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Project - Quarterly Progress Report

Promoter's Name	:	Visvas Promoters P Ltd
Project Name	:	Vibhava- F Block
Project Registration No	:	TN/20/BUILDING/0026/2020
Quarter Ending	:	JUNE 2022

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)	22	814.6 sq.m
2.	Parking Lots	12	150Sq.m
3.	UDS Registered in Sq.m.	19	717.2 Sq.m

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	Completed	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 (Rs 100 Lakhs)	100%

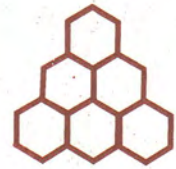
VISVAS PROMOTERS (P) LTD.,

84,TPK Road, Andalpuram, Madurai - 625 003.

Phone : 0452 – 2375211 E-Mail : enquiry@visvaspromoters.com Web : www.visvas.in

GSTN : 33AABCV2330G1ZU





VISVAS
PROMOTERS

C. Details of Clearances

1. Completion Certificate No. Enclosed
2. Compliance Report: Form 5- Certificate by Licensed Architect Enclosed
3. Audit Report of Special Account in Form 7 – **Enclosed**



[Handwritten signature]



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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 Pudur, 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, Madurai
Roc. No.4979/2021/Mp2	Dated. 30 .12 .2021.

Sir,

Sub: Completion Certificate (CC) - District Town and Country Planning office, Madurai District/ Madurai Local Planning Area - Madurai Corporation - Ponmeni Village – Ward No. XXIII, Block No.-26, T.S.No. 16/2A2pt, 5, 6A, 6B (Old R.S.No. 179/2, 4, 6 of regularized Layout No. 276(R)/1/2018, Plot No.19Pt, 20, 22, 23 & 24pt –Stilt + 4Floors Residential Building - Issue of Completion Certificate (CC)- Reg.

Ref:

- 1) Planning Permission No.81/2019 in Roc.No.2971/2019/MP2 dt.14.10.2019.
- 2) Your Completion Certificate request in letter dated.06.12.2021.
- 3) Construction Continuance Certificate No.05/2020, dt.11.06.2020.
- 4) G.O Ms.No.53, Housing and Urban Development (UD4(3)) Department, dt.16.04.2018.
- 5) Commissioner of Town and Country Planning Circular Roc.No.19992/2011 (1)-Special Cell, dt.31.05.2018.
- 6) G.O. Ms.No.18, Municipal Administration and Water Supply Department (MA1), dt.04.02.2019.
- 7) G.O. Ms.No.18, Housing and Urban Development (UD4(3)) Department, dt.04.02.2019.
- 8) G.O. Ms.No.16, Municipal Administration and Water Supply Department (MA1), dt.31.01.2020.

(2)

1) This is to certify that Thiru.S.Seetharaman, Managing Director, Visvas Promoters (P) Ltd have constructed the Residential Building in the above said site which was Sanctioned vide order in Roc.No2971/2019/Mp2, dt.14.10.2019, Planning Permission No.81/2019, dt. 14.10.2019. 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 in C.C.No.12/2021, dated: 30.12.2021.

3) The Completion Certificate is issued in accordance with the provision 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 Acts. The Completion Certificate issued under Development Control Regulation No.12 does not cover the Structural Stability aspect. It is the sole responsibility of the applicant/ developer/ power agent and the Structural Engineer/ 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.


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

Copy to:

✓ Thiru.S.Seetharaman,
Managing Director,
Visvas Promoters (P) Ltd,
No.84, TPK Road, Andalpuram,
Madurai-625003

Copy Submitted to :

The Tamil Nadu Real Estate Regulation Authority,
IA, First floor, Gandhi Irwin Bridge Road,
Egmore,
Chennai- 600 008.


30/12/21


30/12/21

FORM-4
ARCHITECT'S CERTIFICATE

Date: 30.06.2022

To,
Tamil Nadu Real Estate Regulatory Authority (TNRERA),
No.1A, 1st Floor,
Gandhi Irwin Bridge Road, Egmore,
Chennai - 600008

Subject: Certificate of Completion of Construction Work of TN/20/Building/0026/2020 Stilt + 4 Floors Residential Building with 22 dwelling units comprised in Plot Nos.'19 part, 20, 21, 22, 23, 24 part, Survey Nos,179/2, 4, 6, T.S No:16/2A2 Part, 5, 6A, 6B, Block No. 26, S.Ward No.23 at Ponmeni Village Madurai being developed by Visvas Promoters P Ltd.

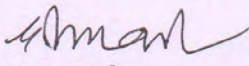
Sir,
I have undertaken assignment as Architect of certifying completion of Construction Work of Building mentioned in the subject above at Ponmeni Village, Madurai South Taluk, Madurai District measuring 2036.65 sq.mts area being developed by Visvas Promoters P Ltd.

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

- (i) Tmt. S Sreemathy As Architect/Engineer
- (ii) Thiru R Manivannan. as Structural Consultant
- (iii) Thiru T.K.Venkatesh Babu as Site Supervisor

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my knowledge, I hereby certify that Building has been completed in all aspects. The Building is Granted Completion Certificate bearing number 12/2021 dated 30/12/2021 by AD/Member Secretary, DTCP - LPA, Madurai.

Yours Faithfully,


S Sreemathy

SREEMATHY.S
Licensed Architect
Regn.No:CA/2010/50068.
TPK Road, Andalpuram
MADURAI-625 003



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.



NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management



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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



Ownership, Compliance & Legal Verification

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

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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