

RE

REGULATORY RECORD

RERA Document

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Published for reference. The authority's own register is the operative record.

FORM 'A'
[See rule 3 (2)]
APPLICATION FOR REGISTRATION OF PROJECT

To

6910

The Real Estate Regulatory Authority
The Tamilnadu Real Estate Authority
No.1-A, CMDA Tower -11, 1st Floor,
Gandhi Irwin Bridge Road,
Egmore, Chennai-600 008



Sir,

We hereby apply for the grant of registration of our project to be set up at Plot No.38, Door No.26, Krishna Iyer Street, Nungambakkam, Chennai - 600 034, Egmore Taluk, Chennai District, Tamilnadu.

1. The Requisite Particulars Are As Under:-

- (i) Status Of The Applicant : Company
- Company Name : Srichakra Builders And Developers Pvt. Ltd.
- Address : Old No.65-C, New No.38-C, R K Shanmugam Salai, K K Nagar, Chennai - 600078.
- Company Registration No. : U45204TN2008PTC068836 DATED 11/08/2008
- Main Object : Developers Of Property, Promoters Of Schemes Of Housing And / Or Flats Residential Or Commercial Apartments. Etc.,

65C, (New # 38C), R.K.Shanmugam Salai, K.K.Nagar, Chennai - 600 078.

Tel : 2366 1777 / 4552 8332 e-mail : srichakra.ksr@gmail.com Web : www.srichakrabuilders.com



SRICHAKRA

BUILDERS AND DEVELOPERS PVT. LTD.

Authorised Director Name

: K Sreenivasa Rao

Photograph

:



Address Of Director

: Old No.65-D, New No.38-D,
R.K. Shanmugam Salai, K K Nagar,
Chennai -600 078.

(ii) COMPANY PAN

: AAMCS9155M

(iv) Bank And Branch - Details

Bank Name

: Indian Bank

Branch

: North Usman Road

Account No.

: 6827104995

IFSC

: IDIB000N032

Address

: 53/32 Elite Towers 1st Floor,
North Usman Road,
T-Nagar, Chennai - 600017.

(v) Project Land Area

: 7796.69 Sq.Ft.,

(vi) **CMDA Approval**

Planning Permission No.

: B/SPL.BLDG/249/2018

Planning File No.

: BC1/7290/17

Planning Permission Date

: 14-11-2018

Greater Chennai Corporation Approval

Demolition Approval No.

: SD/WDCN09/00360/2013

Demolition Approval Date

: 05-07-2013



SRICHAKRA

BUILDERS AND DEVELOPERS PVT. LTD.

Building Plan No. : CEBA/WDCN09/00127/2019

Building Plan Date : 19-06-2019

(vii) Projects launched Recently : Annexure-1

(viii) Type Of Development : Self Development

(ix) Registration Fees Details

Drawn On : Indian Bank, North Usman Road

Demand Draft No. : 294186

Demand Draft Date : 26.11.2019

2. Enclosed The List Of Following Documents (In Triplicate)

- ✓ 1. Authenticated Copy Of The Pan Card Of The Company
- 2. Audited Balance Sheet Of The Company For The Assessment Year 2018-19
- 3. Original Title Deed And Partition Deed
- 4. Encumbrance Certificate
- 5. Development Agreement & General Power Of Attorney
- 6. Building & Planning Permit & Plan
 - A. Copy of Building Permit
 - B. Building Sanction Plan
 - C. Copy of Planning Permission
 - D. Typical & Stilt Floor Plan
 - E. Specification
- 7. Development Working Plan



SRICHAKRA

BUILDERS AND DEVELOPERS PVT. LTD.

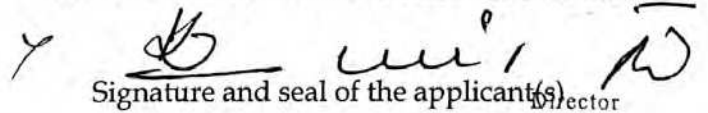
8. Google Map for location of the project
 9. Proforma of Construction and Sale Agreement
 - 10,11,12 & 13. Details Of Flat, Carparking And Uds Area Etc., Details of Number of Covered Parking & Open Parking, and Details of Undivided Shares.
 14. Real Estate Agent (If any) - Not Available
 15. Details of Contractor, Architects, Structural Engineer & Geo Technical Engineer.
 16. A Declaration In Form 'B'
3. We solemnly affirm and declare that the particulars given in herein are correct to our knowledge and belief.

Dated:

Place: Chennai

Yours faithfully,

for SRICHAKRA BUILDERS AND DEVELOPERS PVT. LTD.


Signature and seal of the applicant(s) Director

Eight ways to know a piece of land before you pay for it.

This report covers one part of the picture. These cover the rest, drawn from the same government records, for any property in Tamil Nadu.

LandLens One

Ask anything about a property and get an answer grounded in live government records, with the sources shown.

[/landlens/one](#)



Verify My Land

Every record check run on one property and returned as a single report.

[/landlens/verify-my-land](#)



Legal Opinion

An advocate's written opinion on the title, built on the records we pull for it.

[/landlens](#)



One Map

Every layer on one map: the parcel, its boundary, zoning, water bodies and what sits around it.

[/landlens/one/map](#)



PriceMap

What land actually changed hands for around this plot, taken from the registered deeds.

[/landlens/pricemap](#)



Build Scope

What you are allowed to build here: floor space, height, coverage and setbacks.

[/landlens/build-scope](#)



Property Tracker

Watch a property and hear about it when something new is registered against it.

[/landlens/property-tracker](#)



Deal Room

Run the transaction in one place: documents, stamping, signatures and the parties.

[/landlens/deal-room](#)



Twenty-four checks you can run yourself, at no cost.

Records and verification

The registers themselves, read for you.

Encumbrance Certificate

Patta and Chitta

Field Measurement Sketch

EC Analyzer

Bank charge check

Court case search

Seller background check

Approval check by survey

Zoning and land use

What the plan says can happen on this land.

Land use zone finder

CMDA land use check

Coastal regulation zone

Master plan check

Water bodies finder

Airport height clearance

Value and duty

What it is worth and what it costs to register.

Guideline value by street

Guideline value by survey

Stamp duty and registration fees

Capital gains

Floor space index

Area unit converter

Registers and directories

Who holds it, and which office keeps the record.

Find your registering office

Temple property check

Waqf property check

RERA register



Every free tool
/tools



Services we run
for you
/services



The LandLens
suite
/landlens/one



Every claim in this document traces back to a government record.

Legal opinions, due diligence and title verification

Building plan, layout and sub-division approvals

Completion and occupancy certificates, regularisation

Escrow, negotiation and NRI property management

Land survey, soil testing, architecture and construction

Verified RealEstate
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

Prepared from the registers named on the page each finding sits on. Where a register could not be read, this document says so in its place rather than leaving the gap to be read as a clean result.

