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Project - Quarterly Progress Report (QPR)

Promoter's Name	:	RAMDEV FOUNDATION LLP
Project Name	:	DIVINITY
Project Registration No.	:	TN/11/Building/00273/2023
Project Registration Date	:	19-06-2023
Project Completion Date	:	19-03-2028
Quarter Ending	:	March'2025

RERA Separate Bank A/c Details

Bank Name	:	HDFC BANK LTD
Bank Branch	:	ITC CENTRE, CHENNAI 600002
Bank A/c No.	:	50200079421205

Amount collected from the allottees and deposited in the RERA A/c from the date of opening	:	Rs.10,88,07,000 /-
Amount withdrawn from the RERA A/c from the date of opening	:	Rs.10,34,59,510 /-
Bank statement for the last one year duly signed by the Bank to be enclosed	:	ENCLOSED

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	Total - 5 units	1180.56 sq.m (Total Area)
	b) UDS Registered	Total – 5 units	1686.195 sq.m (UDS Area)

For RAMDEV FOUNDATION LLP



DESIGNATED PARTNER

2. Furnish the details Flat-wise

Sl. No.	Flat No. as in approved Plan	Flats Booked (Yes/No)	UDS Registered (Yes/No)
1.	A1	No	No
2.	A2	Yes	Yes
3.	A3	Yes	Yes
4.	A4	Yes	Yes
5	A5	No	No
6	A6	No	No
7	B1	Yes	Yes
8	B2	No	No
9	B3	No	No
10	B4	Yes	Yes
11	B5	No	No
12	B6	No	No /

B. Construction

Sl. No.	Description	Block/Tower No.	Floor-wise Status
1.	Stage of construction of each Block/Tower, Floor-wise	Villa 1,villa2,Villa 3, villa 4,Villa 5, Villa 6, Villa 7,villa 8, Villa 9, Villa 10, Villa 11, Villa 12	100 % completed
2.	Status of Common Amenities for each Block/Tower, Item-wise as per approved plan	Club House	100% completed
3.	Status of other Common Amenities as indicated in the Construction Agreement	Club House	100 % completed

For RAMDEV FOUNDATION LLP


 DESIGNATED PARTNER

Sl.No	Description	Percentage
1.	Percentage of completion Block / Tower Floor-wise i) Physical	100 % completed ✓
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	Rs.12.50 Cr ✓
2.	Percentage of completion of Common Amenities i) Physical	100 % completed
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	Rs.67 Lakhs

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

For RAMDEV FOUNDATION LLP

DESIGNATED PARTNER

143



GPS Map Camera

Balaji Nagar Phase II, Tamil Nadu, India

329h+mwq, Phase II, Balaji Nagar, Balaji Nagar Phase II, Tamil Nadu 641035, India

Lat 11.069301° Long 77.02957°

19/05/2025 09:12 AM GMT +05:30



145



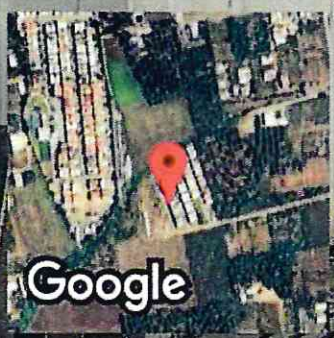
 GPS Map Camera

Balaji Nagar Phase II, Tamil Nadu, India

329h+mwq, Phase II, Balaji Nagar, Balaji Nagar Phase II, Tamil Nadu 641035, India

