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11

Project - Quarterly Progress Report (QPR)

Promoter's Name	:	The Executive Engineer – Division II
Project Name	:	KALYANAPURAM
Project Registration No.	:	TN/29/Building/0012/2022 Dated 10.01.2022
Project Registration Date	:	10.01.2022
Project Completion Date	:	31.03.2024
Quarter Ending	:	(JULY/AUGUST/SEPTEMBER) Year 2024

RERA Separate Bank A/c Details

Bank Name	:	ICICI BANK
Bank Branch	:	CHENNAI MAIN BRANCH
Bank A/c No.	:	235201000058

Amount collected from the allottees and deposited in the RERA A/c	:	NIL
Amount withdrawn from the RERA A/c datewise with percentage of physical completion	:	NIL
Bank statement for the respective Quarter duly signed by the Bank to be enclosed	:	NIL

A. Sales

Sl. No.	Description	Cumulative No. of Units upto the Quarter	Total Area (Sq.m.)
1.	a) Flats Booked (As given in Carpet Area Statement while registration) Block / Tower Floor-wise b) UDS Registered	NIL	NIL

2. Furnish the details Flat-wise

Sl. No.	Flat No. as in approved Plan	Flats Booked (Yes/No)	UDS Registered (Yes/No)
1.	-	-	-
2.	-	-	-
3.	-	-	-
4.	-	-	-
5.	-	-	-

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor-wise	A and B blocks (S+9)	Completed
2.	Status of Common Amenities for each Block/Tower, Item-wise as per approved plan	Nil	Nil
3.	Status of other Common Amenities as indicated in the Construction Agreement	Nil	Nil

Sl. No.	Description	Percentage
1.	Percentage of completion Block / Tower Floor-wise i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	100% Rs. in Lakhs
2.	Percentage of completion of Common Amenities i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	100% Rs. in Lakhs

C. Latest Colour Photo of all Blocks/Tower elevation including Common Amenities with Geotag and Date (Atleast from 2 angles) ----- (in PDF Format)

Note: Mail the above particulars to "reg.tnrera@tn.gov.in" if the registration has been obtained offline and for online application, QPR should be uploaded using the Login.

Signed by Chartered Accountant

EXECUTIVE ENGINEER
TNUHDB DIVISION II
CHENNAI-39
18/11/24

Signed by Promoter



19 Nov 2024 at 11:42:44 AM

31° NE

Elephant Gate Bridge Road

Chennai 600079

Tamil Nadu

RE
let way

EXECUTIVE ENGINEER
TNUHD ZONE II
CHENNAI-68

TTANKULAM



17
புர வாழ்விட மேம்பாட்டு வாரியம்
யாண்டார் திட்டப்பகுதி

TAMIL NADU URBAN HOUSING
DEVELOPMENT BOARD
KALLANAPURAM TENEMENTS

A

B

19 Nov 2024 at 11:25:39 AM

356° N

1-60C, Elephant Gate Bridge Road

Chennai 600079

Tamil Nadu

18
10/11/24
EXECUTIVE ENGINEER
THURDS/DIVISION 14
CHENNAI-39



19 Nov 2024 at 11:25:26 AM

333° NW

1-60C, Elephant Gate Bridge Road

Chennai 600079

Tamil Nadu

12/11/24

EXECUTIVE ENGINEER
TRUTH DIVISION II
CHENNAI-39

தமிழ்நாடு நகர்ப்புர வாழ்விட மேம்பாட்டு வார்டு
கல்யாணபுரம் திட்டப்பகுதி

19 Nov 2024 at 11:25:49 AM

A

2° N

1-60C, Elephant Gate Bridge Road B

Chennai 600079

Tamil Nadu

India

Kalyanpuram

EXECUTIVE ENGINEER
TNUHSE/ DIVISION
CHENNAI-39



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

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



100
1924 - 2023

BY READ

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.1, Pumping Station Road
Chintadripet,
Chennai-600 002.

