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FORM -4

ARCHITECT'S CERTIFICATE

Date : 29.09.2021

To

M/s. NEST ZONE INDIA PRIVATE LIMITED,
New No.15, Old No.6, Kamarajar Nagar 4th Street,
Choolaimedu, Chennai – 600 094.,

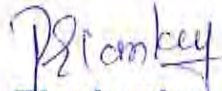
Subject : Certificate of Completion of Construction Work at **Nest Cultures** Building, 1 Block of the Building of the Project (TNRERA Registration Number TN/01/Building/0040/2020) situated at Plot bearing Nos.22 and 28, demarcated by its boundaries (Latitude and Longitude of the end points) to the North to the South 12.925439 to the East to the West 80.152351 of Ranga Colony Main Road, Sembakkam Village, Tambaram Taluk, Chengalpattu District, PIN Code 600 073., measuring 1167.05 Sq.mts. area being developed by M/s. Nest Zone India Private Limited.

Sir,

I, P.Elankani has undertaken assignment as Architect of certifying completion of Construction Work of **Nest Cultures** Building, 1 Block of the Building situated on the Plot Nos.22 and 28, comprised in Old S.Nos.126/1 and 126/2, as per previous patta No.2022 and present patta No.8091, New S.No.126/47, situated at Ranga Colony Main Road, Sembakkam Village, Tambaram Taluk, Chengalpattu District, PIN Code 600 073., measuring 1167.05 Sq.mts., area being developed by M/s. Nest Zone India Private Limited.

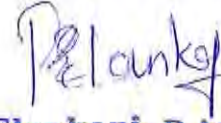
2. Following technical professionals are appointed by Promoter

- (i) Mrs.P.ELANKANI as Architect
- (ii) Mr.K.Kanagavel as Structural Consultant
- (iii) Mr.N.Velmani as Project Head
- (iv) Mr.Murugan as Site Supervisor


P. Elankani, D.Arch., Asst.,
Registered Architect Grade-II (RA)
RA/Gr.II/19/05/010
No.400, East Street, Mukulam,
Sathanur Karuvakurichi, Thiruvavur,
Mannarkudi-614018.
Mobile: 9500158393
E-mail: architect@nestbuilders.in

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my knowledge, I hereby certify that Nest Cultures Building, 1 Block of the building has been completed in all aspects. The Nest Cultures Building, 1 Block of the Building is granted Completion Certificate bearing No.CMDA/CC/NHRB/S/0168/2021, dated 27.07.2021 by Chennai Metropolitan Development Authority.

Yours Faithfully



P. Elankani, D.Arch., Asst.,
Registered Architect Grade-II (RA)
RA/Gr.II/19/05/010
No.400, East Street, Mukulam,
Sathanur Karuvakurichi, Thiruvavur,
Mannarkudi-614018.
Mobile: 9500158393
E-mail: architect@nestbuilders.in



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu Natarajan Building,
No.1, Gandhi Irwin Road, Egmore, Chennai - 600 008.

BY RPAD

COMPLETION CERTIFICATE

From	To
The Member-Secretary Chennai Metropolitan Development Authority "Thalamuthu-Natarajan Building" No.1, Gandhi-Irwin Road, Egmore, Chennai-600 008	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/S/0168/2021

Dated:27.07.2021

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-II) – Completed construction of Stilt floor + 5 Floors Residential building with 35 dwelling units availing Premium FSI at Plot No.22 & 28, Ranga Colony Main Road and Ranga Colony 2nd Street and V.O.C Street, Sembakkam, Chennai – 73 in Old S.No.126/1 & 126/2, New S.No.126/47 (as per patta) of Sembakkam Village within the limit of Sembakkam Municipality– Completion Certificate – Issued – Reg.

Ref: 1. CMDA Planning Permission No. B/NHRB/472/2019 in Planning Permit No.13055 in Letter No PP/NHRB/S(B1)/0976/2019 dated 23.12.2019.
2. Completion Certificate Application from M/s.Nest Zone India Private Limited, Rep. by its Managing Director M.Shanker Ganesh, GPA for M/s.Pooja Solutions LLP received on 24.06.2021.
3. This office D.C.Letter No.CMDA/CC/NHRB/S/0168/2021 dt.13.07.2021.
4. Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No. B0019525 dated 22.07.2021.
5. 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.Nest Zone India Private Limited, Rep. by its Managing Director M.Shanker Ganesh, GPA for M/s.Pooja Solutions LLP has constructed Stilt floor + 5 Floors Residential building with 35 dwelling units availing Premium FSI at Plot No.22 & 28, Ranga Colony Main Road and Ranga Colony 2nd Street and V.O.C Street, Sembakkam, Chennai – 73 in Old S.No.126/1 & 126/2, New S.No.126/47 (as per patta) of Sembakkam Village within the limit of Sembakkam Municipality sanctioned vide CMDA Planning Permission No. B/NHRB/472/2019 in Planning Permit No.13055 in Letter No PP/NHRB/S(B1)/0976/2019 dated 23.12.2019. It was inspected and observed that the building has been completed as per approved plan and satisfies the Norms for issue of Completion Certificate approved by the Monitoring Committee.

