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Project - Quarterly Progress Report

Promoter's Name : Executive engineer, TNUHDB Madurai Division
Project Name : Rajakur Ph-II -1088 Units
Project Registration No : TN/20/Building/0102/2020,DT:03.03.2020
Quarter Ending : June Year 2023

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)	0	0
2	Parking Lots	0	0
3	UDS Registered in Sq.m.	0	0

B. Construction

Sl.No.	Description	Block/Tower No.	Status
1	Stage of construction of each Block/Tower, Floor wise	17	Completed
2	Status of common Amenities for each Block/Tower, Item wise	NA	NA

Sl.No.	Description	Percentage
1	Percentage of Completion	
	i) Physical	100 %
	ii) Financial Anticipated Project Cost 8975 Lakhs	100 %

C. Details of Clearances

1. Completion Certificate No.....(only CC No. in Text Format)
2. Compliance Report, if any (Kindly Specify) (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 Enclosed (in PDF Format)

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

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

(3)

FORM-4
ARCHITECT'S CERTIFICATE

Subject: Certificate of Completion of Construction Work of **1088 units - Rajakoor Ph II** consists 17 Blocks of the Building of the Project (TNRERA Registration Number TN/20/Building/0102/2020 Dated 03.03.2020) situated on the Plot bearing Survey no.139 Pt & 140 Pt demarcated by its boundaries Corner 1 - 9.925683°, 78.228526°, Corner 2 - 9.925094°, 78.230105°, Corner 3 - 9.923441°, 78.230813°, Corner 4 - 9.924062°, 78.227025°, Corner 5 - 9.924935°, 78.227107° and Corner 6 - 9.924751°, 78.228364°, having S.No.82 to the North S.No.138,141 & 143 to the South S.No.82 to the East S.No.135 to the West of Division Nil village Rajakoor Taluk Madurai East District Madurai PIN 625107 measuring 50843 sq.mts.area being developed by Executive Engineer ,TNUHDB,Madurai Division.

Sir,

I Executive Engineer ,TNUHDB,Madurai Division have undertaken assignment as Architect / Engineer of certifying completion of Construction Work of Building **1088 units - Rajakoor Ph II** of the Building situated on the plot No./Survey No. **139 Pt & 140 Pt** of Division Nil Village Rajakoor Taluk Madurai East District Madurai PIN **625107** measuring **50843** sq.mts.

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

- (i) M/s/Thiru/Tmt. **Executive Engineer ,TNUHDB,Madurai Division (In- house design)** as Architect/Engineer
- (ii) M/s/Thiru/Tmt. **Executive Engineer ,TNUHDB,Madurai Division (In- house design)** as Structural Consultant
- (iii) M/s/Thiru/Tmt. **Executive Engineer ,TNUHDB,Madurai Division (In- house design)** as MEP Consultant
- (iv) M/s/Thiru/Tmt. **Executive Engineer ,TNUHDB,Madurai Division (In- house design)** 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 **Construction Work of 1088 units - Rajakoor Ph II** Building has been completed in all aspects. The **Construction Work of 1088 units - Rajakoor Ph II** Building is granted Completion Certificate bearing number **Roc.No. 4867/2022/MAMA** dated 30.11.2022 by DTCP (Madurai Region)

Yours Faithfully,


D.ASOKAN

Executive Engineer ,TNUHDB,Madurai Division



Form - VII

COMPLETION CERTIFICATE

From A.Vijayan. B.E.: Assistant Director/ Member Secretary (i/c), District Town and Country Planning, Sector-6, Anaiyur - Mudakkathan Main Road, Koodal Puthur, Madurai- 625 017. email-ID:dtcpmadurai@gmail.com www.tn.gov.in/dtcp	To 1) The Executive Engineer, TNEB, Madurai. 2) The Executive Engineer, TWAD Board, 1/1, Sambalam, Ganesh Nagar, Opp. M.G.R Bus stand, Mattuthavani, Melur Road, Madurai-625007
Roc. No.4749/2022/Mama	Dated. 06.12.2022.

Sir,

Sub: Directorate of Town and Country planning - Completed Construction of Residential building - District Town and Country Planning office- Madurai District - North Taluk- East Panchyat Union - Rajakoor Village S.No. 139pt,140pt phase II of Site extent 50843 sqm- TNHADB Residential Building Constructed For 1088 Dwelling Units in Ground + 3 Floors -Completion Certificate-Issued- Reg.

Ref:

- 1) The Deputy Director, Madurai Region Proceeding Lr.Roc No. Roc.No1996/2017/mama4 dt.11.09.2018
- 2) Completion Certificate Application Received from The Executive Engineer, TamilNadu Habitat Development Madurai LR.No1283/AE(p)/2006 dated.31.10.2022.
- 3) G.O Ms.No.53, Housing and Urban Development (UD4(3)) Department, dt.16.04.2018.
- 4) Commissioner of Town and Country Planning Circular Roc.No.19992/2011 (1)-Special Cell, dt.31.05.2018.
- 5) G.O. Ms.No.18, Municipal Administration and Water Supply Department (MA1), dt.04.02.2019.
- 6) G.O. Ms.No.18, Housing and Urban Development (UD4(3)) Department, dt.04.02.2019.
- 7) G.O. Ms.No.16, Municipal Administration and Water Supply Department (MA1), dt.31.01.2020.

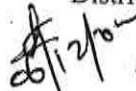
(2)

1) This is to certify that The Executive Engineer, Tamil Nadu Habitat Development Madurai, has constructed a Residential building 1088 Units in the Land Bearing in S.No139pt,140pt , Rajakoor Village, East Panchyat Unio, Northr Taluk, of Madurai District, for which Technical Clearance was sanctioned by The Deputy Director ,Madurai Regional office,Madurai vide Sanctioned vide order in Roc.No1996/2017/mama4 dt.11.09.2018 and Consequently Permission vide Lr.no 2/2020 Dated 21.2.2020 was also issued by president, Rajakoor panchayat. It was inspected and observed that the building has been completed as per approved plan and satisfies the norms for issue of Completion Certificate.

2) Accordingly, Completion Certificate is issued for the above construction vide C.C.No. 15/2022, dated:30.11.2022.

3) The Completion Certificate is issued in accordance with the provision of the Town & Country Planning Act, 1971 and the Rule20 of Tamilnadu Combined Development and Building Rule 2019 . As far as the Structural Stability / Adequacy aspect of building is Concerned, It is the sole responsibility of the Applicant/ Developer/ power agent and Structural Engineer/ Licensed Surveyor/ Architect and Construction Engineer who had involved in construction works of said building .Hence this completion Certificate does not endorse the Structural adequacy of the building..


Assistant Director / Member Secretary (i/c),
District Town and Country Planning,
Madurai.


6/12/2022

Copy to:

1) The President,
Rajakoor Panchayat,
East Panchayath Union ,
Rajakoor , Madurai

2)Executive Engineer,
Tamilnadu Urban HabitatDevelopmentBoard,
169,KK Nagar,Main Road,
Madurai-20

Rajakoor Phase II Photos

Construction of 1088 tenements at Rajakkur, Madurai LPA, Madurai district.



Construction of 1088 tenements at Rajakkur, Madurai LPA, Madurai district.





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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



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