

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

4514

To
The Real Estate Regulatory Authority
Chennai



Sir,
We hereby apply for the grant of registration of our project to be set up at S. No. 307/2B, Mannivakkam village, Mudichur Main Road, Kattankolathur Panchayat Union, Chengalpattu Taluk, Kanchipuram District, Tamil Nadu State.

1. The requisite particulars are as under: -

- (i) Status of the applicant whether individual / company / proprietorship firm / societies / partnership firm / competent authority;
- (ii) In case of individual-
 - (a) Name
 - (b) Father's Name
 - (c) Permanent address
 - (d) Photograph

OR

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

- (a) Name : Ruby Builders & Promoters
- (b) Address : No. 247/B, Velachery Main Road, Selaiyur, Chennai - 600 073.
9094122252 / martin@rubybuilders.in
- (c) Main Objects : Enclosed
- (d) Copy of registration : Enclosed
Certificate
- (e) Name, photograph :
and address of
chairman of the
governing body /
partners / directors
etc.



No. 247-B, Velachery main Road,
Selaiyur, Chennai - 73.

(iii) Pan No

Enclosed

(iv) Name and address of the bank or banker with which account in terms of section 4 (2)(1)(D) of the Act will be Maintained.

Enclosed

(v) Details of the Project land held by the Applicant

Project @ S. No. 307/2B, Mannivakkam village, Mudichur Main Road, Kattankolathur Panchayat Union, Chengalpattu Taluk, Kanchipuram District, Tamil Nadu State.

(vi) Details of Approval obtained from Various Competent Authorities for commencing the Project

CMDA Approval Vide No. C/PP/MSB/29 A to F/2015 dated 27.05.2015.

(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 types of land and payments pending etc.

Enclosed

(viii) Agency to take external development works Local Authority (exact Authority or any agreement to the Authority) / Self Development;

Enclosed

(ix) Registration fee by way of demand draft dated 01-08-2019 drawn on ICICI Bank, bearing no. 515058 for an amount of Rs. 2,00,400.00 Calculated as per sub-rule (3) or rule 3;

Enclosed

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

2. I / We enclose the following documents on triplicate, namely: -

- (i) Authenticated copy of the Pan Card of the promoter; *enclosed*
- (ii) Audited balance sheet of the promoter for the preceding financial year. *enclosed*
- (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; *enclosed*
- (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; *enclosed*
- (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, development agreement, joint development agreement or any other agreement, as the case may be, entered into between


the promoter and such owner and copies of the 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 or such phases

- (vi) The sanction plan, layout plan and specification of the proposed project or the phase thereof, and the whole project as sanctioned by the competent authority; NA
- (vii) The plan of development works to be executed in the proposed project and the proposed facilities to be provided thereon including fire-fighting facilities, drinking water facilities, solid and liquid waste management, emergency evacuation services, use of renewable energy; enclosed
- (viii) The location details of the project, with clear demarcation of land and dedicated longitude of the end points of this project; enclosed
- (ix) Performa of the allotment letter, agreement for sale and the conveyance deed proposed to be signed with the allottees; enclosed
- (x) The number, type and carpet area of apartments for sale in the project areas, if any, exclusive of the area of the balcony, verandah, open terrace and other common areas, if any, details of which have to be furnished separately; enclosed
- (xi) The number and areas of covered parking available in the project enclosed
- (xii) The number and areas of open parking available in the project Details of undivided shares pertaining to the project; enclosed
- (xiii) The names, addresses, phone numbers, email ids and registration details of the contractors, architects, structural engineers, site engineers, project management consultants, HAVC consultants and Geo Technical Engineers, if any and other professionals or key persons, if any associated with the development of the proposed project. enclosed
- (xiv) A declaration in FORM 'B'. enclosed

3. I/We solemnly affirm and declare the particulars given in herein are correct to my /our knowledge and belief

For RUBY BUILDERS & PROMOTERS


Authorised Signatory

Yours Faithfully,

Date: 7/8/19

Place: Chennai

Signature and Seal of the applicant(s)



DEVELOPER DETAILS

(17)

Name : Mr. R. Manoharan
Designation : Chairman & Managing Director
Photograph :



Address : Ruby Builders & Promoters,
No. 247/B, Velachery Main Road,
Selayur, Chennai – 600 073.
Mobile No. : 9841085525
Email Id : chairman@rubybuilders.in
Office Phone No : 044- 3009 3009

For RUBY BUILDERS & PROMOTERS


Authorised Signatory



PROJECT DETAILS

Project Address:

Ruby Royal Tower, Stilt + 1 to 13 Floors + 14 Floor part + 15 Floor part - residential building with 150 dwelling units (12th Floor part Gym & 13th Floor part Gym and Swimming Pool) @ Survey No. 307/2B, Mudichur Main Road and kannagi Street, Mannivakkam Village, Chennai - Requested regarding.

Usage of the Building:

Residential usage

Extent of Land:

4016.75 Sqm.

For RUBY BUILDERS & PROMOTERS


Authorised Signatory

