	NA
3.	Status of other Common Amenities as indicated in the Construction Agreement	NA	NA

Sl. No.	Description	Percentage
1.	Percentage of completion Block / Tower Floor-wise i) Physical	100%
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	Rs.99,63,57,630.33/-
2.	Percentage of completion of Common Amenities i) Physical	NA
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	NA

C. Latest Colour Photo of all Blocks/Tower elevation including Common Amenities with Geotag and Date (Atleast from 2 angles) ----- (in PDF Format)

For PACIFICA BUILDERS PVT. LTD.


Authorized Signatory

PACIFICA BUILDERS PRIVATE LIMITED

(Earlier known as PACIFICA (CHENNAI PROJECT) INFRASTRUCTURE COMPANY PVT. LTD.)

CIN:U45200GJ2005PTC046579

Regd Office:33, Amrapalash Bunglows, B/h Fun Republic, Ramdevnagar, Ahmedabad-380015

Ph No:(044) 67413000/1/2 Website: www.pacificacompanies.co.in

EXTRACT OF THE MINUTES OF THE MEETING OF THE BOARD OF DIRECTORS OF THE COMPANY HELD ON 8TH JUNE, 2017 AT 11:30 A.M. AT THE REGISTERED OFFICE OF THE COMPANY SITUATED AT 33, AMRAPALASH BUNGLOWS, B/H FUN REPUBLIC, RAMDEVNAGAR, AHMEDABAD-380015

The Chairman informed the Board that regarding the ongoing/proposed projects of the company situated at Padur Village, Thiruporur Taluk, Kancheepuram District, the Company needs to authorize any official to sign applications, affidavits, undertakings, approval plans, Indemnity, agreements, renewal plans, NoC's from government/Local Authorities and all other related State and Central Govt. Departments. The Board discussed the same and passed following resolution:

“RESOLVED THAT regarding the ongoing/proposed projects of the company situated at Padur Village, Thiruporur Taluk, Kancheepuram District, the Company do authorize Mr.S.Ethiraja, the authorized official to sign applications, affidavits, undertakings, approval plans, Indemnity, agreements, renewal plans, NoC's from Department of Fire & rescue, Airport Authorities, Air force Authorities, MoEF, TNPCB and all other related State and Central Govt. Departments required for the purpose of obtaining new approvals, renewal approvals, licenses, clearances and other related statutory and mandatory approvals for Multi Storied Buildings and to do all other necessary acts, things and deeds required in connection therewith.

FURTHER RESOLVED THAT all the acts done by Mr.S.Ethiraja, in the aforesaid matter will be valid and binding upon the company in the same manner as if done by the company itself and will be valid upto the cessation of Mr.S.Ethiraja from the employment or further board resolution in suppression of this resolution passed by the Board of directors in their duly held board meeting whichever is earlier.”

CERTIFIED TRUE COPY

For Pacifica Builders Pvt. Ltd.


Director

(Rakesh Israni-DIN00012485)

D. Latest Photo with Date - Photos as on date – 31.08.24



Pacifica Builders Private Limited


Director/Authorized Signatory



Pacifica Builders Private Limited

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Authorized Signatory



Pacific Builders Private Limited

[Signature]

Authorized Signatory





Pacifica Builders Private Limited
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Director/Authorized Signatory



