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23

TAMIL NADU REAL ESTATE REGULATORY AUTHORITY 08 NOV TNRERA

Project - Quarterly Progress Report

Promoter's Name	:	**Mr. D.BALASUBRAMANIAN, M/s. Yaazhini Builder**
Project Name	:	**JAGADISH ENCLAVE**
Project Registration No	:	**TN/29/Building/0084/2022**
Quarter Ending	:	**(March / June / September / December/March/June) Year 2022-2023**

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)	9 Units	836.18 Sq.m.
2.	Parking Lots	9 Parking Lots	240.80 Sq.m.
3.	UDS Registered in Sq.m.	9	388.30 Sq.m.

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	Single Block – Ground, First, Second & Third Floors	100% Completed
2.	Status of common Amenities for each Block/Tower, Item wise	All Amenities	100% Completed

Yaazhini Builder Chennai-17

Old No.33, New No.24, Nathamuni Street, T.Nagar, Chennai - 600 017
044 - 4217 2058
94440 24359 | 99413 22582
yaazhinibuilder@hotmail.com

www.yaazhinibuilder.com

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. CC3WDCN09/00749/2023 dated 05/06/2023. = Attaached
2. Compliance Report = NA.
3. Annual Audit Report of Special Account in Form 7 = Attached.

D. Latest Photo with Date = Attached

For YAAZHINI BUILDER

Proprietor

Yaazhini Builder Chennai-17

K. CHINNATHURAI, D.C.E.
REGISTERED ENGINEER GRADE-III
GREATER CHENNAI CORPORATION
REG. No: RE 300312019
Plot No: I-114, I.Block, Thirumagal 2nd Cross Street,
M.M.D.A. Colony, Arumbakkam, Chennai - 600 106.
Cell No: 9381038121
Email: k.chinnathurai18@gmail.com

Yaazhini Builder Chennai-17

For YAAZHINI BUILDER

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For YAAZHINI BUILDER

Proprietor

Yaazhini Builder Chennai-17

21

பெருநகர சென்னை மாநகராட்சி

Greater Chennai Corporation

Zonal Office -Teynampet

Completion Certificate

From	To	
The Zonal Officer, Greater Chennai Corporation, No.4, 4th Cross Street, Lake view road, Chennai - 600034	1	The Chairman, TANGEDCO, Anna Salai, Chennai - 600002
	2	The Managing Director, CMWSSB, N0.1,Pumping Station Road, Chintadripet, Chennai-600002

Z.O. CC/WDCN09/00749/2023

Dated: 05/06/2023

Sir/Madam,

Sub: Greater Chennai Corporation - Zonal Office - Teynampet Completed the Construction of Residential/Commercial Building at Door No:10/16,Block No:28,Plot No:9, Survey No:T.S.No.52, Varadarajanpet Main Road,Vellala Street,Kodambakkam,Puliyur, Chennai, 600024 within the limits of Chennai Corporation - Completion Certificate - Issued - Regarding.

Ref:

1.Planning Permission / Building Permit Issud by Greater Chennai Corporation vide No:PPA/WDCN09/00813/2022 and BA/WDCN09/00634/2022 dated : 31/01/2022

2.Completion Certificate Application online registration :CC/WDCN09/00734/2023 dated :05/06/2023

3.This office letter vide No:CC/WDCN09/00734/2023 dated 05/06/2023

4.Additional Charges remitted in Greater Chennai Corporation vide Challan No:N09/2023-24/04697

(1) This is to certify that Thiru. Mr.D.BalaSubramaniam GPA For Mrs.Uma Rajmohan has completed the construction of Residential / Commercial building at Door No:10/16,Block No:28,Plot No:9, Survey No:T.S.No.52, Varadarajanpet Main Road,Vellala Street,Kodambakkam,Puliyur, Chennai, 600024 within Greater Chennai Corporation limits sanctioned vide Planning Permission No:PPA/WDCN09/00813/2022 and Building Permit No:BA/WDCN09/00634/2022 dated: 31/01/2022. The building 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 CC/WDCN09/00749/2023 Dated:07/06/2023

(3). The completion certificate is issued in accordance with the provisions of the Town and Country Planning Act, 1971 and rules made there under.This provison does not cover Structural Stabilty aspect of the building. As far as the structural stabilty, it is the sole responsibility of the Applicant / Developer / Power Agent and the Structural Engineer / Registered Architect / Registered Engineer who has signed in the plan to ensure the safety after Construction and also for its continued Structural of the buildings.

