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Project - Quarterly Progress Report

Promoter's Name	:	M/s. Sreshta Sumanth Builders Pvt Ltd.,
Project Name	:	Sreshta Shankar
Project Registration No	:	TN/29/BUILDING/0083/2021
Quarter Ending	:	30 th June 2023

A. Sales

Sl. No.	Description	No.	Total Area (Sq ft)
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	1A,1B,2A,2B,3A, 3B,4A,4B & 5A	18674
2.	Parking Lots		
3.	UDS Registered in Sq Ft	1A,1B,2A,2B,3A, 3B,4A,4B & 5A	7370 sq Ft

B. Construction

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

Sl.No.	Description	Percentage
1.	Percentage of Completion	
	xvii) Physical	95%
	xviii) Financial (Enter Anticipated Project Cost in Lakhs)	7.5 Lakhs

C. Details of Clearances

1. Completion Certificate No. **CMDA/CC/NHRB/S/0445/2022**
2. Compliance Report, if any (Kindly Specify) **Not Applicable** (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 – **Not Applicable**

D. Latest Photo with Date (Atleast from 2 angles) – attached

Note: Report the above particulars under "Registered Projects" in www.tnrera.in



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/0445/2022

Dated: 09.02.2023

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-I) – Completed Construction of Stilt Floor + 4 Floors + 5th Floor (Part) Residential Building with 9 Dwelling Units availing Premium FSI at Plot No.11, Old Door No.33, New Door No.14, Krishnaswamy Avenue, Mylapore Chennai – 600 004 comprised in R.S.No.1674/1 (as per Document), New R.S.No.1674/36 (as per Patta), Block No.35 of Mylapore 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. Planning Permission No.B/NIIRB/001/2021, dated 04.01.2021 in Planning Permit No.13909 in letter No.PP/NHRB/S(B2)/0097/2020 dated 04.01.2021.
 3. Completion Certificate Application received from M/s.Sreshta Sumanth Builders Pvt.Ltd., GPA for S.D.Vaishnavi Shankar & Others on 04.12.2022.
 4. This office D.C.Letter even No. dated 19.01.2023.
 5. Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No.B0022823 dated 24.01.2023.

This is to certify that M/s.Sreshta Sumanth Builders Pvt.Ltd., GPA for S.D.Vaishnavi Shankar & 2 Others has Completed Construction of Stilt Floor + 4 Floors + 5th Floor (Part) Residential Building with 9 Dwelling Units availing Premium FSI at Plot No.11, Old Door No.33, New Door No.14, Krishnaswamy Avenue, Mylapore, Chennai – 600 004 comprised in R.S.No.1674/1 (as per Document), New R.S.No.1674/36 (as per Patta), Block No.35 of Mylapore 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-I/ 033 /2023 dated 09.02.2023.

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 1th cited (Also indicated in the Planning Permission approval letter in Serial No.11).

Yours faithfully,

for MEMBER-SECRETARY

Copy to:

1. M/s.Sreshta Sumanth Builders Pvt.Ltd.,
GPA for S.D.Vaishnavi Shankar & 2 Others,
Door No.8, Plot No.57,
Luz Avenue, Mylapore,
Chennai - 600 004.
2. The Chairperson,
TNRERA,
CMDA Tower-II, 1st Floor, Egmore,
Chennai - 600 008.
(TNRERA Registration
No.TN/29/Building/0083/2021 in Letter
No. TNRERA / 1477 / 2021,
Dt.15.03.2021)
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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Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.



NRI & Investment Services

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Compliance & Special Services

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Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter



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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

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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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