

FORM "A" [See rule 3 (2)]  
**APPLICATION FOR REGISTRATION OF PROJECT**

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




Sir,

We hereby apply for the grant of registration of Project **"VISTARA HOMES"** to be set up at Plot No.71 &72 Mookambikai Naar in Old SF Nos. 144/2A, Ward No. 32, Block No. 52, New T.S.No: 170/2 and 170/3 in, Upplipalayam Village, Coimbatore South Taluk. Coimbatore District, State of Tamilnadu.

1. The requisite particulars are as under: -



(i)	Status of the applicant, whether individual/ company/ proprietorship firm/ societies/ partnership firm/ competent authority;	FIRM (PROMOTER) INDIVIDUALS (LANDOWNERS)
(ii)	In case of individual	
(a)	Name	<b>MRS. SUNDARAMBAL K MR.SHANMUGA SUNDARAM K MRS.CHITRA R</b>
(b)	Father's Name	W/o Late N.Kumarasamy S/o Late N.Kumarasamy W/o Radhakrishnan
(c)	Occupation	Business
(d)	Permanent address	No.10A/11, Lal Bahadur Sasthri Nagar, Lakshmi Puram, Peelamedu, Coimbatore- 641004
(e)	Mobile No & Email ID	Email: crystalhomescbe@gmail.com Mobile: 7373300990
(f)	Photograph	 MRS.SUNDARAMBAL K W/o Late. N.Kumarasamy No.10A/11, Lal Bahadur Sasthri Nagar, Lakshmi Puram, Peelamedu, Coimbatore-641004 (LANDOWNER)

1. N.S. Kumar

1. *[Signature]*

2. *[Signature]*

2. M Anadhi

3. Richitana

			MR.SHANMUGA SUNDARAM K W/o Late. N.Kumarasamy No.10A/11, Lal Bahadur Sasthri Nagar, Lakshmi Puram, Peelamedu, Coimbatore-641004
		(LANDOWNER)	
			MRS.CHITRA R W/o Radhakrishnan , No. A29, Kurrai Thottam, Kannampalayam, Coimbatore - 641 402
		(LANDOWNER)	
OR In case of firm / societies / trust / companies / limited liability partnership / competent authority -			
(a)	Name	<b>M/s M/S.CRYSTAL HOMES (PROMOTER)</b>	
(b)	Address , Contact No, Email ID	S1, Sai Anantham Apartments, China Subbanna Street, K.K.pudur, Saibaba Colony, Coimbatore - 641 038 Email: <a href="mailto:crystalhomescbe@gmail.com">crystalhomescbe@gmail.com</a> Mobile: 7373300990	
(c)	Copy of registration certificate	GST Registration Certificate is Enclosed	
(d)	Main objects	Partnership Deed is Enclosed	
(e)	Name, photograph, and address of directors etc.		Mr. N.MURUGAPPAN S/o Mr.Nagappan, No.6, Nagappa Colony, Kavundampalayam Post, Coimbatore - 641 030


1 K.S. Murugappan

1. Radhakrishnan

2. Jeena

2. Manathi

3. R-chitra

			<b>Mrs. M. ANANTHI</b> W/o N. Murugappan, No.6, Nagappa Colony, Kavundampalayam Post, Coimbatore - 641 030
(iii)	PAN No.	BNSPS5628E(Landowner) BOKPS3421J(Landowner) AJIPC1935B(Landowner) AAQFC9674A (Promoter)	
(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	Account No: 1253135000012650 Bank Name: Karur Vysya Bank Branch: Sai Baba Colony IFSC Code: KVBL0001253	
(v)	Details of project land held by the applicant	District : Coimbatore Taluk : Coimbatore South Village : Uppilipalayam Vilage, Ward No. 32,Block 52 Survey No. : Old SF Nos. 144/2A, New T.S.No: 170/2 and 170/3 Extent : 733 Sq.Mtrs No.of units : 12 Units	
(vi)	Details of Approval obtained from Various Competent Authorities for commencing the Project	i. Coimbatore LPA Clearance Letter Na.Ka.No.6353/2019 dated 02.03.2020 Approval No.: 49/2020 ii. Revised Plan approved by Proceedings of Coimbatore LPA dated 24.03.2023 with Approval No. iii. Coimbatore LPA Clearance Letter for Revised Plan dated 08.06.2023 Approval No.: 0640/2023/MH2/E. iv. Building Permit issued by Coimbatore City Municipal Corporation with BA.No. 162/BPA/2023/02889 and BL.No: 162/BL/2023/02/053/02181 dated 12.06.2023	
(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	NIL  This is the First Project for the Landowner and the Promoter	

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1. K. Suresh

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	projects, any delay in its completion, details of cases pending, details of type of land and payments pending etc	
(viii)	Agency to take up external development works Local Authority (exact Authority or any agreement to the Authority) / Self Development;	Municipal Roads already available
(ix)	Registration fee calculated as per sub-rule (3) of rule 3; (x) Any other information the applicant may like to furnish.	Total Fee of 29,000 has been paid online, vide RTGS /NEFT with UTR Ref. No. SBIN523174157798 Dt. 23.06.2023 (Calculation Sheet and Proof of Payment is attached).

2. 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; - 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; - 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; - Enclosed
- (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 - Explained

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- (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 allotment letter, agreement for sale, and the conveyance 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
- (xi) the number and areas of covered parking available in the project; - Enclosed
- (xii) the number of open parking areas available in the project; - Enclosed
- (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; - Enclosed
- (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

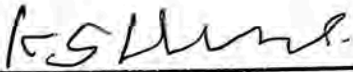
3. We solemnly affirm and declare that the particulars given in herein are correct to our knowledge and belief.

Dated: 28.06.2023

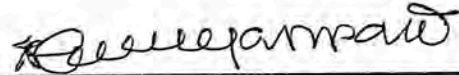
Place: Coimbatore

Yours Faithfully

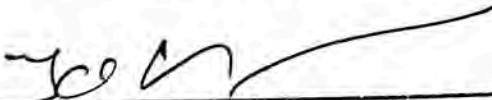
**For M/S.CRYSTAL HOMES**



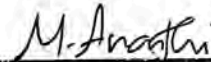
**1.MRS. SUNDARAMBAL K**



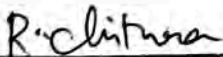
**N.MURUGAPPAN  
PARTNER**



**2.MR.SHANMUGA SUNDARAM K**



**M.ANANTHI  
PARTNER**



**3.MRS.CHITRA R**