Pacific Builders Private Limited

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Authorized Signatory

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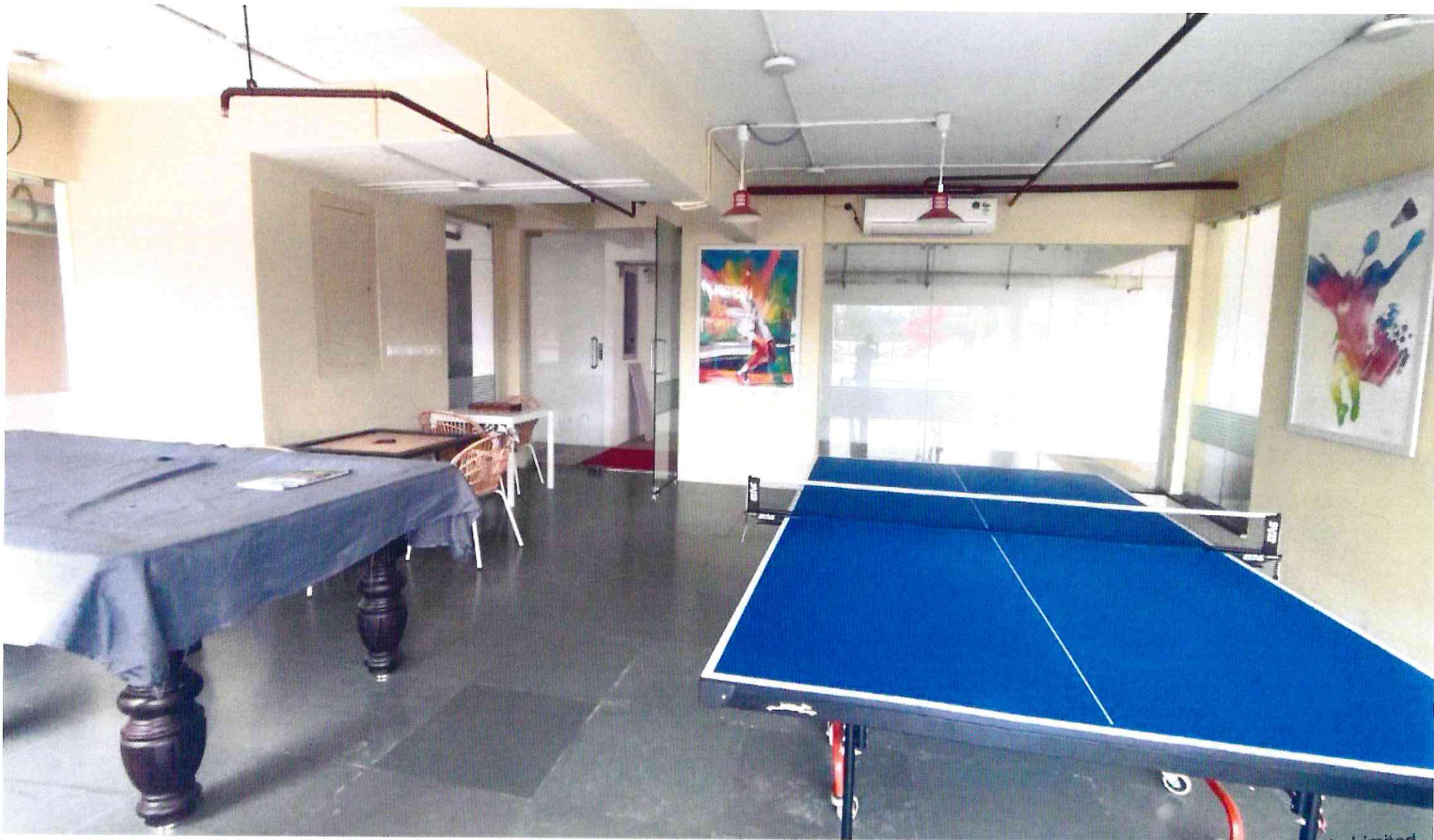


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Director/Authorized Signatory

