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Project - Quarterly Progress Report

Promoter's Name	:	**M/s. Casagrand Millenia Pvt. Ltd**
Project Name	:	**CASAGRAND MILLENIA**
Project Registration No	:	**TN/29/Building/0411/2020, Dated:06/11/2020**
Quarter Ending	:	**June 2023**

REAL ESTATE REGULATORY AUTHORITY TAMILNADU CHENNAI 25 JUN 2024

A. Sales

Sl. No.	Description	Cumulative No. of Units upto the Quarter	Total Area In Sq.Mtr
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	145	30,166.30
2.	Parking Lots	145	1812.50
3.	UDS Registered in Sq.m.	82	6,908.12

B. Construction

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

Sl.No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	100%
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	12803.84

C. Details of Clearances

1. Completion Certificate No - **No**
2. Compliance Report, if any (Kindly Specify) – **N.A**
3. Annual Audit Report of Special Account in Form 7 – Enclosed

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

For CASAGRAND MILLENIAA PVT. LTD.

Authorised Signatory.

BLOCK	Core No	Flat No	STAGE OF CONSTRUCTION
A-Block	A1,A2 &A3	Flat No. 01 to 09 series	A block -Raft Completed
			Basement Roof slab Completed
			A -Block Structure work completed (G + 8th floor roof slab)
			A block -Block Work completed -73/73 Flats
			A block -Internal Plastering completed 73 /73 Flats
			A block -Flooring Mile stone completed 68/73 Flats
			A block -Maindoor Fixing completed 43/73 Flats
B-Block	B1,B2 &B3	Flat No. 01 to 09 series	B block -Raft Completed
			B block basement Roof slab Completed
			B -Block Structure work completed (G + 8th floor roof slab)
			B block -Block Work completed -73/73 Flats
			B block -Internal Plastering completed 39/73 Flats
			B block -Flooring Mile stone completed 43/73 Flats
			B block -Maindoor Fixing completed 13/73 Flats
CLUB HOUSE			Club house -Raft Completed
			Basement roof slab Completed
			Ground floor roof Slab completed.
			First floor roof slab concrete Completed
External Work			Compound wall pile work completed
			Compound wall block work & Plastering Work Completed
			GSB Filling - 50% completed (Road Work base layer)

CASAGRAND
building aspirations

East side elevation

CASAGRAND
building aspirations

A block –North Elevation

CASAGRAND
building aspirations

B-Block South side Elevation

CASAGRAND
building aspirations

B- North Side Elevation

CASAGRAND
building aspirations

CLUB HOUSE

7

CASAGRAND
building aspirations

External Road work completion

CASAGRAND
building aspirations

BY RPAD

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road,
Egmore, Chennai - 600 008
Phone : 28414855 Fax: 91-044-28548416
E-mail: mscmda@tn.gov.in
Web site: www.cmdachennai.gov.in

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 Managing Director,
CMWSSB, No.1, Pumping Station Road
Chintadripet,
Chennai-600 002.

Letter No. CMDA/CC/HRB/C/136/2023 **Dated: 01-09-2023**

Sir / Madam,

Sub: CMDA – Enforcement Cell (Central - I) – Completed construction of High Rise Building consisting of **Combined Basement Floor + Combined Ground Floor** with Gym, Club House & 18 Dwelling units; **Tower-A** : 1st Floor to 7th Floor +8th floor (Part) with 64 Dwelling units; **Tower-B**: 1st Floor to 7th Floor + 8th Floor (Part) with 64 Dwelling units; **(Totally 146 Dwelling units)** and Swimming Pool at 2nd floor level above Indoor games & incidental activities at S.No.79 & 80 of Nolambur village, Annamalai Avenue, Chanakyan cross Road, Maduravoyal Taluk, Chennai-600 095, within the limits of Greater Chennai Corporation – Completion Certificate – Issued - Reg.

Ref:
1. Environmental Clearance issued by the Government of India Ministry of Environment Forest and Climate Change (issued by the SEIAA, Tamil Nadu) letter No. SEIAA/TN/F.No.7421 /EC/8(a)/716/2020 dated 23.09.2020.
2. CMDA issued Planning Permission in P.P.No. C/PP/MSB/34 (A to I)/2020, in Planning Permit No.13236 in letter No. CMDA/PP/MSB/N/0004/2020 dated 15.10.2020.
3. TNRERA Registration No. TN/29/Building/0411/2020, dt 06.11.2020 in Letter No. TNRERA/5977/2020 valid till 31.12.2023.
4. Compliance certificate issued by DF&RS in D. Dis. No.4306/C1/2023, C.C. No.26/2023 dated 19.04.2023.
5. This office D.C.Letter even No. dated 23.08.2023.
6. The applicant has remitted Additional Development Charges & Infrastructure and Amenities Charges vide CMDA Receipt No.B0024055 dated 25.08.2023.
7. 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. Casa Grand Milleniaa Pvt. Ltd., (GPA for M/s. Arul Jothi Brick Works & 14 others) has obtained Planning Permission for the construction of High Rise Building consisting of **Combined Basement Floor + Combined Ground Floor** with Gym, Club House & 18 Dwelling units; **Tower-A** : 1st Floor to 7th Floor +8th floor (Part) with 64 Dwelling units; **Tower-B**: 1st Floor to 7th Floor + 8th Floor (Part) with 64 Dwelling units; **(Totally 146 Dwelling units)** and Swimming Pool at 2nd floor level above Indoor games & incidental activities at S.No.79 & 80 of Nolambur village, Annamalai Avenue, Chanakyan cross Road, Maduravoyal Taluk, Chennai-600 095, within the limits of Greater Chennai Corporation in the reference 2nd cited.