Lat 11.069189° Long 77.029644°

19/05/2025 09:13 AM GMT +05:30





GPS Map Camera

Coimbatore, Tamil Nadu, India

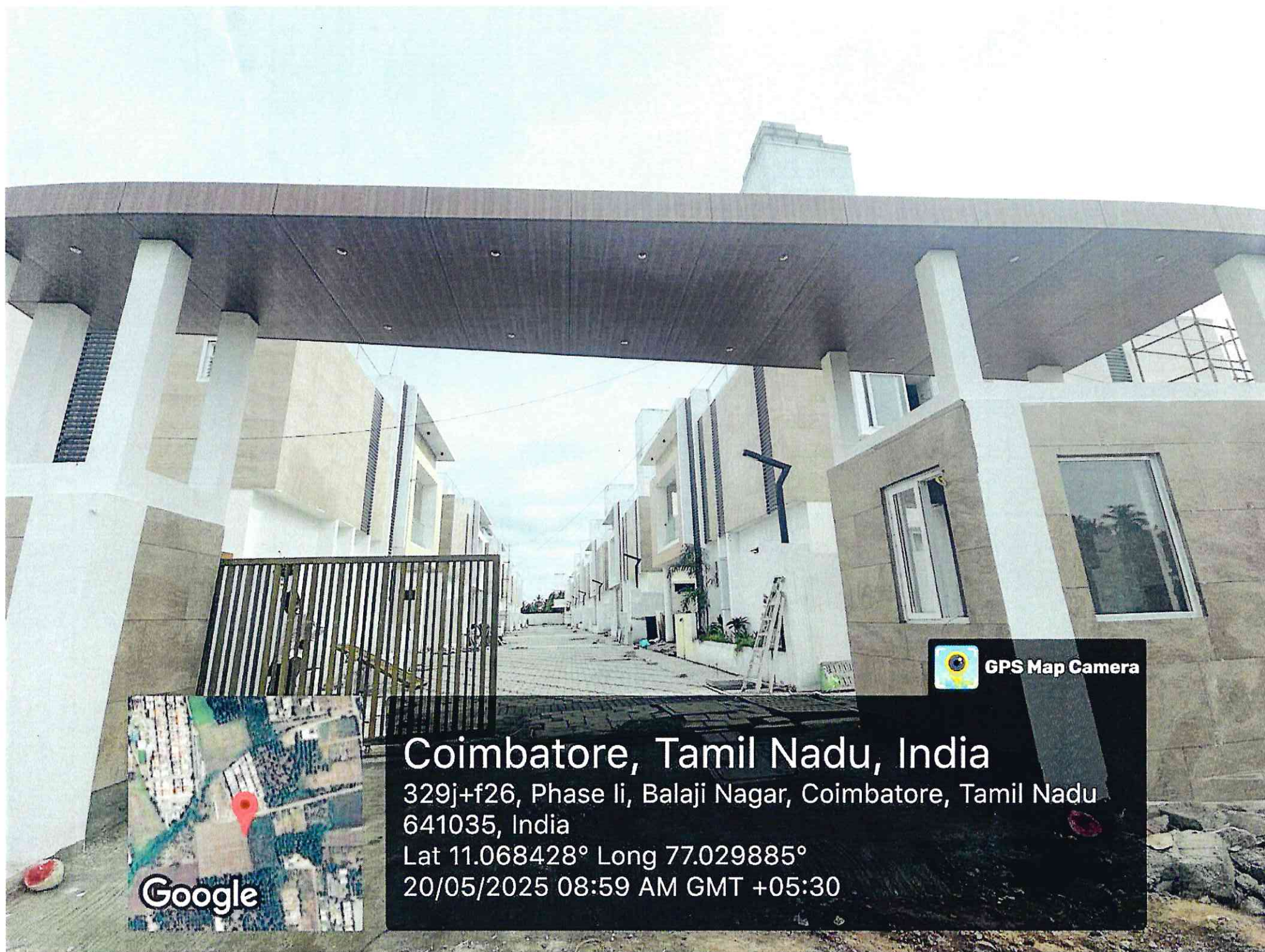
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641035, India