Letter No. CMDA/CC/HRB/N-I/Temp./265/2024

Dated: 05-02-2024

Sir / Madam,
Sub:

CMDA - Enforcement Cell (North-I) - Completed construction of High Rise Building / Group Development of 2 Blocks (A & B) of Block - A - Stilt Floor + 9 Floors residential building with 134 dwelling units and Block - B - Stilt Floor + 9 Floors residential building with 152 dwelling units (Totally 286 dwelling units & 2 refuge area) abutting Basin Bridge Road, (Elephant Gate Bridge Road), Kalyanapuram, Chennai-79 comprised in S. No.1277/38 & 1277/39, Block No.30 of Vepery Village within the limit of Greater Chennai Corporation - Completion Certificate - Issued - Reg.

Ref:

1. CMDA issued Planning Permission in P.P. No. C/PP/MSB/31 (A to E)/2021, in letter No. C3(N)/312/2020 dated 17.06.2021 in Planning Permit No. 13281. (Government letter (Ms) No.130 H&UD Dept., dated 09.09.2020).
2. TNRERA/A2/02643/2023 and registration No.TN/29/Building/012/2022 in letter No.TNRERA/8345/2021 dated 10.01.2022.
3. Compliance certificate issued by DF&RS in D.Dis No.12647/C1/2023, CC No.72/2023 dt.07.09.2023.
4. Completion Certificate Application received from the applicant on 02.02.2024.
5. This office letter even no. dated 05.02.2024 addressed to the applicant.
6. Applicant letter dated 05.02.2024.
7. W.P. (MD) No.8948 of 2019 & W.M.P. (MD) Nos.6912 & 6913/2019 dated 12.04.2019.

This is to certify that the Chief Engineer, TNUHDB, (TNSCB), have constructed High Rise Building / Group Development of 2 Blocks (A & B) of Block - A - Stilt Floor + 9 Floors residential building with 134 dwelling units and Block - B - Stilt Floor + 9 Floors residential building with 152 dwelling units (Totally 286 dwelling units & 2 refuge area) abutting Basin Bridge Road, (Elephant Gate Bridge Road), Kalyanapuram, Chennai-79 comprised in S. No.1277/38 & 1277/39, Block No.30 of Vepery Village within the limit of Greater Chennai Corporation. Planning Permission was accorded in the reference 1st 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 TNCDDB rules, 2019.

/pto/

(74)

34/5

13/1
6/2/24
SP

2. The Completion Certificate is issued subject to the condition that the Ground Floor + First Floor (ICDS) building constructed in the rear setback area should be demolished before occupying the building as per the undertaking given by the Executive Engineer, TNUHDB, Chennai-39.

3. Accordingly Completion Certificate is issued for the above construction in C.C. No.EC/North-I/31/2024, dated 05-02-2024.

4. This Completion Certificate is issued 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. However, 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.

5. Further, the Completion Certificate issued is subject to outcome of the Hon'ble High Court order in the reference 7th cited (Already indicated in the Planning permission approval letter 1st cited).

Yours faithfully,

8/June
5.2.2024

for MEMBER-SECRETARY

13
05/02/24

Copy to:

1. The Chief Engineer, TNUHDB,
(TNSCB),
No.5, Kamarajar Salai,
Chennai 600005.
2. The Chairperson, TNRERA
CMDA – Tower-II (1st Floor),
No.1-A Gandhi-Irwin Bridge Road,
Egmore,
Chennai-8.
3. The Deputy Financial Analyst
Finance Division,
CMDA, Chennai-8
4. The System Analyst, Computer Cell,
CMDA, Chennai-8
(to update Webpage)

TNRERA registration certificate of project Form 'F'
No.TNRERA/A2/02643/2023 and registration
No.TN/29/Building/012/2022 in letter
No.TNRERA/8345/2021 dated 10.01.2022 with the
date of completion as 30.09.2022. The registration
shall be valid for the period of 12 months from
"October 2022 to September 2023.

(Refund does not arise due to the applicant has not
remitted the SD for building and Display Board
amount)

FORM -4A
ARCHITECT'S CERTIFICATE
(To be furnished on completion of building)

To
 Executive Engineer
 Division II
 TNUHDB
 Vyasarpadi, Chennai 39

Date: . 11.2024

Subject: Certificate of Completion of Construction Work of **Two Blocks (A and B)** in **Kalyanapuram Scheme** of the Building of the Project (TNRERA Registration Number **TN/29/Building/0012/2022 Dated 10.01.2022** situated on the Land bearing Survey No **1277/38 and 1277/39** demarcated by boundaries (**lat and long : 13° 05' 33.6"N and 80° 16' 29.3" E**) Elephant Gate Bridge Road (Survey no 1277/4 To the North, Survey No 1277/4 To the South, Survey No 1275/1 To the East. C2 Police station, Survey no 1277/1, 1277/41 and 1277/11 To the West of Corporation Division 57 , Vepery village, Purasaiwakkam Taluk, Chennai District PIN 600079, Measuring 4504.50 Sqmt area being developed by The Executive Engineer, Division II, TNUHDB, Vyasarpadi, Chennai 39.

