

RE

REGULATORY RECORD

RERA Document

The document as the regulator published it, reproduced in full behind this page.

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



0001
TNRERA/PLI/0001/2022

Officer 1



TAMIL NADU REAL ESTATE REGULATORY AUTHORITY (TNRERA)
(TAMIL NADU, KARNATAKA AND KERALA REGIONS)



Project Sundry

FORM 'A'

(See rule 3(2))

APPLICATION FOR REGISTRATION OF PROJECT

(BUILDING - INDIVIDUAL)

STEP 1
PROMOTER DETAILS

STEP 2
PROJECT DETAILS

STEP 3
UPLOAD DOCUMENTS

STEP 4
PAYMENT & CONFIRMATION

Promoter Detail

Name *	Rajendran	Father's Name *	Thirumani
Occupation *	Business	Email ID *	rajendran.1957@gmail.com
Website Address *	Website Address	Mobile No. 1 *	9769952529
Mobile No. 2 *	Mobile No. 2	Landline No. *	Landline No.
Aadhar No. *	Aadhar No.	PAN Card No. *	PAN Card No.
Flat No. *	Flat No.	Door No. *	Door No.
Plot No. *	2/3	Floor, Street/Road Name *	Veemagavan Street
Village *	Peethakurathi	City/Town *	Kancheepuram
State *	Tamil Nadu	District *	Kancheepuram
Taluk *	Taluk	Pincode *	660063
Photograph *			

Financial Indicators (Rs. in Lakhs)

Net Worth (Total Assets Less Liabilities) *	0	Taxes Paid - IT (GST/ST) *	0
Total Sales *	0	Net Profit / Loss *	0

Save

Clear



FORM 'A'

[See rule 3(4)]

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PAYMENT & CONFIRMATION

Proposed Project Detail

Project Name *	Sri Kamatchi Amman Nagar		
Project Details *	Puliyambakkam		
Project Status *	Completed		
Survey No. *	228/1A		
New Survey No. *	New Survey No.	Old Survey No. *	Old Survey No.
T.S. No. *	T.S. No.	R.S. No. *	R.S. No.
Block No. *	Block No.	Ward No. *	Ward No.
Door No. *	Door No.		
Plot No. *	Plot No.	Floor, Street/Road Name *	Puliyambakkam
Village *	Puliyambakkam	City/Town *	Kancheepuram
Taluk *	Taluk	State *	Tamil Nadu
District *	Kanchipuram	Pincode *	600063

Approval Details

PP Issued By *	DTCP	PP Issued in the name of *	T.Rajendran
PP Approval Letter No. *	391	PP Approval Date *	24/11/2020
Permission issued by Local Body *	Spl officer		
Local Body Approval Letter No. *	2021	Local Body Approval Letter Date *	05/10/2020

NOCs / Clearance / Compliance

Clearance / NOC

DF&RS

Upload

Total Layout Area

5544

Road Area Gifted

1452.49

OSR Gifted

0

Public Purpose Gifted (TANGETCO / Local body)

42

Eas Area

0

Unsold Plottable Area (Sq.m)

0

Net Area (Area For Registration)

4049.51

GPS Coordinates

8000

7000



Amenity Building Details as per Brochure/Prospectus/Agreement

Swimming Pool
Club House
Gym
Children Play Area

Others

Note: The above Structures to be Handed Over to the Association of Allottees]

Development Completion Date

Development Completion Date

Land Cost(Market Value)

8000560

Development Cost

0

Other Cost(Market Value)

0

Total Project Cost

8000560

Ownership Document

View Document

C

Encumbrance Certificate from the date of approval of planning permission to RERA submission date

Plan of Development Works

Solid Waste Disposal (Internal arrangement Document)

Water Supply Source

Bore Water
Well Water
Corporation Supply
Municipality Supply

Sewage Disposal by (Collected from Apartments, Villas & Commercial Establishment)

Septic Tank

Internal Roads

Black Topped
Concrete
Pavement Blocks
others

Others

Others



FORM 'A'

Serial No. 3.2:

APPLICATION FOR REGISTRATION OF PROJECT

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PAYMENT & CONFIRMATION

Balance Sheet / IT Return Acknowledgement (Last 1 Years) ✓



Planning Permission Approval Letter ✓



PAN Card ✓



Patta/PLR/TSR ✓



Gift Deed (Road & OSR) ✓



GPA / JVDA ✓

Approval Plan with Local Body Seal ✓



Brochure/Prospectus Published if Any ✓



Allotment Letter ✓

Local Body Approval Letter ✓



Link Document ✓



Agreement for Sale (Form Signed by the Promoter) ✓



Declaration (Form B) ✓



Authorization in favour of applicant ✓



[Hide: 1. Form B in 20 Rupees Stamp paper and Bank certificate in original as per the proforma given in TNRERA website have to be sent by post.

2. Approval plan with local body seal copy have to be sent by post.]

Save

Clear

Project Bank Details

Bank Name *

Union Bank of India

Branch Name *

Kancheepuram

Account No. *

210586242

Bank Certificate *

☐

State *

Tamil Nadu

District *

Kancheepuram

Details of Real Estate Agent involved in this Project, If Any

Agent Name *

Agent Name

Email ID *

Email ID

Mobile No. 1 *

Mobile No. 1

Mobile No. 2 *

Mobile No. 2

Address *

Address

Year Of Registration as Real Estate Agent *

Year Of Registration as Real Estate Agent

RERA Registration Number *

RERA Registration Number

License Valid Upto *

License Valid Upto

Save

Clear

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.

