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Project - Quarterly Progress Report

Promoter's Name	:	BCIL Zed Ria Properties Pvt Ltd
Project Name	:	Tower-E
Project Registration No	:	TN/01/Building/0236/2021 dated 04.08.2021
Quarter Ending	:	31 st October 2023

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)	14 Units	1414.41 Sq.M
2.	Parking Lots	08 Nos	-
3.	UDS Registered in Sq.m.	14 Units	638.84 Sq.M

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	Tower-E	Completed
2.	Status of common Amenities for each Block/Tower, Item wise	Furnished	Completed

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

C. Details of Clearances

1. Completion Certificate No. **CMDA/CC/NHRB/S/0392/2023** (only CC No. in Text Format)
2. Compliance Report, if any (Kindly Specify)----- (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 **Furnished** (in PDF Format)

D. Latest Photo with Date (Atleast from 2 angles) Furnished (in PDF Format)

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

For BCIL ZED RIA PROPERTIES PVT LTD.,


Authorized Signatory.

5. Latest Quarterly Progress Report (QPR).

Copy Attached

6. Effecting Water Supply and Sewerage Facilities.

6.1 Water: The Total Water requirement for 15 units in Tower-E and the common amenities / Area is Approximately 11000 litres per day Provided.

6.2 Sump: 1 No of Domestic Water Sump Provided to the capacity 15,000 litres.

6.3 Septic: septic tank is provided with a capacity of 13000 litres. Sewage shall be disposed periodically through sewage tankers.

7. Effecting Power Supply and Functioning of Lifts.

7.1 Power Supply: 1Nos of DP Structure, 1 No of 100 KVA Transformer and 1 No of 125 KVA Genset.

15 EB Meters in Tower-E Apartment and 1 EB Meter for Common Amenties have obtained in our Company Name – Bcil Zed Ria Properties Pvt Ltd.

As and when the booked customers register the sale deed, property tax will be transferred in their name. on submission of the property tax Receipt, with actual owner's name to EB department, the connection will be transferred in the name of the apartment owner.

7.2 Solar Power: The Solar panel Systems have been installed each block with capacity of 8 KW. This has been connected to common Area load (Like Lifts and Lights).

For BCIL ZED RIA PROPERTIES PVT LTD.,


Authorized Signatory.

Project Name: Bollineni Renata Tower – E
Site Photos



For BCIL ZED RIA PROPERTIES PVT LTD.,

 Authorised Signatory.



For BCIL ZED RIA PROPERTIES PVT LTD.;

 Authorised Signatory.



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/0392/2023

Dated: 31.10.2023

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-II) – Completed Construction of Stilt Floor + 5 Floors Residential Building with 15 Dwelling Units at Plot reserved for Special Building in the CMDA Approved layout P.P.D/L.O No.20/2014 in Old S.No.276/11G (Part) & 276/11H (Part), New S.No.276/11B5 of Ottiyambakkam 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/66/2021 dated 09.03.2021 in Planning Permit No. 13974 in letter No.PP/NHRB/S(B2)/487/2020 dated 09.03.2021.
3. The Chairperson, TNRERA letter No.TNRERA/3017/2021, dated 04.08.2021.
4. Completion Certificate Application received from M/s.BCIL ZED RIA Properties Pvt., Ltd., represented by its Authorized Signatory Thiru.S.Ganesh on 22.08.2023.
5. This office DC Advice letter even No. dated 03.10.2023.
6. Applicant letter dated 09.10.2023 enclosing the remittance of Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No. B0024254 dated 05.10.2023.

This is to certify that M/s. BCIL ZED RIA Properties Pvt., Ltd., represented by its Authorized Signatory Thiru.S.Ganesh has Completed the Construction of Stilt Floor + 5 Floors Residential Building with 15 Dwelling Units at Plot reserved for Special Building in the CMDA Approved layout P.P.D/L.O No.20/2014 in Old S.No.276/11G (Part) & 276/11H (Part), New S.No.276/11B5 of Ottiyambakkam Village, within the Limits of St.Thomas Mount Panchayat Union for which Planning Permission is accorded 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 prescribed in Rule 20(6) Annexure XXIII of TNCD BR, 2019.

2. Accordingly, Completion Certificate is issued for the above construction in C.C. No.EC/South-II/ 324/2023 dated 31 .10.2023.

p.l.o.

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 Rule 20 (6) Annexure-XXIII of Tamil Nadu Combined Development & Building Rules, 2019 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.12th).