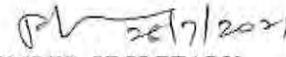
2. Accordingly Completion Certificate is issued for the above construction in C.C.No.EC/South-II/ 195 /2021 dated 27.07.2021.

Contd.,

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 5th cited (Also indicated in the Planning Permission approval letter 1st cited),

Yours faithfully,


for MEMBER-SECRETARY

Copy to:

1/ M/s.Nest Zone India Private Limited,
Rep. by its Managing Director
M.Shanker Ganesh, GPA for
M/s.Pooja Solutions LLP,
Door No.15, Kamarajar Nagar 4th Street
Choolaimedu, Chennai – 600 094.

2/ The Chairperson,
TNRERA,
CMDA Tower-II, 1st Floor, Egmore,
Chennai – 600 008.

(Letter No.TNRERA/731/2020 dt.
06.02.2020 which in TNRERA Project
Registration Certificate No.TN/01/
Building/0040/2020 dt.06.02.2020.)

3. The Deputy Financial Analyst
Finance Division, CMDA.

(For Refund of Security Deposit for
Building, Septic Tank and Display Board)

4. The System Analyst, Computer Cell, CMDA
(to update Webpage).

Note:

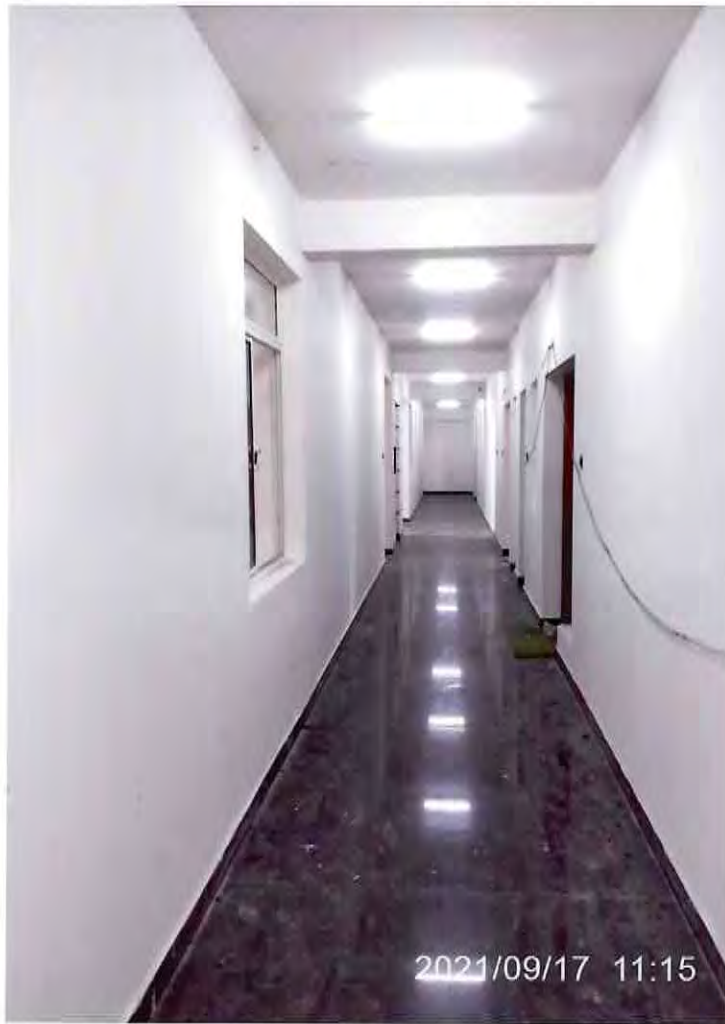
(i) The Original Cash Receipt for the Security Deposit shall be surrendered for refund by the applicant.

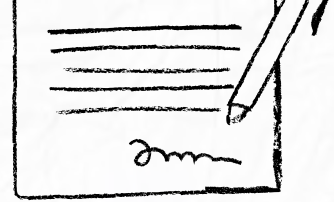
(ii) If any change in the name of Security Deposit payee an Indemnity Bond in the prescribed format along with NOC from the applicant are to be furnished.

NEST CUTULRES – COMPLETION PHOTOGRAPHS (OUTER VIEW)



NEST CUTULRES – COMPLETION PHOTOGRAPHS (INNER VIEW)





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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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