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Project - Quarterly Progress Report

Promoter's Name	:	VGK Builders Pvt. Ltd.,
Project Name	:	VGK SAINDHAVI
Project Registration No	:	TN/01/Building/0054/2021 dt. 16.02.2021
Quarter Ending	:	Nov 2022

A. Sales

Sl. No.	Description	Cumulative No. of Units upto the Quarter	Total Area Sq. m
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	9 FLATS SOLD	790.05
2.	Parking Lots	3	3 Nos.
3.	UDS Registered in Sq.m.	Registration done.	299.00

B. Construction

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

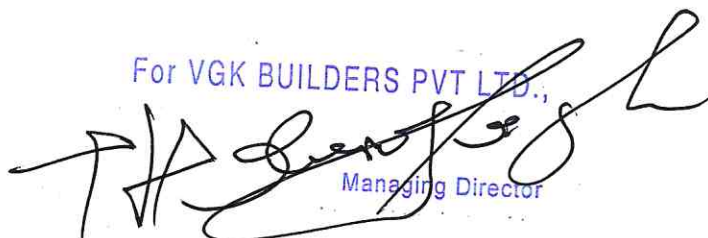
Sl.No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	100%
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	100%

C. Details of Clearances

1. Completion Certificate No. C.C.No.EC/South-II/122/2022 dated 05.05.2022.
2. Compliance Report, if any Nil.
3. Annual Audit Report of Special Account in Form 7 Attached.

D. Latest Photo with Date Attached.

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

For VGK BUILDERS PVT LTD.,

 Managing Director



For VGK BUILDERS PVT LTD.,
Managing Director

A large, stylized handwritten signature in black ink, written over the printed name of the Managing Director.

FORM – 4
ARCHITECT'S CERTIFICATE
(To be issued on completion of each of the Building/Block/Tower)

Date:

To

M/s. VGK Builders Pvt. Ltd.,
Rep by its Managing Director Thiru. H. Manoj Krishnan,
No. 25, 2nd Floor, B.R.Complex,
Duraismy Reddy Street,
Sakthi Srinivasan Road,
West Tambaram, Chennai – 600 045.

Subject: Certificate of Completion of Construction work of Residential building TNRERA Registration No. TN/01/Building/0054/2021 dated 16.02.2021 situated on the plot bearing Plot No. 7, 8, 9 & 10 in CMDA approved layout P.P.D/L.O No. 128/1994, Kumarasamy Nagar 1st Street, Madambakkam, Chennai, Comprised in S.No. 663/16 & 663/17 of Madambakkam Village within the limits of erstwhile Madambakkam Town Panchayat now within the limits of Tambaram Corporation demarcated by its boundaries Latitude – 12°54'24.6" N Longitude – 80°09'46.6" E of Division Madambakkam village, Tambaram Taluk, Chengalpattu District, measuring 740.00 Sq.m in land area being developed by M/s.VGK Builders Pvt Ltd.,

Sir,

I, D.Vivekkumar have undertaken assignment as Architect of certifying completion of construction work of Residential building TNRERA Registration No. TN/01/Building/0054/2021 dated 16.02.2021 situated on the plot bearing Plot No. 7, 8, 9 & 10 in CMDA approved layout P.P.D/L.O No. 128/1994, Kumarasamy Nagar 1st Street, Madambakkam, Chennai, Comprised in S.No. 663/16 & 663/17 of Madambakkam Village within the limits of erstwhile Madambakkam Town Panchayat now within the limits of Tambaram Corporation demarcated by its boundaries Latitude – 12°54'24.6" N Longitude – 80°09'46.6" E of Division Madambakkam village, Tambaram Taluk, Chengalpattu District, measuring 740.00 Sq.m in land area being developed by M/s.VGK Builders Pvt Ltd.,

2. Following technical professionals are appointed by the Promoter:

- (i) Thiru. D.Vivekkumar as Architect
- (ii) Thiru. S.P.Inbarajan as Structural Consultant
- (iii) Thiru. C.Sarvinraj as Site Supervisor

3. Based on completion certificate received from Structural Engineer and site supervisor and to the best of my knowledge, I hereby certify that residential building has been completed in all aspects. The VGK SAINDHAVI building is granted completion certificated bearing number: EC/South – II/122/2022 dated 05.05.2022 by CMDA.

