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Project - Quarterly Progress Report

Promoter's Name	:	Sree Guru Foundations pvt.Ltd
Project Name	:	Sree Guru Prakriti
Project Registration No	:	TN/29/Building/0068/2021
Quarter Ending	:	(~~March / June / September /~~ December) 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)	25 Units	2692.5 Sq.M
2.	Parking Lots	25 No's	NA
3.	UDS Booked in Sq.m.	25 Units	909.5 Sq.M

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	1 out of 1	Completed In All Aspects.
2.	Status of common Amenities for each Block/Tower, Item wise	Lift, CC TV, Video Calling Door	All Completed

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

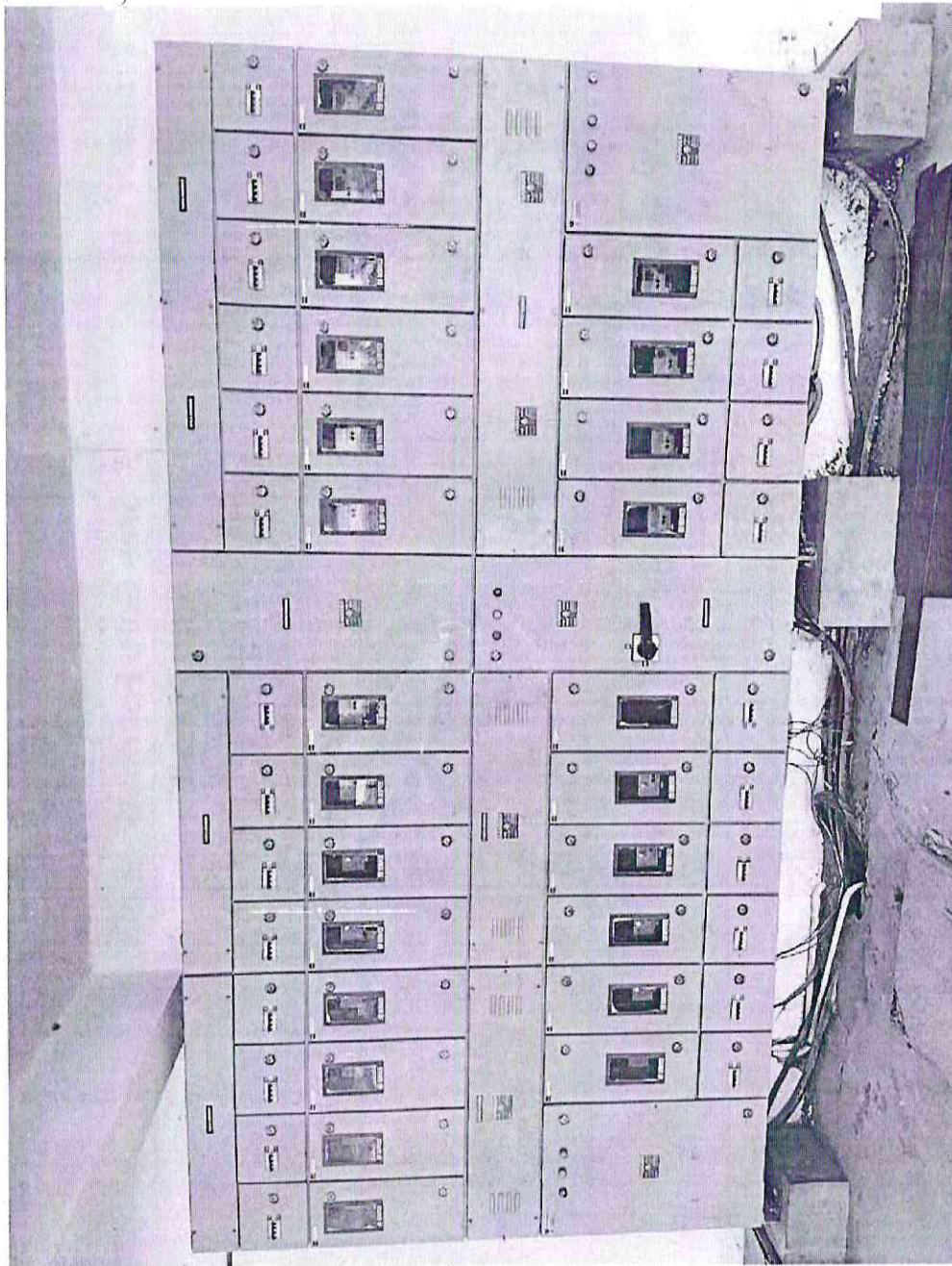
C. Details of Clearances

1. Completion Certificate No. EC/South-II/360/2022 Dt.07/11/2022.
2. Compliance Report, if any (Kindly Specify) -----NA----- (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 -----NA----- (in PDF Format)