Lat 11.068401° Long 77.029922°

19/05/2025 12:44 PM GMT +05:30

Google

147



Google



GPS Map Camera

Coimbatore, Tamil Nadu, India

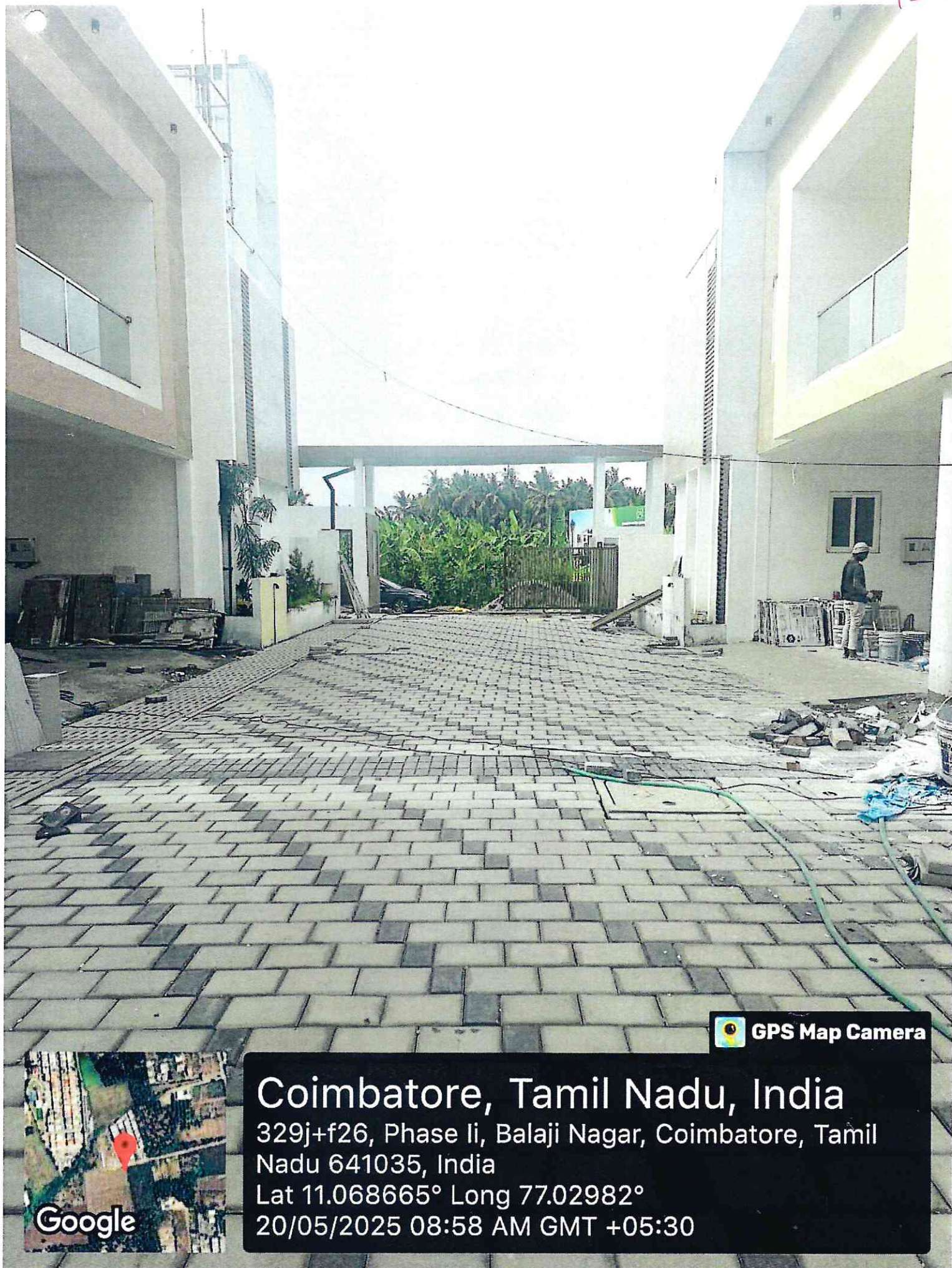
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641035, India

Lat 11.068428° Long 77.029885°

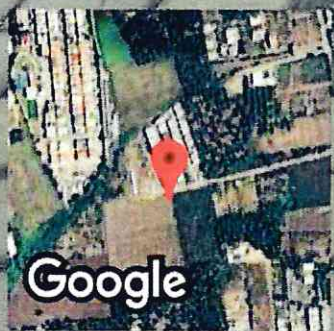
20/05/2025 08:59 AM GMT +05:30

149

151



 GPS Map Camera



Coimbatore, Tamil Nadu, India

329j+f26, Phase II, Balaji Nagar, Coimbatore, Tamil Nadu 641035, India

Lat 11.068665° Long 77.02982°

20/05/2025 08:58 AM GMT +05:30



From
Thiru.R.Rajaguru, M.Tech.,
Assistant Director
Member Secretary/Joint Director (I/cc)
Coimbatore Local Planning Authority,
Door No. 50, FCI Road,
Gandhima Nagar, Ganapathy,
Coimbatore-18
E-mail: kovaidisttcp@gmail.com
Ph.No. : 0422 – 2380243

To
1.The Executive engineer,
Tandeco
O&M Ondipudur
Tamil Nadu Electricity Board,
Vasantham nagar
Ondipudur
Coimbatore - 641 005
2.The Executive Engineer,
Tamil Nadu Water Supply and Drainage
Board, Coimbatore.

