

FORM 'A'  
[See rule 3 (2)]

ARUN PRASATH - 755

75500 97243

APPLICATION FOR REGISTRATION OF PROJECT


To  
730  
The Real Estate Regulatory Authority  
Door No.1A, 1st Floor  
Gandhi Irwin Bridge Road,  
Egmore, Chennai - 600 008



Sir,

I/We hereby apply for the grant of registration of my/our project to be set up at Plot No. 60B, City Park Layout, Egattur Village, Thirupporur Taluk, Tamil Nadu - 603 103. **Survey No: 66/2A1F & 69/1G**


1. The requisite particulars are as under:-
- Status of the applicant, whether individual / company / proprietorship firm / societies / partnership firm / competent authority;
  - In case of individual -

Name	✓ ARDENWOOD LLP, Represented by Mr. Raveendra Babu Duddukuru (landowner)
Father's Name	Mr. Satyanarayana
Occupation	Business (Landowner)
Permanent address	No.13, Customs Colony Main Road, Thoraipakkam, Chennai, Chennai, Tamil Nadu, 600097
Photograph	

Raveendra

V. K. P. Sankar

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

Name	KCS FOUNDATIONS
Address	Plot No.161, Classic Farm 4 <sup>th</sup> Cross Street, Sholinganallur, Kancheepuram, Tamil Nadu – 600 119.
Copy of registration certificate	
Main objects	Residential Projects
Name, photograph and address of chairman of the governing body / partners / directors etc.	Mr. Kopli Sankar , Plot No.161, Classic Farm 4 <sup>th</sup> Cross Street, Sholinganallur, Kancheepuram, Tamil Nadu – 600 119. 

- (iii) PAN No. \_\_\_\_\_;
- (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- Karur Vysya Bank, Nungambakkam Branch;
- (v) Details of project land held by the applicant: Ardenwood, Plot No.60B, City Park Layout, Egattur, Chennai - 603 103;
- (vi) Details of Approval obtained from Various Competent Authorities for commencing the Project – Planning Permit from Mahabalipuram Local Planning Office, Building Permit from Block Development Office, Thirupporur;

2/10/22  
KCS

x 1/5  
Kopli Sankar

(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.

**KCS Foundation – List of completed projects**

S.No	Project Name	Location	Area (Sq.ft)	Status
1	Srivari Nilayam	Triplicane	6,000	Completed
2	Amutha Sarathy	Triplicane	8,000	Completed ✓
3	Sri Ranga Nivas	Mogappair	4,000	Completed
4	Sunny Meadows	Pallikaranai	27,000	Completed
5	Sunny Madows	Sembakkam	28,000	Completed

(viii) Agency to take up external development works \_\_\_\_\_ Local Authority (exact Authority or any agreement to the Authority) / Self Development; - N/A

(ix) Registration fee by way of a demand draft dated \_\_\_\_\_ drawn on \_\_\_\_\_ bearing no. \_\_\_\_\_ for an amount of Rs. \_\_\_\_\_/- calculated as per sub-rule (3) of rule 3;

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

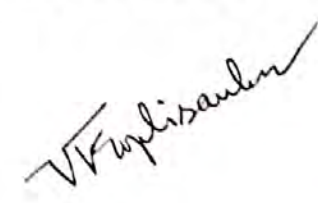
2. I/we enclose the following documents in triplicate, namely:-

(i) authenticated copy of the PAN card of the promoter; - **Enclosed**

(ii) **audited balance sheet of the promoter for the preceding 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; - **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 title and other documents reflecting the title of such owner on the land proposed to be developed; - **Enclosed**

(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; - **Enclosed**

(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; - **Enclosed**

(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; **Enclosed**

(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; - **Enclosed**

(ix) proforma of the allotment letter, agreement for sale, and the conveyance deed proposed to be signed with the allottees; - **Enclosed**

(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; - **Enclosed**



- (xi) the number and areas of covered parking available in the project; **Enclosed**
- (xii) the number of open parking areas available in the project; **Enclosed**
- (xiii) Details of Undivided Shares pertaining to the project; **Enclosed**
- (xiv) the names, addresses, phone numbers, email ids and registration details of real estate agents, if any, for the proposed project. - **Enclosed**
- (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;- **Enclosed**
- (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:

Place:

Yours faithfully,  
Signature and seal of the applicant(s)





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**Declaration of Unit Allocation**

Project : ARDENWOOD

Location : Egattur Village

Total No of Units : 40 Nos

Land Owner Share : 9 Nos

The below unit numbers are allotted to Land owner  
101 to 108 and 201.

Promoter Share : 31 units

The below unit numbers are allotted to Promoter  
202 to 208, 301 to 308, 401 to 408, 501 to 508.

Place:

Date:

x 2

x 11

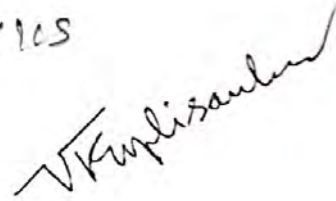
Plot No.# 161,  
Classic Farms,  
Sholinganallur,  
Chennai - 600 119.  
Cell : 98417 26526  
E-mail:shankar\_kcs@yahoo.co.in  
www.kcsfoundations.com

S.No	Details	Contractor Detail	Architect /LS	Structural Engineer	Remarks
1	Name	Mr. Kopli Sankar	Mr. Sivakumar	Mr. Mohan	
2	Firm Name	KCS Foundation	G and K Consultant		
3	Registration Details		RE/GR-II/19/10/015	SE/GR-I/19/10/013	
4	Certified in PP Application				

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Site Address	Project Detail	Current Status of the Project	Case Pending	Payment Pending
Srivari Nilayam, Triplicane	G+3 , with 2/3 Bhk	Completed	Nil	Nil
Amutha Sarathy, Car road Triplicane	g+4 apartment building with 36 units of 2/3 Bhk	Completed	Nil	Nil
Sri Ranga Nivas, Mogappair	G+2, 9units , 2/3bhk	Completed	Nil	Nil
Sunny Meadows, Pallikaranai	Sunny meadows Villas at Jayachandran Nagar, Medavakkam has 25 Row houses 3/4 Bhk houses with the ground, first floor	Completed	Nil	Nil
Sunny Meadows, Sembakkam	36 units of 2 and 3 Bhk apartments	completed	Nil	Nil

*V. Kupisankar*