

Raghupathy - 9443245027

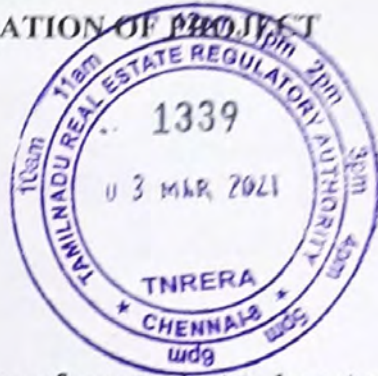
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FORM 'A'
[See rule 3 (2)]

APPLICATION FOR REGISTRATION OF PROJECT

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



Sir,

I hereby apply for the grant of registration of my project to be set up at S.F No: 115/3A2 & 115/3B, Poondi Road, Chennasamudram Village, Walaja Taluk, Ranipet District, Tamil Nadu State, India.

1. The requisite particulars are as under:-
(i) Status of the applicant, whether individual -
(ii) In case of individual -

- (a) Name : **R.Raghupathy**
(b) Father's Name : **P.C.Ramachandran**
(c) Occupation : **Building Contractor / Promoter**
(d) Permanent address : **13 A/9, 1st Cross Street, M.F Road, Ranipet - 632401, Ranipet District.**



Ph: 9443245027; e-mail: ganeshraj.r4@gmail.com

- (e) Photograph : Attached.
- (iii) PAN No: **AGIPR5616F**;
- (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: **Bank Of Baroda, Madha Medical College Hospital kovoov, Thandalam, Sriperumbudur Taluk, Kancheepuram, Tamil Nadu - 600122;**
- (v) Details of project land held by the applicant: **Survey No: 115/3A2 - 189.5 cents, 115/3B - 5.0 cents. Total Land Area: 194.5 cents;**
- (vi) Details of Approval obtained from Various Competent Authorities for commencing the Project
1. **DTCP - Chennai,**
 2. **DTCP - Ranipet Dt**
 3. **BDO - Walaja Block/ Chennasamudram Village Panchayat;**

R. Raghupathy

(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.

Site Address	Project Detail	Current Status of the Project	Case Pending	Payment Pending
No.66, Vasantham Avenue, Vanapadi Road, Ranipet.	3 - Dwellings 3BHK Flats - Each 82.02 Sq.m plinth Area Municipality Approval ka.Ma. 91/2015	Completed on 28.10.2017	Nil	Nil

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

(ix) Registration fee by the way of a RTGS dated on 01/03/2021 with (UTR) no. **BARBH21060906121** for an amount of **Rs.2,59,720/-** calculated as per sub-rule (3) of rule 3;

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

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

- (i) authenticated copy of the PAN card of the promoter: **Attached;**
- (ii) audited balance sheet of the promoter for the preceding financial year: **Yes, attached.**
- (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:~~ **Yes, attached;**
- (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: **Yes, attached;**
- (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

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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: **No (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: **All 6 drawings – 1 set of the plan are attested form the DTCP & BDO are attached;**
- (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: **relevant facilities are mentioned in the plan and Letter accordingly;**
- (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: **Attached Separately;**
- (ix) proforma of the allotment letter, agreement for sale, and the conveyance deed proposed to be signed with the allottees: **Agreement of Sale and Construction Agreement are dully attested and attached;**
- (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: **Attached Separately;**
- (xi) the number and areas of covered parking available in the project: **Covered parking – 69;**

R - [Signature]

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- (xii) the number of open parking areas available in the project: **Open parking – 42;**
- (xiii) Details of Undivided Shares pertaining to the project: **Attached with RERA Carpet Area Statement ;**
- (xiv) the names, addresses, phone numbers, email ids and registration details of real estate agents, if any, for the proposed project: **NIL;**
- (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:

1. **Contractor and Promoter:** R.Raghupathy,
13 A/9, 1st Cross Street,
M.F Road,
Ranipet -632401,
Ranipet District.
Cell: 9443245027.
Email: ganeshraj.r4@gmail.com

2. **Architect:** Ar.A.V.K.Santhosh M.Arch., (CPM),
Registered Architect (COA)
CA/2013/58463
Old No.6/1, New No.17, Lakshmiapuram,
Salavanpet, Vellore – 632001.


3. **Structural Engineer:** D.Thiruganasambandam
B.E.,(Civil) M.Tech.,(Structures), M.B.A
Lincenced Building Surveyor, (No.6/2013-14 VLPA)
No. 2/2B, Kilminnal Road,
Puttuthakku, Vellore Dt., - 632517.

(xvi) A declaration in FORM 'B': **Yes, Declared.**

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

Dated: **01/03/2021**

Place: **Ranipet**


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