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

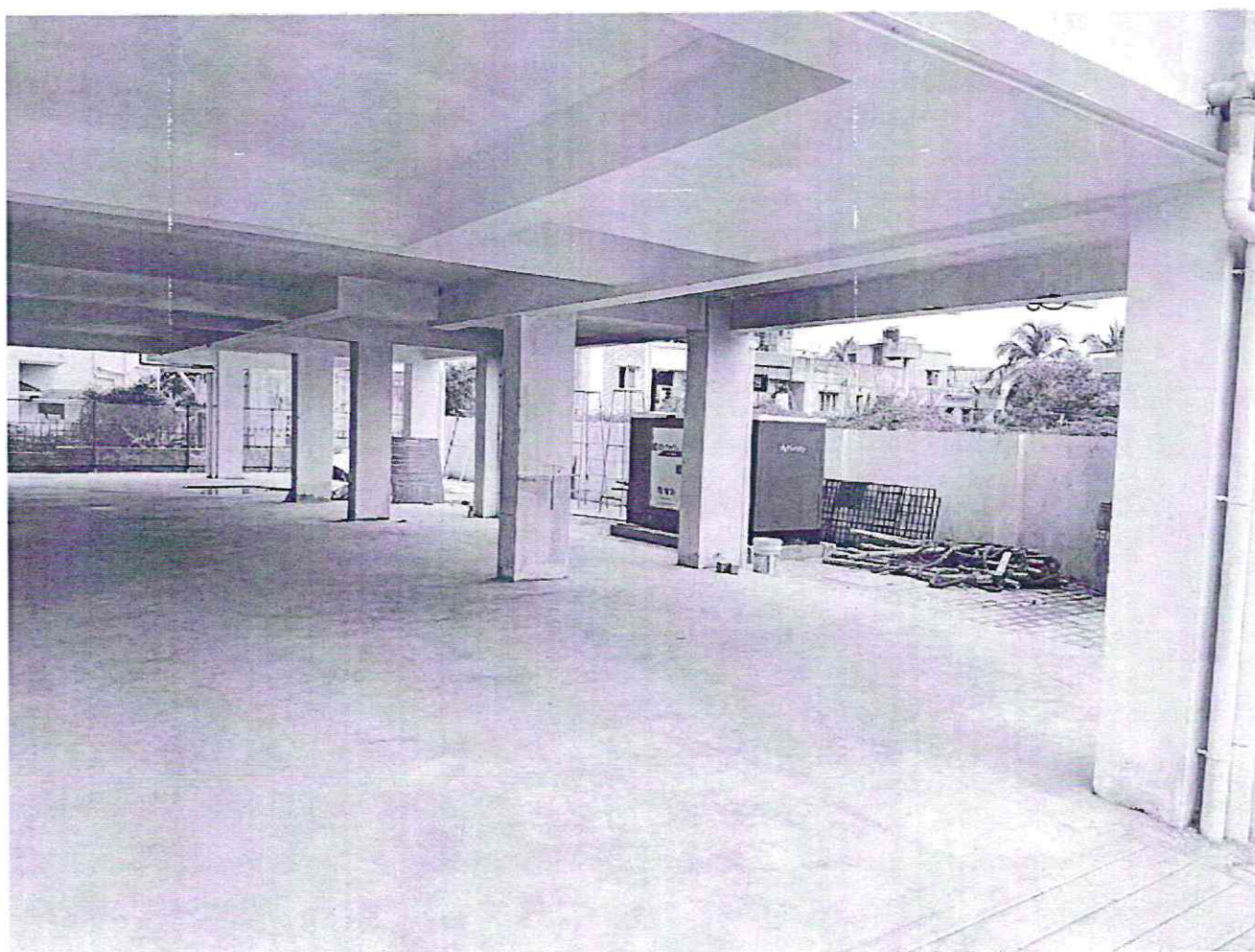
