

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 - 600008.



Sir,

I hereby apply for the grant of registration of my/our project to be set up at **Survey Nos. 239/1A, 239/1C, 239/1D, 238/1, 238/2, 238/3, 237/, 237/2, 237/3, 237/5, 236/1, 236/2, 236/3, 237/4, 235/2, Thirumangalam Village, Sirperumbudur Taluk Kancheepuram District, Tamilnadu State**

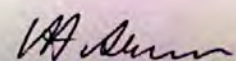
1. The requisite particulars are as under:-
 - (i) Status of the applicant, whether : **PRIVATE LTD COMPANY**
 - (a) Name : **ETA STAR TECHCITY PRIVATE LIMITED,**
Permanent address : **Chennai City Center, 4th Floor,
Dr.Radhakrishna Salai, Mylapore,
Chennai - 600004.**
Mobile : **98405 78600**
E Mail : **shakir@etastar.co.in**
 - (b) Copy of Registration Certificate : **U45200TN2006PTC061313.**
 - (c) Main objects : **Real Estate**
 - (d) Name, photograph and address of Chairman
of the governing body/partners/director etc

For ETA STAR TECHCITY PVT. LTD.

Managing Director

- iii) PAN No : AABCE6547J
- (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
- Account No. : A/C NO. 777705000233
- IFSC Code No : ICIC0002186
- Bank Address : ICICI BANK, MYLAPORE BRANCH
8/44, EAST MADA ST, MYLAPORE,
CHENNAI - 04
- (v) Details of project land held by the : Survey Nos. 239/1A, 239/1C, 239/1D,
applicant 238/1, 238/2, 238/3, 237/, 237/2,
237/3, 237/5, 236/1, 236/2, 236/3,
237/4, 235/2,
- Project Address : Thirumangalam Village,
Sirperumbudur Taluk
Kancheepuram District,
Tamilnadu State
- Extent of the Land in Sq.M : 32,346.09 Sq.mts
- (vi) Details of Approval obtained from Various : DTCP Approval No. 409 / 2019
Competent Authorities for commencing Dt : 22-10-2019
the Project copy enclosed; Thirumangalam Panchayat
Approval No. 30 / 19
ROC No. 0652/2019 dt : 25-11-2019
- (vii) Brief details of the projects launched by : Nil
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
Location details of the project with clear : Enclosed
demarcation for the project along with its

For ETA STAR TECHCITY PVT. LTD.


Managing Director

boundaries including the Latitude and Longitude of the end points of the projects (Google image with site location)

(viii) Agency to take up external development : **Self Development**
works self Local Authority (exact Authority or any agreement to the Authority) / Self Development;

(ix) Registration fees and mode of Payment :
Per sub rule (3) of Rule 3:

Total Extent	:	32,346.09 Sq.mts
Road Area	:	7,546.18 Sq.mts
Park Area	:	2,537.63 Sq.mts
Common Area	:	-
Tangedco	:	-
Area of EWS Plots	:	2,259.94 Sq.mts
Road Area + Park Area + Common Area + Tangedco + EWS Plot area	:	12343.75 Sq.mts
Balance Area (Plottable) _32,346.09 sqm (-) 12,343.75 sqm	:	20,002.32 Sq.mts
Fees payable @ 5/- per sqm for 20,002.32 sqm	:	1,00,011.60/- (Round Off) 1,00,020/-

(x) Any other information the applicant may like to furnish. : **NA**

2 I 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**

For ETA STAR TECHCITY PVT. LTD.


Managing Director

- (v) where the promoter is not the owner of the land on which development is proposed : **ENCLOSED**
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; : **NA**
- (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; : **NA**
- (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; : **NA**

For ETA STAR TECHCITY PVT. LTD.


Managing Director

- (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; **NA**
- (xi) The number and areas of covered parking available in the project; **NA**
- (xii) The number of open parking areas available in the project; **NA**
- (xiii) Details of Undivided Shares pertaining to the project; **NA**
- (xiv) The names, addresses, phone numbers, email ids and registration details of real estate agents, if any, for the proposed project; **NA**
- (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; **NA**
- (xvi) a declaration in FORM 'B'. **Enclosed**


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

Dated: 23.01.2020

Place: Chennai

Yours faithfully,

For ETA STAR TECHCITY PVT. LTD.


Managing Director