Roc.No. SWP/DTCP/PP/0003422/2023

Dated: 26.09.2024

Sir,

Subject : District Town and Country Planning Office Coimbatore - Coimbatore Local Planning Authority - Completion Certificate for **Residential Building** – [Type A & B (Ground +1 Floor) Type- C(Ground +2 Floor)] of FSI Area 3761.16 Sqm - Coimbatore Corporation - East Zone - Kalapatti Village – Sf.No-229/1B for an extent of Site area of 4046.86 Sqm. - Completion Certificate Issued – Reg.

- Reference**
1. The Director, Town and Country Planning Chennai Letter ROC NO - SWP/BPA/003426/2022 Dt-27.01.2023 [B.P/DTCP No-15/2023]
 2. District Town and Country Planning Office Coimbatore Letter ROC NO - SWP/BPA/003426/2022 Planning Permission No 73/2023 Dt-14.02.2023
 3. The Commissioner, Coimbatore Corporation B.L.No-162/BL/2023/02/008/01156 Dated: 20.03.2023
 4. Completion Certificate application received from Online Application No SWP/DTCP/PP/0003422/2023 applicant dated. 24.09.2024
 5. Circular from the Director of Town and Country Planning, Roc No. 19093/2022/TCP-5, Dated:20-04-2023.

This is to certify that M/s. Ramdev Foundation LLP Rep by its Rajesh Bhansali, Residential Building, [Type A & B (Ground +1 Floor) Type- C(Ground +2 Floor)] of FSI Area 3761.16 Sqm. Coimbatore Corporation, East Zone, Kalapatti Village – Sf.No-229/1B for an extent of Site area of 4046.86 Sqm. The Technical clearance Issued plan has issued vide The Director, Town and Country planning Chennai letter Roc No. SWP/BPA/003426/2022 Dt-27.01.2023 [B.P/DTCP No-15/2023]. Followed by Planning Permission No-73/2023 Dt-14.02.2023 by this Office. It was inspected and

observed that the building has been completed as per approved plan and satisfies the norms for issue of Completion Certificate.

1. Accordingly, Completion Certificate is issued for the above construction in **C.C No. 95/2024** Completion Certificate is issued only for the Residential Building
2. The Completion Certificate is issued in accordance with the provision of the TNCDBR – 2019, Rule No. 20& Annexure XXIII of there under does not cover the structural stability aspect of the building. It is the sole responsibility of the applicant / developer / Power Agent and the Structural Engineer / 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.

Member Secretary/Joint Director (IC),
Coimbatore Local Planning Authority
Coimbatore.

Copy to :

1 M/S. RAMDEV FOUNDATION LLP Represented by Rajesh Bhansali,
The Art, 4th floor, 3d Block, 28 & 29,
Kothari Road Nungambakkam,
Chennai 600034
Mobile Number: 9840996363
Email Id: info@atmhomes.in

2. The Commissioner
Coimbatore City Municipal Corporation
Coimbatore

Signature valid

Signed by: Joint Director
Location: Coimbatore
Date: 2024.08.26 15:17:51

FORM – 4A
ARCHITECT'S CERTIFICATE
(To be furnished on Completion of building)



Date : 08-05-2025

To
M/s. RAMDEV FOUNDATION LLP
NO.45, VINAYAKA TOWER
4TH FLOOR, K.B.DASAN ROAD
TEYNAMPET, CHENNAI – 600018.