Yours Faithfully,



D. VIVEKKUMAR, B.Arch., A.I.I.A.
Registered Architect
Chennai Metropolitan Development Authority
Registration No. RA/Gr.I/19/03/098
16/37, 5th Main Road, Kasthuribai Nagar,
Adyar, Chennai-20, Ph: 9841619999

Signature & Name (IN BLOCK LETTERS) of L.S/Architect with seal



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/0090/2022

Dated:05.05.2022

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-II) – Completed Construction of Stilt Floor + 4 Floors + 5th Floor (Part) Residential Building with 23 Dwelling Units at Plot No.7, 8, 9 & 10 in CMDA approved layout P.P.D/L.O No.128/1994, Kumarasamy Nagar 1st Street, Madambakkam, Chennai comprised in S.No.663/16 & 663/17 of Madambakkam Village, within the Limits of erstwhile Madambakkam Town Panchayat now within the Limits of Tambaram 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/269/2020 dated 25.08.2020 in Planning Permit No.13638 in letter No.PP/NHRB/S(B1)/0405/2020 dated 25.08.2020.
 3. Completion Certificate Application received from M/s.VGK Builders Pvt. Ltd., Rep. by its Managing Director Thiru.H.Manoj Krishnan on 04.03.2022.
 4. This office D.C. Letter even No. dated 25.04.2022.
 5. Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No.B0021327 dated 28.04.2022.

This is to certify that M/s.VGK Builders Pvt. Ltd., Rep. by its Managing Director Thiru.H.Manoj Krishnan has Completed the Construction of Stilt Floor + 4 Floors + 5th Floor (Part) Residential Building with 23 Dwelling Units at Plot No.7, 8, 9 & 10 in CMDA approved layout P.P.D/L.O No.128/1994, Kumarasamy Nagar 1st Street, Madambakkam, Chennai comprised in S.No.663/16 & 663/17 of Madambakkam Village, within the Limits of erstwhile Madambakkam Town Panchayat now within the Limits of Tambaram Corporation vide CMDA Planning

For VGK BUILDERS PVT LTD.,

Managing Director

2. Accordingly Completion Certificate is issued for the above construction in C.C.No.EC/South-II/ 122 /2022 dated 05.05.2022.

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. M/s.VGK Builders Pvt. Ltd.,
Rep. by its Managing Director Thiru.H.Manoj
Krishnan,
No.25, 2nd Floor, B.R.Complex,
Durai Swami Reddy Street,
West Tambaram,
Chennai - 600 045.

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

(TNRERA Project Registration Certificate
TN/01/Building/0054/2021 dt.16.02.2021 in
file No. TNRERA/0177/2021)

3. The Deputy Financial Analyst
Finance Division, CMDA.

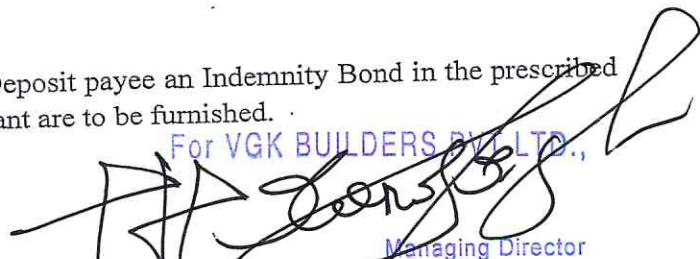
(For Refund of Security Deposit for
Building, Display Board and Septic
Tank/STP)

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.


For VGK BUILDERS PVT. LTD.,
Managing Director



our services doesn't just end there



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Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management



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Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer



Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator



Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary



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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OMR Thoraipakkam,
Chennai, India

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