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PROJECT - COMPLETION REPORT

PROMOTER'S NAME	:	SARADEUZ INFRASTRUCTURES PRIVATE LIMITED
PROJECT NAME	:	TULIP
PROJECT REGISTRATION NO	:	TN/01/Building/0341/2020
QUARTER ENDING	:	30.06.2022

A. Sales

Sl.No	Description	Type	No.	Area	Total Area
1	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	2 BHK – 31	79	2660.56 Sq.m	7631.36 Sq.m
		2.5 BHK – 19		1772.44 Sq.m	
		3 BHK – 29		3198.36 Sq.m	
2	Parking Slots	Covered	56	--	--
		Open	23	--	--
3	UDS Registered in Sq.m	--	---	5275.34 Sq.m	5275.34 Sq.m

B. Construction

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

C. Details of Clearances

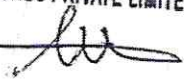
1. Completion Certificate No. CMDA/CC/NHRB/S/0111/2022
Dated: 23.05.2022
2. Compliance Report, if any (Kindly Specify) Nil
3. Annual Audit Report of Special Account in Form 7 Nil

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

Note: Report the above particulars under "Registered Projects" in www.tnrera.in

Your's Faithfully

For SARADEUZ INFRASTRUCTURES PRIVATE LIMITED


Director

Date : 30.06.2022

Place : Chennai

Tulip - Photos



FORM-4
ARCHITECT 'S CERTIFICATE

Date: 03.02.2023

To,

M/s. SARADEUZ INFRASTRUCTURES PRIVATE LIMITED,
represented by its Director MR. R. RAJKIRAN,
No. 1/673A, Perumbakkam Main Road,
Perumbakkam, Chennai – 600100.

Subject: Certificate of Completion of Construction Work of Residential Building project named as “TULIP”, 2 Blocks Stilt + 4 Floors + 5th Floor (part) 79 dwelling units (Block A - 50 dwelling units, Block B - 29 dwelling units) of the Project (TNRERA Registration Number TN/01/Building/0341/2020) comprised in Survey nos. 208/1A & 209/2(Part), demarcated by its boundaries to the North : Survey No.209/3B & Road in Survey No. 209/2(Part), to the South : Survey Nos. 208/1C1, 1C3 & 2, to the East : Survey Nos. 208/1B & 2, 209/1B, to the West : Survey Nos. 209/3A & 3B, 207 situated at Perumbakkam Village, Tambaram Taluk, Chengalpattu District, Pincode – 600100, measuring 3520.74 sq.mts. developed by M/s. SARADEUZ INFRASTRUCTURES PRIVATE LIMITED represented by its Director Mr. R. RAJKIRAN.

Sir,

I Mr. ENIYAN .A have undertaken assignment as Architect of certifying completion of Construction Work of Residential Building named as “TULIP”, 2 Blocks Stilt Floor + 4 Floors + 5th Floor (part) 79 dwelling units (Block A - 50 dwelling units, Block B - 29 dwelling units) of the Building comprised in Survey nos. 208/1A & 209/2 (Part) of Division Perumbakkam Village, Tambaram Taluk, Chengalpattu District, Pincode – 600100 measuring 3520.74 sq.mts. developed by M/s. SARADEUZ INFRASTRUCTURES PRIVATE LIMITED represented by its Director Mr. R. RAJKIRAN.

2. Following technical professionals are appointed by Promoter:

- (i) Thiru. ENIYAN A as Architect
- (ii) Thiru. C. KANNAN as Structural Consultant
- (iii) Thiru. P. SURENDHAR as Site Supervisor

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of our knowledge, we hereby certify that Residential Building has been completed in all aspects. The Residential Building named as "TULIP", 2 Blocks Stilt Floor + 4 Floors + 5th Floor (part) 79 dwelling units (Block A - 50 dwelling units, Block B - 29 dwelling units) is granted Completion Certificate bearing C.C.No.EC/South-II/145/2022 dated 23.05.2022, vide Letter No. CMDA/CC/NHRB/S/0111/2022 dated 23.05.2022, Chennai Metropolitan Development Authority, Chennai.

Yours Faithfully,

A. ENIYAN B. Arch
Reg. No: CA/2019/112595
D.No: 3/117D, Bharadhidasan Nagar,
Sendurai Po. Tk, Ariyalur Dt - 621 714.
Ph: 7639364410 / 7200429377



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, TANGEDCO,
Anna Salai, Chennai-600 002.
- 2) The Commissioner,
St.Thomas Mount Panchayat Union @
Chitlapakkam
Chennai-600 064.

Letter No. CMDA/CC/NHRB/S/0111/2022

Dated:23.05.2022

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-II) – Completed Construction of 2 Blocks Stilt Floor + 4Floors + 5th Floor (part) 79 Dwelling Units (Block A-50 dwelling units, Block B-29 dwelling units) of Residential Building with premium FSI comprising in S.No.208/1A & 209/2 of Perumbakkam Village, within the Limits of St.Thomas Mount Panchayat Union – Completion Certificate – Issued – Reg.

- Ref:
1. W.P(MD) No.8948 of 2019 & W.M.P.(MD) Nos.6912 & 6913/2019 dated 12.04.2019.
 2. CMDA Planning Permission No.B/NHRB/184 A to C/2020 dated 08.07.2020 in Planning Permit No.13553 in letter No. PP/NHRB/S(B2)/1190/2019 dated 08.07.2020.
 3. Completion Certificate Application received from M/s.Saradeuz Infrastructure Pvt. Limited Represented by its Director Thiru.R.Rajkiran on 21.03.2022.
 4. This office D.C. Letter even No. dated 12.05.2022.
 5. Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No.B0021412 dated 16.05.2022.

This is to certify that M/s.Saradeuz Infrastructure Pvt. Limited Represented by its Director Thiru.R.Rajkiran has Completed the Construction of 2 Blocks Stilt Floor + 4Floors + 5th Floor (part) 79 Dwelling Units (Block A-50 dwelling units, Block B-29 dwelling units) of Residential Building with premium FSI comprising in S.No.208/1A & 209/2 of Perumbakkam Village, within the Limits of St.Thomas Mount Panchayat Union vide CMDA Planning Permission issued in the reference 2nd cited. 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.

Contd.,

2. Accordingly Completion Certificate is issued for the above construction in C.C.No.EC/South-II/ 145 /2022 dated 23.05.2022.

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.

4. Further, the Completion Certificate issued is subject to outcome of the Hon'ble High Court order in the reference 1st cited (Also indicated in the Planning Permission approval letter in Serial No.11).

Yours faithfully,

M 23/05/2022

for MEMBER-SECRETARY

1/ 23/5/2022

Copy to:

1. M/s.Saradeuz Infrastructure Pvt. Limited
Represented by its Director Thiru.R.Rajkiran,
No.1/673A, Perumbakkam Main Road,
Perumbakkam,
Chennai - 600 100.
2. The Chairperson. (TNRERA Project Registration Certificate
TNRERA, No. TN/01/Building/0341/2020 dt.
CMDA Tower-II, 1st Floor, Egmore, 21.09.2020 in file No. TNRERA/3539/2020)
Chennai - 600 008.
3. The Deputy Financial Analyst (For Refund of Security Deposit for
Finance Division, CMDA. Building, Display Board and STP)
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

Home Vastu Shastra, Plot Vastu Shastra, Property Management



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

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