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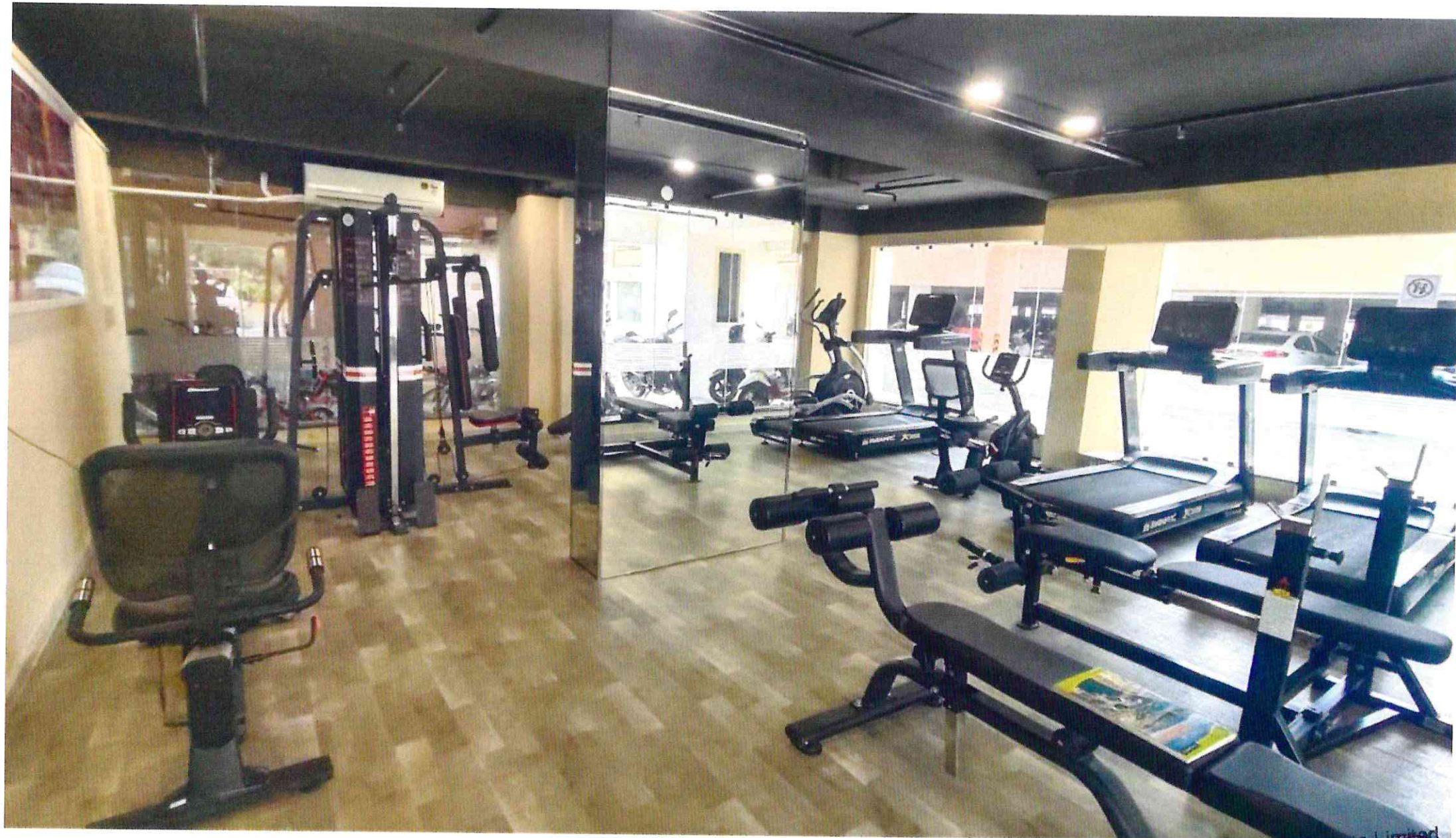




