

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

To  
The Real Estate Regulatory Authority  
Tower II, 1<sup>st</sup> Floor,  
No.1, Gandhi Irwin Road, Egmore, Chennai – 600008.

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Sir,

I/We hereby apply for the grant of registration of my/our project (Ziva Apartments) to be set up at Perumaleri Village, Thirukalukundram Taluk, Kancheepuram 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; Not Applicable
- (ii) In case of individual – Not Applicable
  - (a) Name
  - (b) Father's Name
  - (c) Occupation
  - (d) Permanent address
  - (e) Photograph



OR

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

- (a) Name – **Arun Excello Realty Private Limited**
  - (b) Address “**Bhattad Towers**”, No.18, West Cott Road, Royapettah, **Chennai – 600014.**
  - (c) Copy of registration certificate- Annexure – 1
  - (d) Main objects – Annexure – 2
  - (e) Name, photograph and address of chairman of the governing body / partners / directors etc. – Annexure – 3
- (iii) PAN No. **AAFAC8363E**;

- (iv) Name and address of the bank or banker with which account in terms of section 4 (2)(l)(D) of the Act will be maintained **Axis Bank Limited, Nungambakkam branch;**
- (v) Details of project land held by the applicant; - Annexure – 4
- (vi) Details of Approval obtained from Various Competent Authorities for commencing the Project; - Annexure – 5
- (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.;- Annexure – 6
- (viii) Agency to take up external development works **Self Development Local Authority** (exact Authority or any agreement to the Authority) / Self Development;
- (ix) Registration fee by way of a demand draft dated **13-02-2019** drawn on **Axis Bank Limited**, bearing no. **029706** for an amount of **Rs. 1,87,997** calculated as per sub-rule (3) of rule 3;
- (x) Any other information the applicant may like to furnish.

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

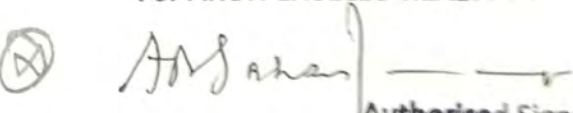
- (i) authenticated copy of the PAN card of the promoter; - Annexure – 7
- (ii) audited balance sheet of the promoter for the preceding financial year; - Annexure – 8
- (iii) copy of the legal title deed reflecting the title of the promoter to the land on which development is proposed to be developed along with legally valid documents with authentication of such title, if such land is owned by another person; - Annexure – 9
- (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; - Annexure – 10

- (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 title and other documents reflecting the title of such owner on the land proposed to be developed; - **Not Applicable**
- (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; - Annexure - 11
- (vii) the plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including fire-fighting facilities, drinking water facilities, solid and liquid waste management, emergency evacuation services, use of renewable energy; - Annexure - 12
- (viii) the location details of the project, with clear demarcation of land dedicated for the project along with its boundaries including the latitude and longitude of the end points of the project; - Annexure - 13
- (ix) proforma of the allotment letter, agreement for sale, and the conveyance deed proposed to be signed with the allottees; - Annexure - 14
- (x) the number, type and the carpet area of apartments for sale in the project exclusive of the area of balcony, verandah, open terrace and other common areas, if any, details of which have to be furnished separately; - Annexure-15
- (xi) the number and areas of covered parking available in the project; -  
- Annexure -15
- (xii) the number of open parking areas available in the project; - Annexure-15

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- (xiii) Details of Undivided Shares pertaining to the project; - Annexure - 15
  - (xiv) the names, addresses, phone numbers, email ids and registration details of real estate agents, if any, for the proposed project; - Not Applicable
  - (xv) 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; - Annexure - 16
  - (xvi) a declaration in FORM 'B'. - Enclosed
3. I/We solemnly affirm and declare that the particulars given in herein are correct to my /our knowledge and belief.

Dated: 18/02/2019  
Place: Chennai

Yours faithfully,  
Signature and seal of the applicant(s)  
For ARUN EXCELLO REALTY PVT. LTD.  
  