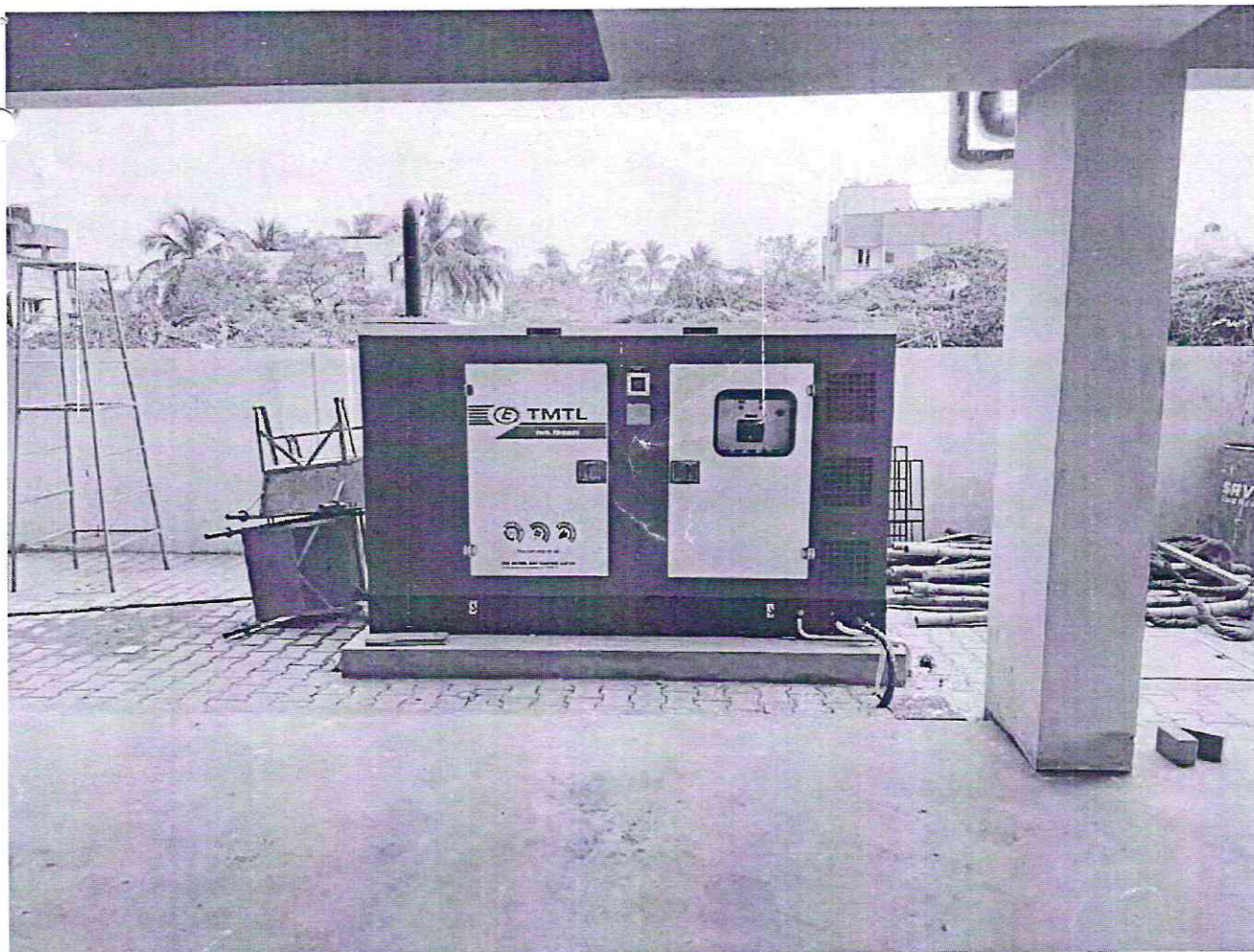
Note: Mail the above particulars to "reg.tnrera@tn.gov.in"