Pacifica Builders Private Limited

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Authorized Signatory



Pacifica Builders Private Limited

Director/Authorized Signatory

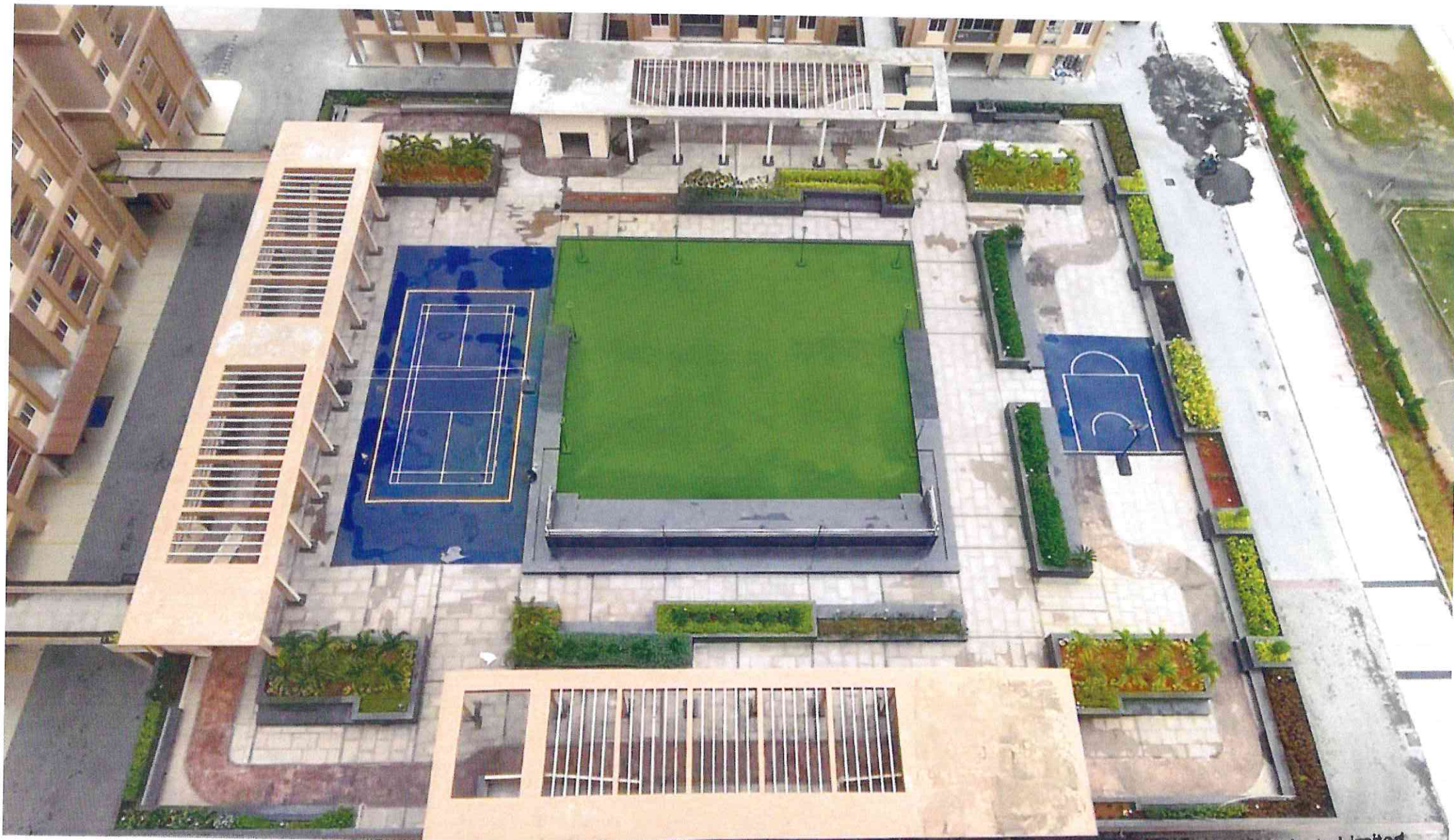




Pacifica Builders Private Limited

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Director/Authorized Signatory





Pacifica Builders Private Limited

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Director/Authorized Signatory





Pacific Builders Private Limited

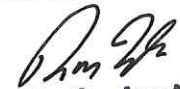
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Director/Authorized Signatory



Pacifica Builders Private Limited


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Pacific Builders Private Limited

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Pacific Builders Private Limited
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Pacific Builders Private Limited
R. M. H.
Director/Authorized Signatory

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Pacific Builders Private Limited

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Pacifica Builders Private Limited

Director/Authorized Signatory



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Pacifica Builders Private Limited

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Authorized Signatory

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Pacifica Builders Private Limited

Pm 28
Director/Authorized Signatory





Architects & Interior Designers

FORM-4A

ARCHITECT'S CERTIFICATE

(To be furnished on completion of building)

Date:17.10.2024

To
Pacifica Companies,
Near SRR Engineering College,
Rajiv Gandhi Salai (OMR),
Padur,
Chennai,603103.

