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FORM 'A'
[See rule 3 2]

APPLICATION FOR REGISTRATION OF PROJECT

To

The Real Estate Regulatory Authority

No:1A, 1st 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 Survey No: 95/4B2A1, and 95/3B1 at Pudupakkam Village, Thiruporur Panchayath union, Vandalur Taluk, Chengalpattu Dist.

1. The requisite particulars are as under: -
 - (i) Status of the applicant: **Limited Liability Partnership firm;**
 - (ii) In case of limited liability partnership -
 - (a) Name: **GEETHA JAIN & URBANDO DEVELOPERS LLP**
 - (b) Address: 45, College Road, Nungambakkam, Chennai-600 006.
 - (c) Copy of registration certificate: **(Enclosed)**
 - (d) Main objects: **(Enclosed)**
 - (e) Name, photograph and address of chairman of the governing body / partners / directors etc.:

1. **Geetha Jain**

Number: 43, Thambuswamy Road,
Kilpauk, Chennai – 600010.

Geetha



2. **Mukesh Kumar Jain**, Managing Partner, 9/10, 3rd Floor,
Clemens Road Jain Villa Apartment,
Purasawakkam, Vepery, Chennai – 600 007
Contact: 7358111728 / liaison@urbando.in



For URBANDO DEVELOPERS LLP

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MK Jain
Partners

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3. **Bharath Kumar Venkatesan**, Managing Partner, Flat No.54,
BBC City Paark, Phase 2, Block 1, Anna Salai,
Chinna Porur, Valasaravakkam, Chennai – 600116
Contact: 9790750001 / bkv@urbando.in



- (iii) PAN No. **AAGFU6222J**.
- (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:
(Enclosed)
- (v) Details of project land held by the applicant: **(Enclosed)**
- (vi) Details of Approval obtained from Various Competent
Authorities for commencing the Project: **(Enclosed)**
- (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**
- (viii) Agency to take up external development works Local
Authority (exact Authority or any agreement to the Authority) /
Self Development; - **N/A**
- (ix) Registration fee by way of : a **NEFT/AXIC232236078288**
dated drawn on **AXIS BANK Bank, Indra Nagar Branch** for an
amount of **Rs.1,52,500/-** calculated as per sub-rule (3) of rule 3;
- (x) Any other information the applicant may like to furnish.

Bkv

For URBANDO DEVELOPERS LLP

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[Signature]
Partners

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; - **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; - **POA 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;
 - (vi) Th 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**

For URBANDO DEVELOPERS LLP
Partners



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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 fire-fighting facilities, drinking water facilities, solid and liquid waste management, emergency evacuation services, use of renewable energy; - **Enclosed**

- (viii) The location details of the project, with clear demarcation of the land dedicated for the project along with its boundaries including the latitude and longitude of the end points of the project - **Google Map 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 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; - **Enclosed**

- (xii) The number of open parking areas available in the project;
- **N/A**

- (xiii) Details of Undivided shares pertaining to the project;
- **Enclosed**

- (xiv) 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**

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Partners

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(xv) 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: 25-09-2023

Place: Chennai



Geetha Jain

For URBANDO DEVELOPERS LLP


Urbando Developers LLP
Managing Partner's

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