/pto/

2. Accordingly Completion Certificate is issued for the above construction in **C.C.No.EC/Central-I/ 275 /2023 dated 01.09.2023.**

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 7th cited (Already indicated in the Planning permission approval letter in Sl.No. 17th cited).

Yours faithfully,

S. Prashivirai 01/09/23

for MEMBER-SECRETARY

1/9/2023

Copy to:

1.	M/s. Casa Grand Milleniaa Pvt. Ltd., (GPA for M/s. Arul Jothi Brick Works & 14 others) NPL Devi, 3rd floor, New No.11, Old No. 59, L.B.Road, Thiruvanmiyur, Chennai – 600 041.	(With a request to obtain consent to operate (CTO) as per applicable rules from TNPCB)
2.	The Chairperson, TNRERA CMDA – Tower-II (1st Floor), No.1-A Gandhi-Irwin Bridge Road, Egmore, Chennai-8.	(TNRERA Registration No. TN/29/Building/0411/2020, dt 06.11.2020 in Letter No. TNRERA/5977/2020 valid till 31.12.2023).
3.	The Deputy Financial Analyst Finance Division, CMDA.	(For Refund of Security Deposit for Building, Display Board & STP)
4.	The System Analyst, Computer Cell, CMDA, (to update Webpage)	

Note:

As per the O/o.No.1/2023 dated 12.01.2023 the applicant furnished necessary documents for refund of Security Deposit for releasing the Completion Certificate.

K.P.Lenin
Registered Architect Grade-I (RA)
RA/Gr.I/19/03/072

FORM-4

ARCHITECT'S CERTIFICATE

(Issued on completion of the Building)

Date: 16.09.2023

To, Tamil Nadu Real Estate Regulatory Authority
Door No. 1A, 1st floor,
Gandhi Irwin Bridge Road,
Egmore, Chennai - 600008

The - M/s. Casagrand Millenia Pvt. Ltd.,
NPL Devi Apartments, New No.111, Old No.59,
L.B. Road, Thiruvanmiyur, Chennai – 600041.

Subject: Certificate of Completion of Construction of Combined Basement Floor + Combined Ground Floor with Gym, Club House & 18 Dwelling units, Tower-A: 1st Floor to 7th Floor + 8th Floor(Part) with 64 dwelling units, Tower-B: 1st Floor to 7th Floor + 8th Floor(Part) with 64 Dwelling Units (Totally 146 Dwelling Units) and Swimming Pool at 2nd Floor level above Indoor Games & Incidental Activities comprised in S.Nos.79 & 80 of Nolambur Village, Annamalai Avenue, Chanakyan Cross Road, Maduravoyal Taluk, Chennai.

Sir,

1. I, **K.P.Lenin** have undertaken assignment as Architect and Certifying the Completion of Construction of Combined Basement Floor + Combined Ground Floor with Gym, Club House & 18 Dwelling units, Tower-A: 1st Floor to 7th Floor + 8th Floor(Part) with 64 dwelling units, Tower-B: 1st Floor to 7th Floor + 8th Floor(Part) with 64 Dwelling Units (Totally 146 Dwelling Units) and Swimming Pool at 2nd Floor level above Indoor Games & Incidental Activities comprised in S.Nos.79 & 80 of Nolambur Village, Annamalai Avenue, Chanakyan Cross Road, Maduravoyal Taluk, Chennai. and measuring **14002.10 Sq.Mtr** plot area been developed by [M/S. CASAGRAND MILLENIA PVT. LTD].

K.P.Lenin
Registered Architect Grade-I (RA)
RA/Gr.I/19/03/072

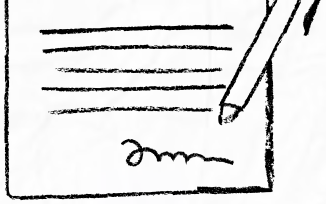
2. The Technical professionals are appointed by Owner / Promoter :
   (i) Mr. K.P.Lenin as - Architect ;
   (ii) Mr. Kishor Sopanrao Gavali as Structural Engineer
   (iii) M/s. Sumanam Engineering Services Pvt Ltd., as MEP Consultant
   (iv) Mr. M.Rajkumar as Site Supervisor

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor; and to the best of my/our knowledge, I/We hereby certify that Completion of Construction of Combined Basement Floor + Combined Ground Floor with Gym, Club House & 18 Dwelling units, Tower-A: 1st Floor to 7th Floor + 8th Floor(Part) with 64 dwelling units, Tower-B: 1st Floor to 7th Floor + 8th Floor(Part) with 64 Dwelling Units (Totally 146 Dwelling Units) and Swimming Pool at 2nd Floor level above Indoor Games & Incidental Activities of the Building has been completed in all aspects and is fit for occupancy for which it has been erected / re-erected / constructed and enlarged.

Yours Faithfully,

Signature,
Mr. K.P.Lenin
Architect with (License No: RA/Gr.I/19/03/072)

K.P. LENIN, B.Arch.,
Registered Architect,
CMDA Regd. No. RA/Gr.I/19/03/072/18-03-2019
#12A, Roomscape "The Village" Pillaiyar Kovil Street
Thalambur, Chennai-600130. Ph: 75500 55541
Email: architectlenin@yahoo.com



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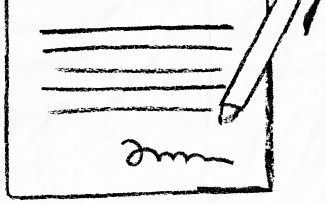
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Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

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

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