Subject: Certificate of Completion of Construction Work of Tower D1 blocks of the Building of the Project Pride Towers (TNRERA vide no. TN/01/Building/0181/2019 dated 30th October 2019) situated on the Land bearing Survey no. 89/1Apt, 3A pt, 90/1A pt, 1B, 2A, 2B, 2B2A, 91/1, 100/4, 5, 6, 7, 105, 106/1A, 1B, 2, 3, 4, 107/1, 110, 111/2B, 112, 113/3, 4, 5, 117, 123, 124, 125, 127/1A, 1B, 2, 129, 130, 131, 132/1B1, 1B2, 1B3, 2A, 2B, 3A, 3B1, 3B2, 4, 133/1B1, 145, 146, 147/1A, 1B, 2pt, 148, 149, 150, 152, 153, 154, 155, 172, 173, 174/2, 3, 175, 176/1, 2, 3, 4, 5, 177, 178, 179 to 190, 191/2, 3, 192, 193, 194/1, 2, 3, 4, 195 to 209, 211/2A, 2B, 212/1, 4 213 demarcated by its boundaries (latitude and longitude of the end points) 12°48'31.4"N 80°12'51.7"E to the North 12°48'29.5"N 80°12'52.1"E to the South, 12°48'30.3"N 80°12'53.6"E to the East, 12°48'30.5"N 80°12'51.6"E to the West of Padur village & 198/10 & 199/5 in Pudupakkam Village, Rajiv Gandhi Salai (Old Mahabalipuram Road) Tiruporur Taluk, Kancheepuram District – 603103,Tamil Nadu, PIN 603103 measuring 296834.44 sq.mts. area being developed by Pacifica Builders Pvt. Ltd.

Sir,

I SIVA ANBARASAN, have undertaken assignment as Architect for certifying Completion of Construction Work of Tower D1 blocks of the Project Pride Towers of the building, situated on the Plot bearing Survey no. 89/1Apt, 3A pt, 90/1A pt, 1B, 2A, 2B, 2B2A, 91/1, 100/4, 5, 6, 7, 105, 106/1A, 1B, 2, 3, 4, 107/1, 110, 111/2B, 112, 113/3, 4, 5, 117, 123, 124, 125, 127/1A, 1B, 2, 129, 130, 131, 132/1B1, 1B2, 1B3, 2A, 2B, 3A, 3B1, 3B2, 4, 133/1B1, 145, 146, 147/1A, 1B, 2pt, 148, 149, 150, 152, 153, 154, 155, 172, 173, 174/2, 3, 175, 176/1, 2, 3, 4, 5, 177, 178, 179 to 190, 191/2, 3, 192, 193, 194/1, 2, 3, 4, 195 to 209, 211/2A, 2B, 212/1, 4 213 in Padur village & 198/10 & 199/5 in Pudupakkam Village, Rajiv Gandhi Salai (Old Mahabalipuram Road) Tiruporur Taluk, Kancheepuram District pin 603103 measuring 296834.44 sq.mts area being developed by Pacifica Builders Pvt. Ltd.

2. Following technical professionals are appointed by Owner/Promoter:-

- (i) Shri **P.Raja** as Engineer
- (ii) **Er. K.Murali** as Structural Consultant
- (iii) M/s. **Neilsoft Limited** as MEP Consultant
- (iv) Shri. **S. Govindhasamy** as Site Supervisor/Clerk of Works

SIVA ANBARASAN
M Arch (U.S.A., England), A.I.I.A.,
Regd. Architect, CA/87/10769
TVLR/RA/Gr-I/2019/08/003
ANBU & FAIZAL
S3, IInd Floor, 43, Pantheon Road, Egmore,
Chennai - 600008. Ph: 28554262, 28410888
☎: 98401 09197, ✉: anbu.faizal@gmail.com



3. Based on the detailed inspection of the building and structural safety certificate issued by the Structural Engineer and to the best of my knowledge, I hereby certify that Tower D1 Pride Towers of the Building has been completed in all aspects as per the planning permission issued by the competent authority and building permission issued by the local body concerned. The Tower D1 Pride Towers of the Building is granted Completion Certificate bearing number NA dated NA by NA (Competent Authority).

Yours Faithfully,

Signature & Name (IN BLOCK LETTERS) of Architect with (CA No.....