Subject : Certificate of Completion of Construction work of **DIVINITY , Residential Group Housing building / TYPE A & B (Ground + 1 floor , TYPE C (Ground + 2 floor)** of the project (TNRERA Registration Number **TN/11/Building/00273/2023 dt 19-06-2023**) Situated on the land bearing Survey No : **229/1B, L.N.Nagar, Kalapatti (West) Village , Coimbatore North, Coimbatore District, Pin code : 641048** demarcated by its boundaries (**Latitude 11°04'06.4"N and Longitude 77°01'47.4E of the end points**), **North of : 35 feet road, south of : Pallam and Land in S.No.230, East of : Land in S.No.229/1A** belonging to **Charles Dilip roy, West of : Land in S.No. 229/2A, approved layout no : 155/2016 ,** Situated at **L.N.Nagar, Kalapatti (West) village, Coimbatore North Taluk, Coimbatore District, Pincode - 641048,** measuring **4046.86 Sq.mts** area being developed by **M/s. RAMDEV FOUNDATION LLP.**

Sir,

I, **KARTHIK H** have undertaken the assignment as Architect of certifying the completion of Construction work of **DIVINITY, Residential Group Housing Building** situated on the Survey No : **229/1B, L.N.Nagar, Kalapatti (West) village , Coimbatore North, Coimbatore District, Pin code : 641048 ,** measuring **4046.86 sq.mts .** area , being developed by **M/s. RAMDEV FOUNDATION LLP.**

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

- | | | | |
|-------|--------------------------|----|--|
| (i) | Thiru. Karthik Hariharan | as | Architect (K.Square Consultant) |
| (ii) | Thiru. Arun Kumar | as | Structural Consultant (Metis Structures) |
| (iii) | Thiru. Senthil | as | MEP consultant (SUN DESIGNS) |
| (iv) | Thiru. Senthil Kumar | as | Site Supervisor / clerk of Works |

3. Based on the detail inspection of the building and the structural safety certificate issued by the Structural Engineer and to the best of my knowledge, I hereby certify that **DIVINITY , Residential Group Housing Building** of **TYPE A & B (Ground + 1 floor) , TYPE C (Ground + 2 Floor)** of the Project 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 **DIVINITY, Residential Group Housing** building is granted Completion Certificate bearing number **95 / 2024 dated 26-09-2024** by **Coimbatore, Local Planning Authority.**

Yours Faithfully,

Signature & Name (IN BLOCK LETTERS) of Architect with (CA no

KARTHIK . H
CA/2009/44439
No.67, Flat 3B, DEVADAYA APTS
GANDHI NAGAR 1st MAIN ROAD
ADYAR, CHENNAI - 600 020.

#67,3B Devadhaya Apartment, Gandhi Nagar, 1ST Main Road, Adyar, Chennai - 600020.

Info@ksquarearchitects.com | 9677099960/9840834495 | www.ksquarearchitects.com



FORM-4B

STRUCTURAL STABILITY CERTIFICATE BY REGISTERED STRUCTURAL ENGINEER

Date: 08-05-2025

I/We Er. Arunkumar have undertaken assignment as Structural Engineer for the detailed design and construction of the DIVNITY , residential Group housing building comprising of **TYPE A & B (Ground + 1 Floor ,TYPE C (Ground + 2 floor)** situated in the land bearing Survey Number/s 229 / 1B, L.N.Nagar, Kalapatti West, Coimbatore North, Coimbatore District – 641048.

It is certified that the building has been designed as a RCC structure to withstand the dead load, imposed load and wind load/earthquake loads ensuring 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 structurally safe and sound for the purpose for which it is constructed.

Metis structures

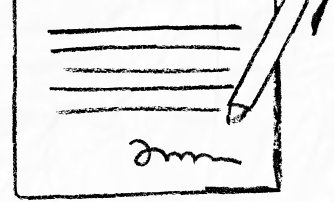
S.ARUN KUMAR M.E.(struct)

Partner.

S. ARUN KUMAR, ME., (Struct.)
Coimbatore LPA/SE/GR-I/066/2024

METIS STRUCTURES

9,9-1,Lakshmi Garden, Sankara Collage Road,
Saravanampatti, Coimbatore - 35.
GSTIN : 33AAXFM9597P1ZT



our services doesn't just end there



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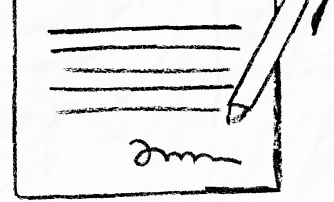
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Property Documentation & Workflow Tools

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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

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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