For SREE GURU FOUNDATIONS
K. Balasubramanian









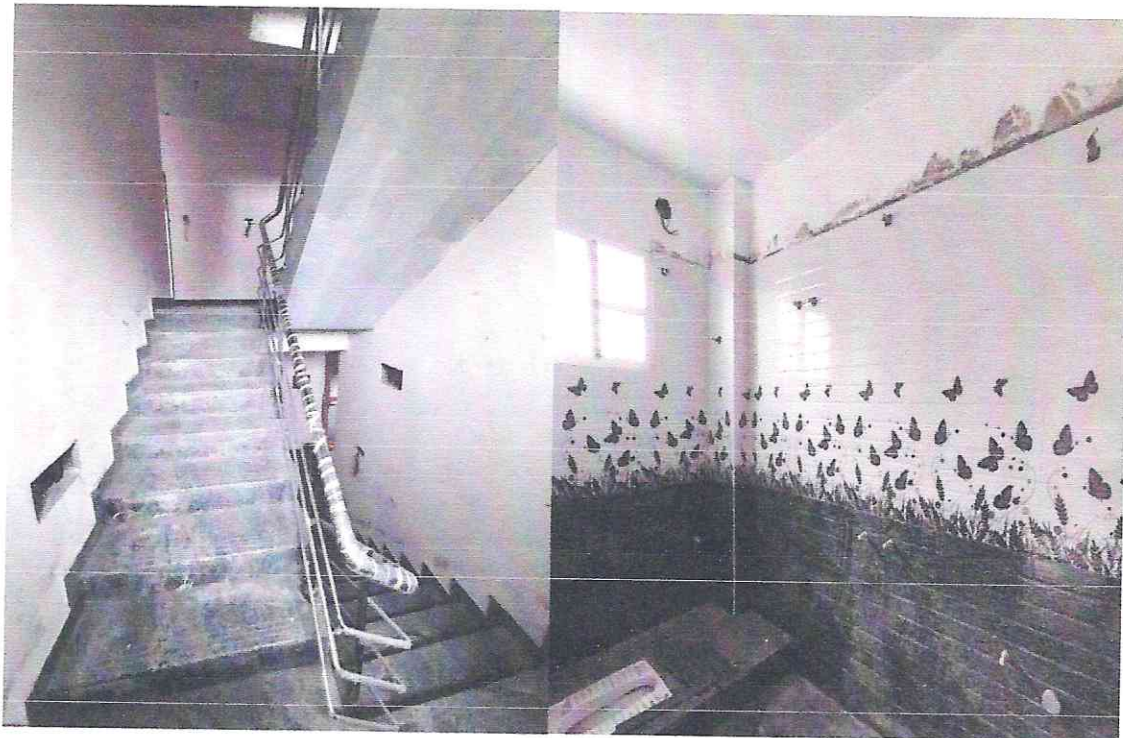
EXTERIOR PHOTOS

SREE GURU PRAKRITI @ IIT COLONY, PALLIKARANAI



INTERIOR PHOTOS

SREE GURU PRAKRITI @ IIT COLONY, PALLIKARANAI





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/0354/2022

Dated:07.11.2022

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-II) – Completed Construction of Stilt Floor + 5 Floors Residential Building with 23 dwelling units availing Premium FSI at Plot No.C-6, IIT Colony 3rd Main Road and Sengalani Amman Street, IIT Colony, Narayanapuram, Pallikaranai, Chennai – 600 100 in S.No.634/2A12 of Pallikaranai 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/314/2020 dated 25.09.2020 in Planning Permit No.13683 in Final letter No. PP/NHRB/S(B1)/0159/2020 dated 25.09.2020.
 3. Completion Certificate Application received from M/s.Sree Guru Foundations Private Limited represented by its Managing Director Thiru.K.Ganesh, on 13.09.2022.
 4. This office D.C. Letter even No. dated 31.10.2022.
 5. Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No.B0022383 dated 02.11.2022.