SIVA ANBARASAN
M.Arch (U.S.A., England), A.I.I.A.,
Regd. Architect, CA/87/10769
TVLR/RA/Gr-I/2019/08/003
ANBU & FAIZAL
S3, IInd Floor, 43, Pantheon Road, Egmore,
Chennai - 600008. Ph : 28554262, 28410888
☎: 98401 09197, ✉: anbu.faizal@gmail.com



Er. K. MURALI, B.E. (Civil), M.E. (Structural), NDT (Civil), C.Engg (I), MIE, FIV, Dip-in-Arch., M.Sc. (Real Estate Valuation)
Registered Structural Engineer (CMDA, GCC, DTCP) Grade-1, Registered Engineer (GCC) Grade-1, Approved Income Tax Valuer Under Section 34AB,
Approved Valuer Reg No : F27167, Chartered Engineer Reg No : M-1590140, Consultant Engineer (Civil & Structural), Builder & Promoter

OFFICE :

PLAZA CENTER, Third Floor,
Shop No. 334, 206, Door No.129,
G.N. Chetty Road, Chennai - 600 006.

RESIDENCE :

New No. 51, Old No. 22A, Siddhi Vinayakar Koil Street,
(Behind T. Nagar, Bus Terminus)
T.Nagar, Chennai - 17.

Off : 2434 00 48
Cell : 9789018902

E-mail : muralirasi1971@gmail.com

FORM-4B

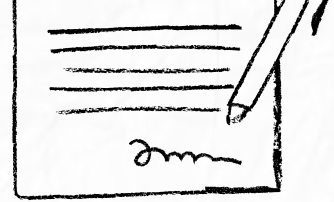
**STRUCTURAL STABILITY CERTIFICATE BY REGISTERED
STRUCTURAL ENGINEER
(To be furnished on completion of building)**

I/We Er.K. MURALI have undertaken assignment as Structural Engineer for the detailed design and construction of the building/block/Tower D1 of the Project Aurum PRIDE TOWERS (TNRERA vide No. TN/01/Building/0181/2019 dated 30th October 2019, of the building comprising of Stilt + 19 floors situated in the land bearing Survey Number/s89/1Apt, 3A pt, 90/1A pt, 1B, 2A, 2B, 2B2A, 91/1, 100/4, 5, 6, 7, 105, 106/1A, 1B, 2, 3, 4, 107/1, 110, 111/2B, 112, 113/3, 4, 5, 117, 123, 124, 125, 127/1A, 1B, 2, 129, 130, 131, 132/1B1, 1B2, 1B3, 2A, 2B, 3A, 3B1, 3B2, 4, 133/1B1, 145, 146, 147/1A, 1B, 2pt, 148, 149, 150, 152, 153, 154, 155, 172, 173, 174/2, 3, 175, 176/1, 2, 3, 4, 5, 177, 178, 179 to 190, 191/2, 3, 192, 193, 194/1, 2, 3, 4, 195 to 209, 211/2A, 2B, 212/1, 4213 demarcated by its boundaries (latitude and longitude of the end points) 12°48'31.4"N 80°12'51.7"E to the North 12°48'29.5"N 80°12'52.1"E to the South, 12°48'30.3"N 80°12'53.6"E to the East, 12°48'30.5"N 80°12'51.6"E to the West of Padur village & 198/10 & 199/5 in Pudupakkam Village, Rajiv Gandhi Salai (Old Mahabalipuram Road) Tiruporur Taluk, Kancheepuram District – 603103, Tamil Nadu, being developed by Pacifica Builders Pvt. Ltd.

It is certified that the building has been designed as a RCC structure to withstand the dead load, imposed load and wind load/earthquake loads ensuring structural safety and serviceability as per the norms and guidelines prescribed in applicable relevant standards and Codes of Bureau of Indian Standards.

Further after the detailed inspection of the building, it is certified that the constructed building is structurally safe and sound for the purpose for which it is constructed.

[Signature] 17/10/24
Yours faithfully,
Er. K. MURALI, BE(Civil), M.E.(Struct)
Registered Structural Engineer Grade-I(SE)DTCP
Chengalpattu Reg.No. CGLRCH/SE/Gr-I/2019/09/008
New No.14, Old No.24, Damodaran Street,
T.Nagar, Chennai - 17.
Signature, Name and seal
of the Registered Structural Engineer
Mobile: 97890 18902, Off: 2434 0048



our services doesn't just end there



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Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.



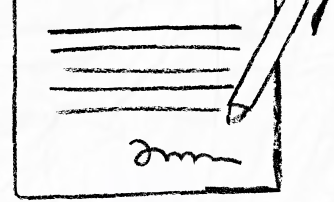
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Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter



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Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer



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

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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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