




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

To
The Tamil Nadu Real Estate Regulatory Authority
No.1A, First Floor, Gandhi-Irwin Bridge Road,
Egmore, Chennai - 600008

Sir, We hereby apply for the grant of registration of **Residential Layout** project at **Vengaivasal Village**, Tambaram Taluk, Chengalpattu District, Tamil Nadu State in **Survey Nos. 351/2 & 351/3 (351/3A, 3B 4A & 4B as per Document)** and the said layout known as **"Mohi Florence Phase-3"** Approved by CMDA vide Planning Permission No. **P.P.D/L.O No. 105/2021**, vide Letter No.Layout-1/0002/2021, dated 22.07.2021, by The Member-Secretary, CMDA, Chennai-08 and **Layout Approval No.39/2021**, Dated 13.08.2021 **P.P.A No.4075/2021** issued by Special Officer, Vengaivasal Panchayat, for the **Plot Nos. 1 to 50**.

1.	The requisite particulars are as under: -	
(i)	Status of the Applicant	Individual & Private Limited Company
(ii)	Details of Applicant.	
	(a) Name	R. Mohindar GPA on behalf of 1. Mrs. Geetha Kumar 2. M/s.Mohis Infrastructure Pvt. Ltd.
	(b) Address with Contact No. and Email ID.	No. 46/2, Sundaram Colony 2 nd Main Road, Camp Road, Selaiyur, Chennai-600 073. Mob. No. 8056575859 E-mail. glitz.mohi@yahoo.com
	(c) Copy of Registration Certificate	Enclosed as Annexure-I
	(d) Main objectives of the Company	Real Estate Promoter
	(e) Name, Photographs and Address of the Director	 

(iii)	PAN No.	<p>1. AGYPG9181E 2. AAKCM3601N 3. BJHPM7267E</p> <p>Enclosed as Annexure-II</p>
(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:	<p>Axis Bank Ltd, Camp Road, Selaiyur Branch, Chennai - 600073</p> <p>RERA A/C No. : 921020033625751</p> <p>Enclosed as Annexure III</p>
(v)	Details of project land held by the applicant :	<p>7284 Sq.mts of Land in Survey Nos. 351/2 & 351/3 (351/3A, 3B 4A & 4B as per Document) Vengaiwasal Village, Tambaram Taluk, Chengalpattu District, Tamil Nadu State.</p>
(vi)	Details of Approval obtained from Various Competent Authorities for commencing the Project ;	<p>Approved by CMDA vide Planning Permission No. P.P.D/L.O No. 105/2021, vide Letter No. Layout-1/0002/2021, dated 22.07.2021, by The Member-Secretary, CMDA, Chennai-08 and Layout Approval No.39/2021, Dated 13.08.2021 P.P.A No.4075/2021 issued by Special Officer, Vengaiwasal Panchayat, for the Plot Nos. 1 to 50.</p> <p>Enclosed as Annexure IV</p>
(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.	<p>1. Mohis Florence Phase-1, which is Completed without any delay. Vide RERA No.TN/01/Layout/0122/2020 Dated 17.07.2020</p> <p>2. Mohis Florence Phase-2, which is Completed without any delay. Vide RERA No.TN/01/Layout/0054/2021 Dated 26.02.2021</p> <p>Enclosed as Annexure - V</p>



(viii)	Agency to take up external development works Local Authority (exact Authority or any agreement to the Authority)	Self-Development
(ix)	Registration fee calculated as per sub-rule (3) of rule 3;	Calculation Fee Enclosed
	Payment Mode	Demand Draft
	Drawn on	Axis Bank Ltd, Camp Road, Selaiyur Branch,
	Dated	12.08.2021
	Bearing DD No.	014700
	Amount in Rupees	Rs.25,900/-
(x)	Any other information the applicant may like to furnish.	Nil
2.	I/we enclose the following documents in triplicate, namely: -	
(i)	Authenticated copy of the PAN card of the promoter;	Enclosed as Annexure - I
(ii)	Audited balance sheet of the promoter for the preceding financial year.	Enclosed as Annexure - VI
(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 as Annexure -VII
(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 as Annexure - VIII

(v)	<p>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;</p>	<p>Not Applicable</p>
(A)	<p>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;</p>	<p>Not Applicable</p>
(vi)	<p>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;</p>	<p>Enclosed as Annexure - IV</p>
(vii)	<p>the plan of development works to be executed in the proposed project and the proposed facilities to be provided</p>	<p>Not Applicable</p>

M. A. Nishat

	thereof including firefighting facilities, drinking water facilities, solid and liquid waste management, emergency evacuation services, use of renewable energy;	
(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 as Annexure IX
(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;	Not Applicable
(xi)	the number and areas of covered parking available in the project;	Not Applicable
(xii)	the number of open parking areas available in the project;	Not Applicable
(xiii)	Details of Undivided Shares pertaining to the project;	Not Applicable
(xiv)	the names, addresses, phone numbers, email ids and registration details of real estate agents, if any, for the proposed project;	Not Applicable
(xv)	the names, addresses, phone numbers, email ids and registration details of the contractors, architects,	Not Applicable

	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;	
(xvi)	a declaration in FORM 'B'.	Enclosed as Annexure X

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

Dated: Chennai
Place: 12.08.2021



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