Authorized Signatory

(3)

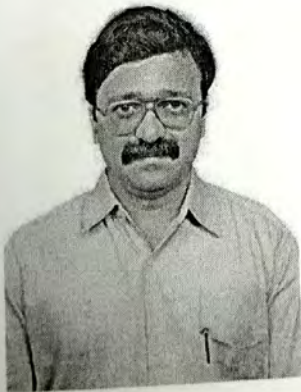
# ARUN EXCELLO REALTY PRIVATE LIMITED

Regd Off: "Bhattad Towers", No.18, West Cott Road, Royapettah, Chennai - 600014  
Phone: 2841 2841, Fax: 2855 5112  
CIN: U45201TN2006PTC060515

1. P.Suresh- Managing Director Mobile : 95000 36363 & ae@arunexcello.com  
New No.21, Guru Krupa Shanthi Nivas, Swasthik Avenue, Springdale St., Injambakkam,  
Chennai 115



2. P.Karthikeyan- Director - Mobile: 89284 12841 & ae@arunexcello.com  
SAI AARTHI, Plot No. 42, Olive Beach, Injambakkam, Chennai 41



For ARUN EXCELLO REALTY PVT. LTD.



*Am... ..*  
Authorised Signatory

# ARUN EXCELLO REALTY PRIVATE LIMITED

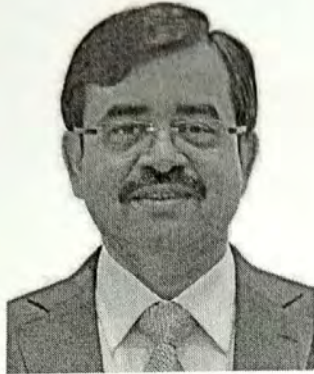
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3. A.M.Sundar- Director - Mobile : 72888 72888 & ae@arunexcello.com

Plot No. 13 & 14, Radio Colony, Palavakkam, Chennai - 600 041



4. S.Rajaji- Director - Mobile : 99406 50192 & ae@arunexcello.com

Plot No 15, 4th Main Road, VGP Layout, Part-II, Palavakkam, Chennai - 600 041



For ARUN EXCELLO REALTY PVT. LTD.



Handwritten signature of the authorized signatory.

Authorised Signatory

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## DETAILS OF THE PROJECT

PROJECT NAME : **Ziva- Apartments**  
PROMOTER : Arun Excello Realty Private Limited  
VILLAGE : Perumaleri  
TALUK : Thirukalukundram  
DISTRICT : Kancheepuram  
SURVEY Nos. : 220/2  
TOTAL EXTENT : 247 Cents  
TOTAL NUMBER OF  
BLOCKS PROPOSED : 3 Blocks  
BLOCKS APPROVED : 3 Blocks  
APPROVAL PENDING : Nil  
NUMBER OF  
APPARTMENTS IN  
THREE BLOCKS : 128

For ARUN EXCELLO REALTY PVT. LTD.



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Authorised Signatory

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## DETAIL OF PROJECTS COMPLETED BY THE PROMOTER

### Project "Estancia"

- Our Company's Project "ESTANCIA" located at Vallancherry and Potheri Villages, Chengalpet Taluk, Kancheepuram District and was completed in the year 2014.
- Delay in completion- No
- Cases Pending - Nil
- Type of land- Residential Special Type - I
- Payments Pending - Rs. 8 lacs

### Project "Manjari"

- Our Company's Project "Manjari" located at Mevalurkuppam Village, Sriperumpudur Taluk, Kancheepuram District
- This project is "Completed" Project
- Current Status - Completed.
- Delay in Completion - N.A.
- Cases Pending - Nil
- Type of Land - Residential Area
- Payments Pending - Rs. 23 Lacs

For ARUN EXCELLO REALTY PVT. LTD.

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Authorised Signatory



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## Project "Niranjana"

- Our Company's Project "Niranjana" located at Mevalurkuppam Village, Siperumpudur Taluk, Kancheepuram District
- This project is "Ongoing" Project
- Current Status - Work in Progress
- Delay in Completion - N.A.
- Cases Pending - Nil
- Type of Land - Residential Area
- Payments Pending - Rs. 3.33 Crores

For ARUN EXCELLO REALTY PVT. LTD.

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Authorised Signatory

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# ARUN EXCELLO REALTY PRIVATE LIMITED

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## ZIVA- APARTMENTS

### PLAN OF DEVELOPMENT OF WORK

1. Fire Fighting: Not Applicable (**Since the Building comes under Non\_MSB Category**)
2. Emergency Evacuation Services: Not Applicable (**Since the Building comes under Non\_MSB Category**)
3. Renewable Energy: Solar Panel provided in the terrace.
4. Water Supply: Source from bore water and External Tanker for flushing purpose in toilets.
5. Sewage Disposal: Sewage collected from Apartments are disposed thro' Septic Tank, STP as per the approved plan
6. Solid Waste Disposal: Solid wastes collected from apartments are disposed through external agency

For ARUN EXCELLO REALTY PVT. LTD.

Authorised Signatory