For YAAZHINI BUILDER

Proprietor

Vaazhini Builder Chennai-17

Digitally Signed by Murugadoss Somu
Date: 10-Jun-2023 (14:07:59)
Zonal Officer-Teynampet
Greater Chennai Corporation

TAMILNADU REAL ESTATE REGULATORY AUTHORITY
08661
08 SEP 2023
TNRERA
CHENNAI-8

Date: 31-08-2023

FORM-4
ARCHITECT 'S CERTIFICATE

To
Mr. D.BALASUBRAMANIAN, M/s. Yaazhini Builder,
Old No.57/1, N.No.123, Alwarpet Street,
Teynampet, Chennai – 600018

Subject: Certificate of Completion of Construction Work of **JAGADISH ENCLAVE** Building/ Block of the Building of the Project (TNRERA Registration Number – **TN/29/Building/0084/2022** dated 21/03/2022) situated on the Plot no.9, Door No.10/16, Varatharajapet Main Road, Kodambakkam, Chennai-600024, Comprised in T.S.no:52, Block No.28, Puliyur Village, Grater Chennai Corporation. demarcated by its boundaries (**latitude and longitude of the end points**) to the North to the South to the East to the West of Division Puliyur Village, Kodambakkam Taluk, Chennai District PIN - 600024 measuring **388.32** sq.mts. area being developed by **Mr. D.BALASUBRAMANIAN, M/s. Yaazhini Builder**

Sir,

I/We have undertaken assignment as Architect/Engineer of certifying completion of Construction Work of Building/Block/Tower of the Building situated on the Plot no.9, Door No.10/16, Varatharajapet Main Road, Kodambakkam, Chennai-600024, Comprised in T.S.no:52, Block No.28, Puliyur Village, Grater Chennai Corporation. Measuring **388.32** sq.mts. area being developed by **Mr. D.BALASUBRAMANIAN, M/s. Yaazhini Builder**.

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

(i) M/s/Thiru/Tmt. K. CHINNATHURAI as ~~Architect~~/Engineer
(ii) M/s/Thiru/Tmt. **M.N.Dinesh ME, Charted Structural Engineer Reg No.159680-5** as Structural Consultant
(iii) M/s/Thiru/Tmt. _____ as MEP Consultant
(iv) M/s/Thiru/Tmt. **P.Prithiviraj, BE** 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 Building/ Block of the Building has been completed in all aspects. The Building/ Block of the Building is granted Completion Certificate bearing number dated by (Competent Authority) .

Yours Faithfully,

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

K. CHINNATHURAI, D.C.E.
REGISTERED ENGINEER GRADE-III
GREATER CHENNAI CORPORATION
REG. No: RE 300312019
Plot No: I-114, I.Block, Thirumagal 2nd Cross Street,
M.M.D.A. Colony, Arumbakkam, Chennai - 600 106.
Cell No: 9381038121
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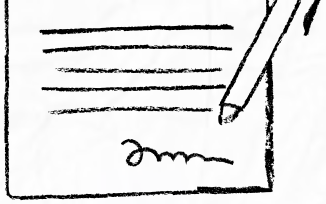

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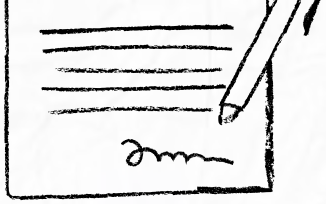

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Home Vastu Shastra, Plot Vastu Shastra, Property Management

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

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