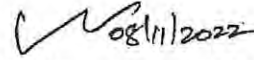
This is to certify that M/s.Sree Guru Foundations Private Limited represented by its Managing Director Thiru.K.Ganesh have Completed the Construction of Stilt Floor + 5 Floors Residential Building with 23 dwelling units availing Premium FSI at Plot No.C-6, IIT Colony 3rd Main Road and Sengalani Amman Street, IIT Colony, Narayanapuram, Pallikaranai, Chennai – 600 100 in S.No.634/2A12 of Pallikaranai 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.

2. Accordingly Completion Certificate is issued for the above construction in C.C.No.EC/South-II/ 360 /2022 dated 07.11.2022.

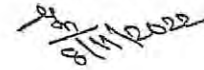
3. In accordance with the Provisions of the Town & Country Planning Act, 1971 and the Rules made there under. This Provision does not cover the Structural Stability aspect of the building. As far as the Structural Stability aspect of the building is concerned, it falls within the jurisdiction of the 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,

 08/11/2022

for MEMBER-SECRETARY

 8/11/2022

Copy to:

1. M/s.Sree Guru Foundations Private Limited
Represented by its Managing Director
Thiru.K.Ganesh,
Plot No.1961-A, 3rd Street,
J-Block, Anna Nagar West,
Chennai - 600 040.
2. The Chairperson,
TNRERA,
CMDA Tower-II, 1st Floor, Egmore,
Chennai - 600 008. (TNRERA registration No.TN/29/Building /
0068/ 2021, dt.26.02.2021 in file No.TNRERA
/0383/2021)
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 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

(To be issued on completion of each of the Building/Block/Tower)

Date:02/03/2022

To
Sree Guru Foundations Pvt.Ltd.
Plot No.1961-A, Third Street, J-Block,
Anna Nagar (West)
Chennai – 600 040.

Subject: Certificate of Completion of Construction Work of Building/ Block Sree Guru Prakriti of the Project (TNRERA Registration Number TN/29/Building/0068/2021) situated on the Plot bearing Survey no./Plot no./Door No.Plot No.C6, 3rd Street, IIT Colony, Survey No.634/2A12 of Pallikaranai Village, demarcated by its boundaries (latitude and longitude of the endpoints) Plot No: C-7 to the North 30 Feet Road to the South Private Land to the East 40 Feet Road to the West of Division Pallikaranai Village Sholinganallur Taluk Chennai District PIN:600 100 measuring 909.52 sq.mts. area being developed by Sree Guru Foundations Pvt.Ltd.

Sir,

I/We have undertaken assignment as Architect/Engineer of certifying completion of Construction Work of Building/Block/Tower Sree Guru Prakriti of the Building situated on the plot No./Survey no./ Door no Plot No.C6, 3rd Street, IIT Colony, Survey No.634/2A12 of Pallikaranai Village, of Pallikaranai Village Sholinganallur Taluk Chennai District PIN 600 100 measuring 909.52 sq.mts.area being developed by Sree Guru Foundations Pvt.Ltd.

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

- (i) M/s/Thiru/Tmt. Poovendran.S as Architect/Engineer
- (ii) M/s/Thiru/Tmt. W. Joe Glade as Structural Consultant
- (iii) M/s/Thiru/Tmt. _____ as MEP Consultant
- (iv) M/s/Thiru/Tmt. K.Balasubramanian as Site Supervisor/Clerk of Works

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 Sree Guru Prakriti Building/Block of the Building has been completed in all aspects. The Sree Guru Prakriti Building/Block of the Building is granted Completion Certificate bearing number C.C.No.EC/South-II/360/2022 dated 07/11/2022 by CMDA .

Yours Faithfully,

Signature & Name (IN BLOCK LETTERS) of L.S/Architect with (License No)


S. POOVENDRAN, B.E., (Civil)
Registered Engineer Grade - II
CMDA Reg. No. RE/GR-II/2021/11/175
No. 3/771, Mount Battern Street,
Mettukuppam, Chennai - 600 097.
E-mail: poovendran1993@gmail.com
Mobile: +91 - 73738 76844



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Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.



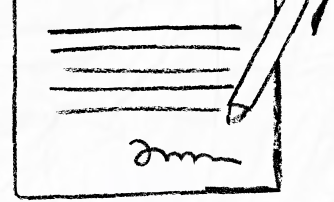
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Zoning & Land Use Analysis

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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