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Project - Quarterly Progress Report

Promoter's Name	:	M/s. Etica Developers Private Limited
Project Name	:	ETICA BAY 7
Project Registration No	:	TN/29/BUILDING/0272/2021
Quarter Ending	:	December 2022

A. Sales

Sl. No.	Description	Cumulative No. of Units up to the Quarter	Total Area
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	04	7492 Sq Ft
2.	Parking Lots	04	04
3.	UDS Registered in Sq.m.	04	3496 sq mt

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	Single Tower	<u>COMPLETED</u>
2.	Status of common Amenities for each Block/Tower, Item wise	Single Tower	<u>COMPLETED</u>

Sl.No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	100%
	ii) Financial (Enter Anticipated Project Cost in Lakhs) – Rs. 1120 Lakhs	100%

C. Details of Clearances

1. Completion Certificate No. CMDA/CC/NHRB/S/246/2022 (only CC No. in Text Format)
2. Compliance Report, if any (Kindly Specify) NIL (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 ENCLOSED (in PDF Format)

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

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

For ETICA DEVELOPERS PVT. LTD.


Authorised Signatory



ETKA
BAY7





CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

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



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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/246/2022

Dated: 11.08.2022

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-I) – Completed construction of Stilt Floor + 3 Floors + 4th Floor (part) Residential Building with 7 dwelling Units at Old Door No.20, New Door No.14, 4th Seaward Road, Valmiki Nagar, Thiruvanmiyur, Chennai-600 041 comprised in S.No.210 part, T.S.No.-8, Block No.64 of Thiruvanmiyur 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 of 2019 dated 12.04.2019.
2. CMDA Planning Permission No. PP/NHRB/199/2021 in Planning Permit No.14307 in letter No. PP/NHRB/S(B2)/0249/2021 dated 16.07.2021.
3. Completion Certificate Application received from M/s. Etica Developers Private Limited, Represented by its Director Thiru.G.Diliban, on 27.06.2022.
4. This office D.C. Letter even No dated 03.08.2022.
5. Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No.C101547, dt. 03.08.2022.

This is to certify that M/s. Etica Developers Private Limited, Represented by its Director Thiru.G.Diliban, has completed the construction of Stilt Floor + 3 Floors + 4th Floor (part) Residential Building with 7 dwelling Units at Old Door No.20, New Door No.14, 4th Seaward Road, Valmiki Nagar, Thiruvanmiyur, Chennai-600 041 comprised in S.No.210 part, T.S.No.-8, Block No.64 of Thiruvanmiyur Village within the limits of Greater Chennai Corporation 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 & TNCDBR 2019.

Contd.

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2. Accordingly Completion Certificate is issued for the above construction in C.C.No.EC/South-I/ 253 /2022 dated 11.08.2022.

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 is issued 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. 11th reference)

Yours faithfully,

for MEMBER-SECRETARY

Copy to:

1. M/s. Etica Developers Private Limited,
Represented by its Director Thiru.G.Diliban,
No. 24, Exotica Tower, 6th Floor,
Venkatanarayana Road, T.Nagar,
Chennai-600 017.
2. The Chairperson,
TNRERA,
CMDA Tower-II, 1st Floor, Egmore,
Chennai - 600 008. (TNRERA Registration
No.TN/29/Building/0272/2021 in Letter
No. TNRERA/4928/2021, dated
31.08.2021)
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 No. CMDA/PP/RC/0069/2021, dated 12.07.2021 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.



FORM 4

ARCHITECT'S CERTIFICATE

DATE: 01.08.2023

To,

M/s. ETICA DEVELOPERS PRIVATE LIMITED,

represented by its Managing Director

Mr. G. DILIBAN, son of Mr. R. Ganapathy

"Exotica", 6th Floor, No.24, Venkatanarayana Road, T.Nagar, Chennai - 600 017.

Subject:

Certificate of Completion of Construction Work of **ETICA BAY7** Building of the Project (TNRERA Registration Number **TN/29/BUILDING/0272/2021**), situated at No.14 (Old No.6/20), 4th Seaward Road, Valmiki Nagar, Thiruvanniyur, Chennai - 600041, comprised in Survey Nos.210/2A1A1A1 part and 210/2A1A1A1A33 (Old No.210/2 part), Town Survey No.8, Ward - 001, Block No.64, Thiruvanniyur Village, Thiruvanniyur Town, Velachery Taluk (Old Mylapore and Triplicane Taluk), Chennai District, demarcated by its boundaries (Latitude- 13.064603 and Longitude 80.241765) bounded on North by 4th Seaward Road, South by Land in Plot No.4, East by 15 Feet Passage, and West by Ground and Building of Sakunthala Parthasarathy and flat of Marianathan measuring 324.87 Square meters, area being developed by **M/s. ETICA DEVELOPERS PRIVATE LIMITED**.

Sir,

We **M/s. ETICA DEVELOPERS PRIVATE LIMITED** have undertaken assignment as Architect/ Engineer of certifying completion of Construction of **ETICA BAY7** Building situated on the No.14 (Old No.6/20), 4th Seaward Road, Valmiki Nagar, Thiruvanniyur, Chennai - 600041, comprised in Survey Nos.210/2A1A1A1 part and 210/2A1A1A1A33 (Old No.210/2 part), Town Survey No.8, Ward - 001, Block No.64, Thiruvanniyur Village, Thiruvanniyur Town, Velachery Taluk (Old Mylapore and Triplicane Taluk), Chennai District, measuring 324.87 Square meters, area being developed by **M/s. ETICA DEVELOPERS PRIVATE LIMITED**.

Following technical professionals are appointed by Promoter/ Owner:

- M/s. Thiru/ Tmr **NATRAJ AND VENKAT** as Architect/ Engineer.
- M/s. Thiru/ Tmr **KANNAN** as Structural Consultant.
- M/s. Thiru/ Tmr **MUKUND AND ASSOCIATES** as MEP Consultant.
- M/s. Thiru/ Tmr **GAJAPATHY** as Site Supervisor/ Clerk of Works.



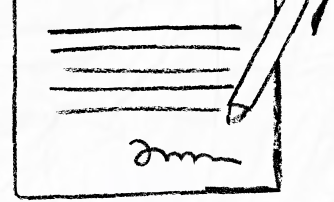
Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of our knowledge, we hereby certify that ETICA BAY7 Building has been completed in all aspects The ETICA BAY7 building is granted Completion Certificate bearing number CMDA/CC/NHRB/S/246/2022 dated 11.08.2022 by Chennai Metropolitan Development Authority.

Your's Faithfully

Signature & Name (AIYADURAI VENKATAKRISHNAN) of L.S/Architect with
(License No. RA/Gr.I/19/03/053)


A.VENKATAKRISHNAN, B.ARCH.,
ARCHITECT LICENSED SURVEYOR
CLASS I No.R.A.41
CMDA REGN. No. RA/GR.I/19/03/053
CORPORATION REGN. No. RA100052019
No.18, THIRD SEAWARD ROAD,
VALMIKI NAGAR, THIRUVANMIYUR,
CHENNAI-600 041. Ph: 044-2457 2457





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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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Chennai, India

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