Yours faithfully,

DL *31/10/23*
for MEMBER-SECRETARY
31/10/23

Copy to:

1. M/s. BCIL ZED RIA Properties Pvt., Ltd.,
represented by its Authorized Signatory
Thiru.S.Ganesh,
Nookampalayam - Perumbakkam Main Road,
Sithalapakkam Post, Chennai-600 126.
2. The Chairperson,
TNRERA,
CMDA Tower-II, 1st Floor, Egmore,
Chennai - 600 008. (Extention of TNRERA letter No. TNRERA/3017/2021 dated 04.08.2021 in Registration No. TN/01/Building/0236/2017, valid upto 08.03.2026).
3. The Deputy Financial Analyst
Finance Division, CMDA. (For Refund of Security Deposit for Building, Display Board and Septic Tank)
4. The System Analyst, Computer Cell, CMDA (to update Webpage)

Note:

- (i) The Original Cash Receipt No. B0018117 dated 14.12.2020 for the Security Deposit has been 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.

7

S. KARTHICK, B.Tech., (Civil),
REGISTERED ENGINEER CMDA (Grade- III)

No:18/137, M.G.R Street,
Thanthai Periyar Nagar,
Korattur,
Chennai-600 080.
Cell: 7845376394
9514925288

Email :karthick14121997@gmail.com

FORM-4
ARCHITECT'S CERTIFICATE

(To Be issued on completion of the building / block/ Tower)

Date: 31.10.2023

To
BCIL Zed Ria Properties Pvt Ltd
Nethaji Nagar, Nookampalayam-
Sithalapakkam Link Road,
Perumbakkam, Chennai-600131

Subject: Certificate of Completion of Construction work of **Residential** Building – **Tower-E: Stilt Floor + 5 Floors with 15 Dwelling units** Block of the Building of the Project (TNRERA Registration Number **TN/01/Building/0236/2021 Dt.04.08.2021** situated on the Plot bearing old Survey No.**276/11G Part & 276/11H Part at New Survey No's. 276/11B5** Door No.-----Demarcated by its boundaries (latitude and longitude of the end points **12.865304, 80.197123** to the North ----- to the South ----- to the East ----- to the West ---- of Division **Ottiyambakkam** Village **Tambaram** Taluk and **Chengalpattu** District PIN **600130** Measuring **1,516.60 (SBA) Sq.mts and 685.00 (UDS) Sq.Mts** area being developed by **BCIL Zed Ria Properties Pvt Ltd.**

Sir,

I/We **S. Karthick** have undertaken assignment as Architect / Engineer of certifying completion of Construction Work of **Residential** Building /Block/ **Tower-E: Stilt Floor + 5 Floors with 15 Dwelling units** /Tower/ of the Plots situated on the plot - Survey No. **276/11G Part & 276/11H Part at New Survey No's. 276/11B5** Door No.-----of Division,----- **Ottiyambakkam** Village, **Tambaram** Taluk and **Chengalpattu** District PIN **600130** Measuring **1,516.60 (SBA) Sq.mts and 685.00 (UDS) Sq.Mts** area developed by **BCIL Zed Ria Properties Pvt Ltd.**

S. KARTHICK, B.Tech., (CIVIL)
CMDA Registered Engineer
Registration No. RE/GR-III/2022/09/362
No. 18/137, M.G.R. STREET,
THANTHAI PERIYAR NAGAR, KORATTUR,
CHENNAI-600 080. Cell: 7845376394
E-mail: karthick14121997@gmail.com

2. Following technical professionals are appointed by Owner/Promoter: (as applicable)

- (i) M/s/Thiru/Tmt. **S.Karthick** as Architect Engineer
- (ii) M/s/Thiru/Tmt. **Er.V.Sabarish** as Structural Consultant
- (iii) M/s/Thiru/Tmt. **Esvee Designs** as MEP Consultant
- (iv) M/s/Thiru/Tmt. **Bala Subramaniam** as Site Supervisor /Clerk of Works

Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my/our knowledge, I/We hereby certify that all **Residential** Building/**Tower-E: Stilt Floor + 5 Floors with 15 Dwelling units** Blocks of the Building has been completed in all aspects. The **Residential** Building **Tower-E** Block of the Building is granted Completion Certificate bearing number **CMDA/CC/NHRB/S/0392/2023** dated **31.10.2023** by **Chennai Metropolitan Development Authority** (Competent Authority).

Yours Faithfully



S. KARTHICK, B.Tech., (CIVIL)
CMDA Registered Engineer
Registration No. RE/GR-III/2022/09/352
No. 18/137, M.G.R. STREET,
THANTHA PERIYAR NAGAR, KORATTUR,
CHENNAI-600 060. Cell: 7845376394
E-mail: karthick14121997@gmail.Com

L.S/ Architect with License No



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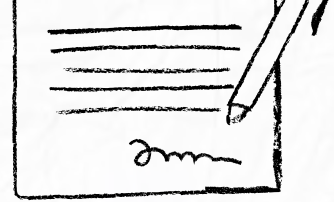
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Zoning & Land Use Analysis

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Property Documentation & Workflow Tools

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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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