

RE

REGULATORY RECORD

RERA Document

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FORM 'A'

(See rule 3 (2))

APPLICATION FOR REGISTRATION OF PROJECT

To

The Real Estate Regulatory Authority (TNRERA),
No.1A, 1st Floor, Gandhi Irwin Bridge Road,
Egmore, Chennai-600008.

Sir,



I/ We hereby apply for the grant of registration of my/our project to be set up at
**GREEN ELITE RESIDENTIAL APPARTMENT, SY NO 540/1B1, MANJUSREE NAGAR
MATHIGIRI VILLAGE, HOSUR (TK), KRISHNAGIRI (DT),
TAMILNADU.635109**

1. The requisite particulars are as under: -

(i) Status of the applicant, whether individual/company/proprietorship firm/
Societies/partnership firm/ competent authority: **Partnership firm**

(ii) In case of firm / societies / trust / companies / limited liability partnership /
competent authority -

A. Name - **GREEN LAND DEVELOPERS**

B. Address - **DOOR NO. 2/920, VINAYAGAPURAM, 1ST CROSS, HOSUR TK,
KRISHNAGIRI DT- 635109,**

Phone No- 9944352027, 9443910234,

Mail id -gldhosur@gmail.com

C. Copy of registration certificate- **FIRM REGISTRATION NUMBER-
FR/KRISHNAGIRI/275/2021 In office Register of Firms, Krishnagiri, Dated
on (23/11/2021) Photo Copy Enclosed**

D. Main Objects-(i) Real estate development

(ii) Property Development

(iii) Builders

(iv) Development of land into plots/sites/Residential projects

(v) To carry on any or businesses as the parties hereto other business may decide from time to time

E. Phone No- 9944352027, 9443910234,

Mail id – gldhosur@gmail.com

F. NAME, PHOTOGRAPHS and ADDRESS OF CHAIRMAN OF THE GOVERNING BODY/PARTNERS/DIRECTORS, ETC.,

1. Name -M. EMGIYAAR, MANAGING DIRECTOR

2. Father's Name – S.T. MURUGESAN

3. Occupation- BUSINESS

4. Permanent address- DOOR NO. 15B, "TREND CITY", 2nd CROSS,

NALLUR ROAD, CHITTANAPALLI, HOSUR (635109)

PH NO-9944352027

5. Photograph- ATTACHED



1. Name -M. BABU, DIRECTOR

2. Father's Name - MALLESH

3. Occupation- BUSINESS



4. Permanent address- **DOOR NO.5/130, NALLUR VILLAGE, HOSUR TK,
KRISHNAGIRI DT- 635109 (635109)
PH NO - 9629810163**

5. Photograph- **ATTACHED**

1. Name - **G. PUSPHA, DIRECTOR**
2. Husband Name – **G. VISWANATHAN**
3. Occupation- **HOUSE WIFE**



4. Permanent address- **DOOR NO. 2/920, VINAYAGAPURAM, 1ST CROSS,
HOSUR TK, KRISHNAGIRI DT- (635109)
PH NO- 8248132311**

5. Photograph- **ATTACHED**

1. Name - **-G. BASKAR, DIRECTOR**
2. Father's Name – **GUNASEELAN**
3. Occupation- **BUSINESS**



4. Permanent address- **DOOR NO. 2/920, VINAYAGAPURAM, 1ST CROSS,
HOSUR TK, KRISHNAGIRI DT- (635109)
PH NO- 9443910234**

5. Photograph- **ATTACHED**

1. Name - **K.V. SUTHAGAR, DIRECTOR**

2. Father's Name - **VENUGOPAL**

3. Occupation- **BUSINESS**

4. Permanent address- **DOOR NO. P/15, KIZH STREET, PALLALAKUPPAM,**

GUDIYATHAM TK, VELLORE DT 635805

PH NO- 994477911.

5. Photograph- **ATTACHED**



1. Name - **J. PADMANANDAN, DIRECTOR**

2. Father's Name - **JANARDHANAN**

3. Occupation- **BUSINESS**

4. Permanent address- **DOOR NO. 6/91, GANESH COLONY,**

KELAMANGALAM, DENKANIKOTTAI TK,

KRISHNAGIRI DT, 635113, PH NO- 9443508994.

