

FORM 'A'

[See rule 3 (2)]

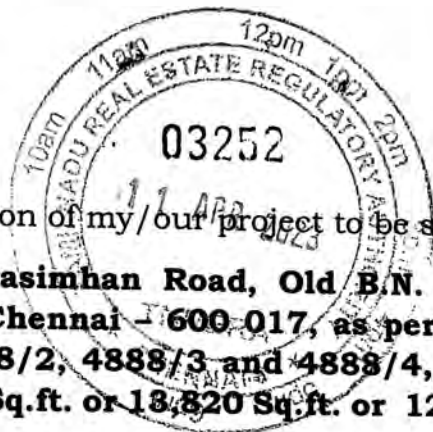
APPLICATION FOR REGISTRATION OF PROJECT

To

**The Real Estate Regulatory Authority
Chennai
Tamil Nadu**

Sir,

I/We hereby apply for the grant of registration of my/our project to be set up at **Door No.20, (Old Door No.47) P.Narasimhan Road, Old B.N. Road, (Formerly North Boag Road), T.Nagar, Chennai - 600 017, as per Town Survey Extract presently T.S. Nos. 4888/2, 4888/3 and 4888/4, Block No.114, measuring 5 Grounds and 1820 Sq.ft. or 18,820 Sq.ft. or 1283.90 Sq.mtr.**



1. The requisite particulars are as under:-

- (i) Status of the applicant : **PRIVATE LIMITED COMPANY**
- (ii) (a) Name : **M/s.S & S FOUNDATIONS PVT. LTD.**
- (b) Address : **45 GIRIAPPA ROAD, T.NAGAR, CHENNAI - 600 017**
- (c) Copy of registration certificate : **CERTIFICATE OF INCORPORATION ENCLOSED.**
- (d) Main objects :
- (1) To carry on the business of Builders, developers including and not limited to development of Townships, construction of Residential Flats, apartments, building, development of land, construction projects, commercial complex, hotels in and around Chennai and across Tamilnadu.
- (2) To purchase, acquire, take on lease or exchange or in any other lawful manner any area, land, buildings, structures and to turn the same into, develop the same and dispose of sell, lease, rent or maintain the same and to build townships, market the same with all amenities or conveniences such as drainage facility, electricity and sewage installations.
- (3) To layout, develop, construct, build, erect, demolish, re-erect, alter, repair, remodel or do any other work in connection with any building or building scheme, residential houses or any other works

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or structural or architectural reclamations, work of any kind whatsoever and for such purpose to prepare estimates, designs plats, specification or models and do such other or any alteration that may be require thereof.

- (e) Name, photograph and address of chairman of the governing body / partners / directors etc.

Mr.S.SATHYANARAYANAN,
Managing Director.
No.45, Giriappa Road,
T.Nagar,
Chennai – 600 017.



- (iii) PAN No. **ABCPS0844B** ;

- (iv) Name and address of the bank or banker with which account in terms of section 4 (2)(l)(D) of the Act will be maintained ICICI Bank, 88, Anmol Palani, G.N.Chetty Road, T.Nagar, Chennai – 600 017 Tamil Nadu Current A/c. No. 777705290592 Name : S & S FOUNDATIONS PVT LTD. S & S ZENNOVA Collection Account.

- (v) Details of project land held by the applicant :

New No.20 (Old No.47) P.Narasimhan Road Old B.N.Road, (formerly North Boag Road) T.Nagar, Chennai – 600 017 as per Town Survey Extract presently in T.S.Nos.4888/2, 4888/3 & 4888/4, Block No.114 measuring **5 Grounds and 1820 Sq.ft. or 13820 Sq.ft. or 1283.90 Sq.mtr.**

- (vi) Details of Approval obtained from Various Competent Authorities for commencing the Project :

Project Planning Permit No. CMDA/PP/NHRB/C/0041/2023, dated 31.01.2023 by CMDA and Building Permit No.CEBA/WDCN09/00131/2023 issued by Greater Chennai Corporation.

- (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. **ENCLOSED AS ANNEXURE**

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(viii) Agency to take up external development works _____ Local Authority
(exact Authority or any agreement to the Authority) / Self Development; -
NOT APPLICABLE.

(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; - 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; - TITLE DEED & PATTa IN FAVOUR OF THE PROMOTER. COPY OF THE SAME IS 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; - **NIL.**

(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; - **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; - **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.**

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- (vii) the plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including drinking water facilities, solid and liquid waste management, 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 agreement for sale, and the Construction 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 AS ANNEXURE**
- (xi) The number and areas of covered parking available in the project; **ENCLOSED AS ANNEXURE**
- (xii) The number of open parking areas available in the project; - **NOT APPLICABLE.**
- (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; - **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; - **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 : .04.2023

Place : Chennai - 17.

For S&S FOUNDATIONS PVT. LTD.


Managing Director

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

For S&S FOUNDATIONS PVT. LTD.

Managing Director