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FORM 'A' Karunaganankes@gmail.com

[See rule 3 (2)]

APPLICATION FOR REGISTRATION OF PROJECT

To
The Real Estate Regulatory Authority
Tower 2, Langs Garden Road, Ansari Estate
Egmore, Chennai, Tamilnadu – 600 008
Sir,



I hereby apply for the grant of registration of my project to be set up at ~~Thuthipet~~ ~~village, Ambur Taluk, Thirupathur district, Tamilnadu State.~~ Kolathur village, Chennai - 99
K. S. Kaungam

1. The requisite particulars are as under:-

- (i) Status of the applicant - **PROPRIETORSHIP FIRM**
- (a) Name - Sri Lakshmi Builders
- (b) Address - NO.1A, 1st Main Road, Srinivasa Nagar,
Kolathur, Chennai – 600 099
- (c) Copy of Registration Certificate - CMDA Registration Certificate (Attached)
- (d) Main Objects - Flat Promoter
- (e) Name, Photograph, & Address of - No. 37, 13th Cross street, Senthil Nagar,
The chairman of governing body Kolathur, Chennai – 600 099
- (f) Photograph - Attached
- (iii) PAN No. - **AAQPK5674E – (Attached)**

2. Details of Land owner In case of Joint Venture

- (a) Name - V. Ravi
- (b) Fathers Name - N. Vinayagam
- (c) Occupation - NIL

K. S. Kaungam

- (d) Permanent Address - AP-455, I-Block, 22nd street
Anna Nagar west, Chennai - 40
- (e) Mobile Number & E-Mail-ID - CMDA Registration Certificate (Attached)
- (f) Photograph - Attached
- (iii) PAN No. & copy of Pan Card - **CAXPR0615M** – (Attached)
- (iv) Name and address of the bank or banker with which account in terms of section 4 (2)(I)(D) of the Act will be maintained:

BANK OF BARODA, KOLATHUR BRANCH, CHENNAI

(iv) Details of project land held by the applicant _____;

Date of Registration	Document number	Type	Purchaser	Area	Remarks
23-08-2006	6987/2006	Sale deed	V. Ravi	2600 Sq.ft	Plot no 69, Mohamed Hussain colony, Kolathur village, Block – 1, Sno. 2/1P, - 2600 Sq.ft
23-06-2021	1867/2021	GPA	K.S Karunakaran	2600 Sq.ft	

Date of Registration	Document number	Type	Purchaser	Area	Remarks
24-06-2021	1900/2021	Sale deed	K.S Karunakaran	2800 Sq.ft	Plot no 72, Mohamed Hussain colony, Kolathur village, Block – 1, Sno. 2/1P, - 2800 Sq.ft

(v) Copy Of EC – Attached

(vi) Details of Approval obtained from Various Competent Authorities for commencing the Project _____; 1. CMDA & 2. CHENNAI CORPORATION

- Copy of Planning Permission Approval Letter - Attached
- Copy of Planning Permit - Attached
- Copy of Local Body Approval Letter - Attached

➤ Copy of one set of Approved Plan with Local Body seal - Attached

(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.

Lakshmi's Avilash Enclave	Completed	No.3, 1 st main Road, Srinivasan Nagar, Kolathur, Chennai - 99
Lakshmi's Aaravi Flats	Completed	No.50 & 51, TVS Nagar, 1 st main Road, Srinivasan Nagar, Korattur, Chennai - 76

(viii) Agency to take up external development works - Self Development

(ix) Registration fee by way of a NEFT dated 05TH MAY 2022 drawn on INDIAN OVERSEAS BANK, PETERS ROAD BRANCH, CHENNAI -14, bearing UTR No IMPS **212512208766** for an amount of **Rs. 20000** /- (Rupees Twenty thousand only) calculated as per sub-rule (3) of rule 3; - Copy of Receipt Attached

(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;

(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;

(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;

(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;

(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;

(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;

(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;

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

(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;

(xi) the number and areas of covered parking available in the project;

(xii) the number of open parking areas available in the project;

(xiii) Details of Undivided Shares pertaining to the project;

(xiv) the names, addresses, phone numbers, email ids and registration details of real estate agents, if any, for the proposed project;

(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;

(xvi) a declaration in FORM 'B'.

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

Dated: 09-05-2022

Place: Chennai

Yours faithfully,

K.S. Kamran

Signature and seal of the applicant(s)