



000001

**Prolific Housing & Properties Private Limited**Laxmi Nivas, # 108, Lokmanya Street (West), R S Puram, Coimbatore - 641 002.  
+91 422 4374744 | info@prolifichousing.com

Please note the change of address  
2A MEENAS PINNACLE  
WEST SAMBANDHAM ROAD  
R S PURAM, COIMBATORE-641 002  
TEL No: +91 422 3550186  
CIN No: U45500TN2017PTC119363

**FORM A**

See Rule [3 (2)]

**APPLICATION FOR REGISTRATION OF PROJECT**

To

Tamilnadu Real Estate Regulatory Authority (TNRERA)  
No.1A, I Floor  
Gandhi Irwin Bridge Road  
Egmore  
Chennai – 600 008.

Sir,

We hereby apply for the grant of registration of our project to be set up at 12<sup>th</sup> Cross Street, New Thillai Nagar, P.N.Pudhur, Vadavalli, Pincode – 641041, Perur Taluk, Coimbatore District, Tamilnadu State.

**1. The requisite particulars are as under :**

- (i) Status of the applicant - Private Limited
- (ii) (a) Prolific Housing and Properties Private Limited
- (b) **Registered Office Address :**

D3, Sam Towers, 23/21. 13/21  
Raju Street  
Chennai – 600 023.

**Head Office Address :**

2A, Meenas Pinnacle  
84, West Sambandham Road  
R.S.Puram  
Coimbatore – 641041

Tel No : 0422 3550186

Mobile No : 95000 51710

Email id : [bsvelu@prolifichousing.com](mailto:bsvelu@prolifichousing.com) / [admin@prolifichousing.com](mailto:admin@prolifichousing.com)**Regd Office:** D3, Sam Towers, 23/21, 13/21, Raju Street, Chennai - 600 023. +91 44 2647 8119

CIN No.: U45500TN2017OPC119363

[www.prolifichousing.com](http://www.prolifichousing.com)

ISO 9001:2015

(c) Copy of Registration Certificate, Memorandum of Association, Articles of Association and GST Certificate attached.

(d) **Main Objects**

- (i) Development of Residential and Commercial layouts and selling.
- (ii) Development of Residential and Commercial Buildings and selling.
- (iii) Construction of Residential and Commercial Buildings.
- (iv) Maintenance of Buildings.

(e) **Directors**

1. B.Singaravelu

2E, Mayflower Anukeerth

Kannusamy Street

R.S.Puram

Coimbatore – 641002.

Mobile Number : 95000 51710

Email id : [bsvelu@prolifichousing.com](mailto:bsvelu@prolifichousing.com)

2. S.Chitra

2E, Mayflower Anukeerth

Kannusamy Street

R.S.Puram

Coimbatore – 641002

Mobile Number : 95000 41710

Email id : [chitra2309@gmail.com](mailto:chitra2309@gmail.com)





000005

(f) **Details of Landowners (Joint Venture)**

1. Name : S.Chitra  
Father's Name : S.Palaniappan  
Occupation : Housewife  
Permanent Address : 2E, Mayflower Anukeerth  
Kannusamy Street  
R.S.Puram, Coimbatore – 641002.  
Mobile Number : 95000 41710  
Email id : [chitra2309@gmail.com](mailto:chitra2309@gmail.com)
  
2. Name : S.Karthikvathsalan  
Father's Name : B.Singaravelu  
Occupation : Engineer  
Permanent Address : 2E, Mayflower Anukeerth  
Kannusamy Street  
R.S.Puram, Coimbatore – 641002.  
Mobile Number : 94459 81710  
Email id : [vathsalan6@gmail.com](mailto:vathsalan6@gmail.com)

(iii) PAN No : AAJCP5099C, copy of PAN card attached.

(iv) TAMILNAD MERCANTILE BANK LTD  
DR. NANJAPPA ROAD BRANCH  
364 - Dr. Nanjappa Road  
Coimbatore – 641018.

ACCOUNT NO : 121150050802071

Bank Certificate attached.

(v) **Details of Project Land :**

Survey No.36/64, 37/1B1, 1B2 – 0.7450 Acre (or) 3014.88 Sq.M. - Coimbatore City  
Municipal Corporation – West Zone – Vadavalli Village.



000007

000000

(vi) **Details of Approval obtained :**

1. Planning Permission Approval Letter No.3520/2019/உதிசு-1 dated 16.03.2020.
2. Planning Permit Letter து.அ.எண்.74 "அ, ஆ, இ, ஈ" / 2020 dated 16.03.2020.
3. Approved Plans 1/3, 2/3 and 3/3 with Specifications.
4. Building Permit Letter No. BL/0714/2020/MH1/W and No. BA/0494/2020/MH1/W  
Dated 06.11.2020.
5. NOC from PWD க. எண் : வப / இவஅ3 / கோ73 / உ0கஅ நாள் 28 .06 .2018

(vii) This being the first Project the past projects are not detailed.

(viii) Self-Development – All Development works will be carried out by the Company itself.

(ix) Registration fee by way of a Demand Draft dated 20.03.2021 drawn on bearing no.148750 for an amount of Rs.66,842.00 (Rupees Sixty Six Thousand Eight Hundred and Forty Two Only) Calculated at per Sub rule (3) of rule 3.

