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Project - Quarterly Progress Report

Promoter's Name	:	M/S NAAGHAPPA SHELTERS
Project Name	:	ORCHID
Project Registration No	:	TN/29/Building/0125/2021 Date:21-04-2021
Quarter Ending	:	(January, February & March) Year 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)	20	1616.97 sq.m
2.	Parking Lots	11	-
3.	UDS Registered in Sq.m.	NIL	NIL

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	Single Block	Project 100% Completed
2.	Status of common Amenities for each Block/Tower, Item wise	Single Block	-

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


KAV STRUCTURAL DESIGN CONSULTANT
D. KABILAN, M.Tech (Struct).
CMDA REGISTER No: (SE/GR-II/19/04/047)
PL.No: 13, SHIRIDI SAI NAGAR,
POONAMALLEE, CHENNAI - 600 056.
CELL - 9884399903

C. Details of Clearances

1. Completion Certificate No. CMDA/CC/NHRB/0020/2022
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) attached in PDF Format

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


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CELL: 9884399903



D. Kabilan

KAV S RUCTURAL DESIGN CONSULTANT
D. KABILAN, M.Tech (Struct).
 UMDA REGISTER No: (SE/GN-1)
 PL.No: 13, SHIRIDI SAI NAGAR,
 POONAMALLEE, CHENNAI - 600 056.
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POONAMALLEE, CHENNAI - 600 056.
CELL: 9884399903



Plot No.21, Manimegalai Street, Ullagaram,
Chennai - 600 091.

**FORM-4
ARCHITECT 'S
CERTIFICATE**

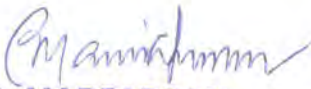
Date: 01-03-2022

To

**Naaghappa Shelters
No.1, Kennedy Nagar,
Anakaputhur,
Chennai- 600 070.**

Subject: Certificate of Completion of Construction Work of Building Residential of the Building of the Project **(TNRERA Registration Number TN/29/builing/0125/2021)** situated on the Plot bearing Plot No.21, Manimegalai Street, Ullagaram, Chennai - 600 091, demarcated by its boundaries(latitudeandlongitudeoftheendpoints) Latitude - 12.9687109 Longitude - 80.1905604, Road to the North, property belongs to Narayana Singh and Rajalakshmi to the South, Puzthivakkam Border to the East, Property belongs to Viswanathan to the West of Division 168, Zone 14, Survey No.87/13, Block No.27, Ward No.D, Town Survey No.39, Thalakkanchery Village, Alandur Taluk, Chennai District, PIN - 600 091, measuring 1461.43 sq.mts. Area being developed by Naaghappa Shelters.

I, Mr.P.Mariappan, have undertaken assignment as Architect/Engineer of certifying completion of Construction Work of Residential Building **ORCHID** of the Building situated on the Plot No.21, Manimegalai Street, Ullagaram, Chennai - 600 091, of Division 168, Zone 14, Survey No.87/13, Block No.27, Ward No.D, Town Survey No.39, Thalakkanchery Village, Alandur Taluk, Chennai District, PIN - 600 091, measuring 1461.43sq.mts. Area being developed by **Naaghappa Shelters.**


P. MARIAPPAN, B.E., MIE.,
Consulting Civil & Structural Engineer,
Registered Engineer
Grade - I CRE / GR-I / 19/3/057
CMDA
Cell : 9841296750

#19/1, United India Nagar, 1st Main Road,
Ayanavaram, Chennai - 600 023.
Tel 044 - 2674 5655, 984129 6750 / 8754443798
Email : mrassociates.engineers@gmail.com
pmari_sasi@yahoo.co.in
www.mrassociates.co



Following technical Professionals are appointed by Owner/Promoter as applicable

M/s/Thiru/Tmt._P.Mariappan_as Architect/Engineer

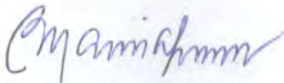
M/s/Thiru/Tmt._KABILAN__as Structural Consultant

M/s/Thiru/Tmt._____as MEP Consultant

M/s/Thiru/Tmt._M.Shanmugam_as Site Supervisor/Clerk of Works

2. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my/our knowledge, I/We hereby certify that Residential Building of the Building has been completed in all aspects. The Residential Building 1 Block of the Building is granted Completion Certificate bearing number CMDA/CC/NHRB/S/0020/2022 dated 28-02-2022 by **CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY, ZONAL OFFICE-EGMORE**(Competent Authority).

Yours Faithfully,



Signature & Name

P. MARIAPPAN, B.E., MIE.,
Consulting Civil & Structural Engineer,
Registered Engineer
Grade - I CRE / GR-I / 19/3/057
CMDA
Cell : 9841296750



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 Managing Director, CMWSSB,
No.75, Santhome High Road
MRC Nagar, R.A.Puram,
Chennai-600 028.

Letter No. CMDA/CC/NHRB/S/0020/2022

Dated:28.02.2022

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-II) – Completed Construction of Stilt Floor + 5 Floors Residential Building with 20 Dwelling Units affordable Housing at Plot No.21, Manimegalai Street, Ullagaram, Chennai-600 091 comprised in S.No.87/13 (as per Document), T.S.No.39, Block No.27, Ward-D (as per Patta) of Thalakkananchery Village, within the Limits of Greater Chennai Corporation – 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/03/2021 dated 06.01.2021 in Planning Permit No.13911 in letter No.PP/NHRB/S(B2)/344/2020 dated 06.01.2021.
 3. Completion Certificate Application received from Tmt.T.Jayalakshmi, GPA for Tvl.1.N.Lakshmi, 2.N.Balakrishnan & 3.N.Ganesh on 30.12.2021.
 4. This office D.C.Letter even No.dt.21.02.2022.
 5. Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No.B0021001 dated 24.02.2022.

This is to certify that Tmt.T.Jayalakshmi, GPA for Tvl.1.N.Lakshmi, 2.N.Balakrishnan & 3.N.Ganesh has Completed the Construction of Stilt Floor + 5 Floors Residential Building with 20 Dwelling Units affordable Housing at Plot No.21, Manimegalai Street, Ullagaram, Chennai-600 091 comprised in S.No.87/13 (as per Document), T.S.No.39, Block No.27, Ward-D (as per Patta) of Thalakkananchery Village, within the Limits of Greater Chennai Corporation vide CMDA Planning Permission 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/ 051 /2022 dated 28.02.2022.

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,

for MEMBER-SECRETARY

Copy to:

1. Tmt.T.Jayalakshmi, GPA for
Tvl.I.N.Lakshmi, 2.N.Balakrishnan &
3.N.Ganesh,
Plot No.9, 46th Street,
Nanganallur,
Chennai - 600 061.
2. The Chairperson,
TNRERA,
CMDA Tower-II, 1st Floor, Egmore,
Chennai – 600 008. (TNRERA Project registration No.
TN/29/Building/0125/2021, dated
21.04.2021 in file
No.TNRERA/1806/2021)
3. The Deputy Financial Analyst
Finance Division, CMDA. (For Refund of Security Deposit for
Building 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.



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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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