

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

APPLICATION FOR REGISTRATION OF PROJECT

To

Tamil Nadu Real Estate Regulatory Authority (TNRERA), No.1A,
1st Floor,
Gandhi Irwin Bridge Road,
Chennai-600008.

Sir,

I hereby apply for the grant of registration of Block One (Commercial Building) in our project to be set up at

Shozhinganallur Taluk, Shozhinganallur Town, Chennai District, Tamil Nadu State.

1. The requisite particulars are as under:-

- (i) **Status of the applicant** : Private Limited Company
(a) **Name** : M/s. Chandrachola Constructions Private Limited.
(b) **Address**: No. 29/16, East Road, Near Nandi Statue, West CIT
Nagar, Nandanam, Chennai - 600035.
(c) **Copy of registration certificate** : Enclosed
(d) **Main objects** : Not Applicable
(e) **Name, photograph and address of directors**
Name: Mr. Arunagiri C
Photograph: Enclosed
Address: No. 29/16, East Road, Near Nandi Statue, West CIT
Nagar, Nandanam, Chennai - 600035.



(f) **Name, photograph and address of Other Co-Promoters:-** Not applicable

(g) **Main objects** : Real estate land development

For M/S CHANDRACHOLA CONSTRUCTIONS PVT LTD.,

DIRECTOR

(ii) **Director PAN No:** ADHPA3011D ARUNACHIREC
Company Pan No:- AAFCU5857R CHANDRACHOLA
CONSTRUCTIONS PRIVATE LIMITED

(iii) **Name and address of the bank or banker with which account Intermis of section 4 (2)(D)(D) of the Act will be maintained**

Bank Name: State Bank of India

Account No:- 34658432500

Account Holder Name:- Chandrachola Construction

Ifsc Code:- SBIN0006616

Address: Siruthozhil Branch, Plot No.1, Krm Towers,
Harrington Road, Fifth Floor , Chetpet,
Chennai-600031.

(iv) **Details of project land held by the applicant :**

The layout has been formed in S.No. 449/2CIA in Shozhinganallur Village acquired as Enclosed

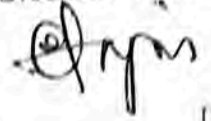
(v) **Details of Approval obtained from Various Competent Authorities for commencing the Project :**

The project is for development of 2.426 acres and has been approved by CMDA vide approval order No.CMDA/PP/NIIRB/S/0205/2021 dated 29.03.2022 layout Shozhinganallur Municipality by letter No. PP/NIIRB/S(B1)/0682/2021 dated 10.08.2022 (Copies of Municipality orders enclosed).

(vi) **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.**
Not applicable

(vii) **Agency to take up external development works Local Authority (exact Authority or any agreement to the**

For M/S CHANDRACHOLA CONSTRUCTIONS PVT LTD.,



DIRECTOR

Authority) / SelfDevelopment;

Not applicable

(viii) Registration fee by way of a NEFT dated 17.11.2022 having UTR No. SBINR12022111715512187 drawn on State Bank of India for an amount of Rs. 6,83,633 /- (**Amount in Words:- Six Lakhs & Eighty three Thousand Six Hundred Thirty Three only**) calculated as per sub-rule (3) of rule 3;

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

Not Applicable

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

(i) **Authenticated copy of the PAN cards of the promoter;**

Copy Enclosed

(ii) **Audited balance sheet of the promoter for the proceeding financial year;**

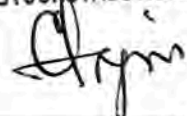
Copy Enclosed

(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;**

Copies of SLR/Patta 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;**

For M/S CHANDRACHOLA CONSTRUCTIONS PVT LTD.,



DIRECTOR

The land is free hold and no encumbrances are there on the saidland.
The EC for the property up to date is enclosed.

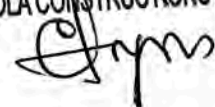
- (v) where the promoter is not the owner of the land on which development is proposed details of the consent of the owner of the land along with a copy of the collaboration agreement, development agreement, joint development agreement or any other agreement, as the case may be, entered into between 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;

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

For M/S CHANDRACHOLA CONSTRUCTIONS PVT LTD.,



DIRECTOR

(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;

Refer Topo Sketch and Google map enclosed disclosing the location of the land and 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;

Not applicable.

(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;

Car Parking = 217 No.s

TW Parking = 277 No.s

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

Car Parking = 47 No.s

TW Parking = 77 No.s

(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;

The promoters do not propose to engage any real estate agent for the project.

For M/S CHANDRACHOLA CONSTRUCTIONS PVT LTD.,



DIRECTOR

(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. We solemnly affirm and declare that the particulars given in herein are correct to our knowledge and belief.

Dated:

Place : Chennai

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

For M/S CHANDRACHOLA CONSTRUCTIONS PVT LTD.,



DIRECTOR