5. Photograph- **ATTACHED**



1. Name - **A. AKILA SHANKARI, DIRECTOR**

2. Husband's Name - **M. STALIN**

3. Occupation- **BUSINESS**

4. Permanent address- **DOOR NO. A-2, "MS SRI SAI GREEN RESIDENCY",**

G.R.G NAGAR, CODISSIA, SITRA, COIMBATORE-

641014,

PH NO 9629922994

5. Photograph- **ATTACHED**



(iii) PAN No. (a) .GREEN LAND DEVELOPERS (AAXFG4528L)

(b) 1. M. EMGIYAAR (ABQPE0185K),

2. M BABU (BZPPB2410Q),

3. G. PUSPHA (AYOPP8498D),

4. G. BASKAR (ASIPB6878P),

5. K.V. SUTHAGAR (ALLPK1085H),

6. J. PADMANANDAN (AGBPP1829R),

7. A. AKILA SHANKARI (BPVPA3314Q)

(iv) Name and address of the bank or banker with which account in terms of section 4 (2)(I)(D) of the Act will be maintained

COLLECTION ACCOUNT OF PROMOTER

BANK NAME- AXIS BANK

BRANCH- HOSUR

ACC NAME- GREEN LAND DEVELOPERS- GREEN ELITE APPARTMENT

ACC NUMBER- 922020046009781

IFSC CODE-UTIB0000535

RERA ESCROW ACCOUNT

BANK NAME- AXIS BANK

BRANCH- HOSUR

ACC NAME- GREEN LAND DEVELOPERS-GREEN ELITE APPARTMENT

ACC NUMBER- 922020045904674

IFSC CODE-UTIB0000535

(v) Details of project land held by the applicant- **APPROVED LAYOUT NO : 08/2011, OWNERS USE PLOT CONVERTED INTO RESIDENTIAL PLOT APPROVED (L.P/HNTDA (K.D) NO:26/2022) NEW PLOT SUB DIVISION: 'A' IN 540/1B1 AT MANJUSREE NAGAR OF MATHIGIRI VILLAGE, HOSUR CITY MUNICIPAL CORPORATION & TALUK , KRISHNAGIRI DT.**

(vi) Details of Approval obtained from Various Competent Authorities for commencing the Project- **SUB DIVISION OF OWNER USE PLOT CONVERTED INTO RESIDENTIAL PLOT**

1. **SUB DIVISION OF LAND RC NO 448/2022 DATED ON 16/08/2022 ISSUED BY THE COMMISSIONER, HOSUR CITY MUNICIPAL CORPORATION.**
2. **PROCEEDING LETTER RC NO 3725/2022/F1 DATED ON 02/08/2022 ISSUED BY THE COMMISSIONER, HOSUR CITY MUNICIPAL CORPORATION.**
3. **PLANNING PERMIT LETTER RC NO 838/2022/KD(HNTDA) DATED ON 01/07/2022, ISSUED BY DEPUTY DIRECTOR, HNTDA, DTCP KRISHNAGIRI DT, HOSUR.**

(vii) Brief details of the projects launched by the promoter in the last five years, whether already completed or being developed, as the case may be, including the current status of the said projects; any delay in its completion, details of cases pending, details of type of land and payments pending etc.**NIL**

(viii) Agency to take up external development works Local Authority (exact Authority or any agreement to the Authority) / Self Development. **DTCP KRISHNAGIRI.**

(ix) Registration fee by way of a demand draft dated **03/09/2022** drawn on **03/09/2022** bearing no. **056543** on **Axis bank, Hosur branch** for an amount of **47400/-** calculated as per sub-rule (3) of rule 3;

(x) Any other information the applicant may like to furnish. **NIL**

2. I/we enclose the following documents in triplicate, namely: -

- (i) Authenticated copy of the PAN card of the promoter;
- (ii) Audited balance sheet of the promoter for the proceeding financial year'
- (iii) Copy of the legal title deed reflecting the title of the promoter to the Land on which development is proposed to be developed along with Legally valid documents with authentication of such title, if such land is owned by another person;
- (iv) The details of encumbrances on the land on which development is Proposed including any rights, title, interest or name of any party in or over such land along with details;
- (v) Where the promoter is not the owner of the land on which Development is proposed details of the consent of the owner of the land along with a copy of the collaboration agreement, Joint development agreement or any other agreement, as the Case may be, entered into between the promoter and such owner and copies of title and other documents reflecting the title of such Owner on the land proposed to be developed;
 - (A) Authenticated copy of the building permit and Sanctioned plan from the competent authority in accordance with the laws applicable for the Project and where the project is proposed to be Developed in phases, an authenticated copy of the Planning permission, building permit/ building Sanction plan, partial completion certificate for Each of such Phases;
- (vi) The sanctioned plan, layout plan and specifications of the proposed Project or the phase thereof, and the whole project as sanctioned by the competent authority
- (vii) The plan of development works to be executed in the proposed Project and the proposed facilities to be provided there of including Fire-fighting facilities, drinking water facilities, solid and liquid waste Management, emergency evacuation services, use of renewable Energy;

(xi) A declaration in FORM 'B'

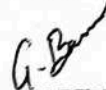
3. We Green land developers do hereby solemnly affirm and declare that the particulars given in herein are Correct to my/our knowledge and belief.

Dated: 12-09-2022 ,

Place: Hosur

Yours faithfully,

Signature and seal of the applicant(s)
For GREEN LAND DEVELOPERS


PARTNER

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

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

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

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.