Sir,

I am undertaken the assignment As Architect/Engineer for certifying the completion of Construction Work of **Two Blocks (A and B)** in **Kalyanapuram Scheme** of the building situated on the Survey No **1277/38 and 1277/39** of Corporation Division 57 in **Vepery Village, Purasaiwakkam Taluk, Chennai District, PIN 600079**. Measuring **4504.5 Sq.mt** area, being developed by The Executive Engineer, Division II, TNUHDB, Vyasarpadi , Chennai 39.

2. Following technical professionals have been appointed by Owner/Promoter

- (i) M/s/Thiru/Tmt. B.Sathya Praba as Architect/Engineer
- (ii) M/s/Thiru/Tmt G.Mahendiran as Strcutural Consultant
- (iii) M/s/Thiru/Tmt _____ as MEP Consultant
- (iv) M/s/ Thiru/Tmt D.Elamparithi/ EE as Site supervisor/Clerk of Works

3. Based on the detailed inspection of the building and structural safety certificate issued by the Structural Engineer and to the best of my/our knowledge. I/we hereby certify that **Two Blocks (A and B)** in **Kalyanapuram Scheme** of the Building has been completed in all aspects as per the planning permission issued by the competent authority and building permission issued by the local body concerned. The **Kalyanapuram Scheme** Building is granted Completion Certificate bearing number **CC NO.EC/NORTH 1/31/2024 Dated 05.02.2024** by Chennai Metro Development Agency.

Yours Faithfully.

B.Sathya Praba

(SATHYA PRABA B)
B. SATHYA PRABA
 PLANNING ASSISTANT

Registration No: RE/GR-I/19/09/293
 Registered Engineer Grade-I (RE)
 Tamil Nadu Urban Habitat Development Board
 5, Kamarajar Salai, Chennai-600 005

FORM 4B
STRUCTURAL STABILITY CERTIFICATE BY
REGISTERED STRUCTURAL ENGINEER
(To be furnished on completion of building)

I am ~~am~~ **G.Mahendiran Executive Engineer, Structural Quality Control, TNUHDB, Kamrajar Salai Chennai-05** have undertaken assignment as Structural Engineer for the detailed design and construction of the **Two Blocks in Kalayanapuram Scheme** of Building comprising of **S+9 floors** situated in the land bearing Survey Numbers **1277/38 and 1277/39** in **Vepery Village, Purasaiwakam Taluk ,Chennai District.**

It is certified that the building has been designed as RCC structure to withstand the dead load, imposed load and wind load/earthquake loads ensuing structural safety and serviceability as per the norms and guidelines prescribed in applicable relevant standards and Codes of Bureau of Indian Standards.

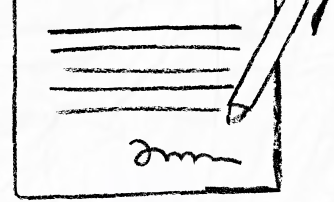
Further after the detailed inspection of the building, it is certified that the constructed building is structural safe and sound for the purpose for which it is constructed.

Yours Faithfully,

Signature, Name and seal of the
Registered Structural Engineer


25/11/2024

G. MAHENDIRAN, M.E.,
ASSISTANT EXECUTIVE ENGINEER
REGISTRATION No: SE/1/2024/4/0071
Registered Structural Engineer Grade-I (SE-I)
Tamil Nadu Urban Habitat Development Board
No. 5, Kamarajar Salai, Chennai-600 005.



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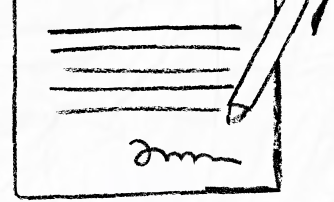
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Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management



We're honored to be part of your
real estate journey

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