Calculation sheet for Registration Fee attached.

(x) NIL

**2. We enclose the following documents namely :**

- (i) **Authenticated copy of the PAN card of the Promoter enclosed.**
- (ii) **Audited Balance sheet of the promoter for the preceding financial year – Balance sheet FY 2019 – 2020 enclosed.**
- (iii) **The land is partly owned by a Director of the promoting company and the rest owned by other person. Copy of the Sale deed, Legal title deed, Patta, are enclosed as under.**





000009

1. Sale Deed document no.4294/05 dated 14.09.2005.
  2. Sale Deed document no.5816/2006 dated 30.08.2006.
  3. Deed of Settlement document no.7287/17 dated 22.12.2017.
  4. Patta No. 4367, 1786 and 4371.
- (iv) Encumbrance Certificate for the period 01.01.2019 to 15.04.2021 attached.
- (v) Joint Venture Agreement dated 24.12.2020 between the promoter and owners of the properties enclosed.
- Power of Attorney document no. 2931 of 2019 dated 14.05.2019 enclosed
- (A) Planning Permission Approval Letter No. 3520/2019/உதிசு-1 dated 16.03.2020.
- (B) Planning permit Letter No. தி.அ.எண்.74 "அ, ஆ, இ, ஈ" / 2020 dated 16.03.2020 & Building Permit Letter No. BL/0714/2020/MH1/W and No. BA/0494/2020/MH1/W Dated 06.11.2020.
- (vi) Approved plans 1/3, 2/3 and 3/3 with specifications attached.
- (vii) **Plan of Development works**

**a. Water Supply**

All villas will be provided with individual Municipal water connection with underground sump. For standby / additional requirement of water a common bore well will be provided with pipeline to all villas.

**b. Sewage Disposal**

Every villa will be provided with individual septic tanks, if underground drainage by the municipality is not ready at the time of possession.

**c. Solid wastage Disposal**

Separate collection bins for every villa with a common Organic Decomposer.



**d. Renewable Energy**

Every villa will be provided with roof top solar panels for water heater and emergency lighting.

**e. Fire Fighting**

Not applicable for the buildings are G + 1 and G + 2.

**f. Emergency Evacuation Services.**

Not applicable being as the Buildings with G + 1 and G + 2.

**(viii) Location Details**

Google image with site location clearly indicating the Latitude and Longitude of boundary end points enclosed.

**(ix) Proformas of the following are enclosed,**

- a. Allotment Letter
- b. Sale Agreement
- c. Construction Agreement

**(x) Villa numbers, Types and Carpet area statement** enclosed.

**(xi) Covered Car parking Numbers** - 35 Nos Area – 278.46 Sq. Mt.

**(xii) Open Car parking Numbers** - 4 Nos Area – 26.52 Sq. Mt.

**(xiii) Details of Undivided Shares** enclosed.

**(xiv) Details of Real Estate agents**

Not applicable as marketing will be done by the Promoting Company itself.





000013

(xv) Copy of Structural Stability Certificate from Structural Engineer attached.

(xvi) Details of Contractors, Architects, and Structural Engineers are as follows.

Sl. No.	Details	Contractor Detail	Architect/LS	Structural Engineer	Remarks
1.	Name	B.Singaravelu	Siddarth Gopal Shankar	V.P.Ponnusamy	
2.	Firm Name	Prolific Housing and Properties Pvt Ltd	Sankar & Associates	Sankar & Associates	
3.	Registration Details	U45500TN2017PTC119363	433 of 1990	433 of 1990	
4.	Certified in PP Application	Coimbatore LPA/CE/19/07/087	Coimbatore LPA/GR-I/19/04/016	Coimbatore LPA/GR-II/19/07/042	
5.	Address	2A, Meenas Pinnacle, 84, West Sambandham Road, R.S.Puram, Coimbatore - 641002	27, Sengupta Street, Ram Nagar, Coimbatore - 641009	27, Sengupta Street, Ram Nagar, Coimbatore - 641009	
6.	Phone No	0422 3550186	0422 2230690	0422 2230690	
7.	Email id	bsvelu@prolifichousing.com	admin@sankarassoc iates.in	admin@sankarasso ciates.in	

(xvii) Form B Declaration in Rs.20/- Stamp paper duly signed enclosed.

a. Project Completion Date - The date of completion will be 17.01.2023 and with a grace period of 3 months, it will be 16.04.2023.

b. Validity of Planning Permit – From 05.11.2020 to 15.03.2025.



000015

- (xviii) Total Project cost (Land Cost (Market Value) + Development charges (Infrastructure) + Fees Paid charges)

**Project Cost**

Land Cost (Market Value)

3014.88 Sq.mt. @Rs.16,600/Sq.mt. - Rs. 5,00,47,008.00

Development Charges

(Construction Cost) - Rs.15,42,89,900.00

Fees Paid

- Rs. 35,57,700.00

**Total Project Cost**

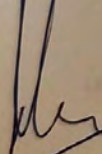
- **Rs.20,78,94,608.00**

- (xix) Details of Facilities – Amenities/Infrastructure etc., as given in the Brochure duly self-attested by the Promoter attached

- (xx) CD containing all the above details in PDF format.

Thanking You

Yours Faithfully  
For Prolific Housing and Properties Pvt Ltd



**B. Singaravelu**  
Director