

FORM 'A'
[See rule 3
(2)]

APPLICATION FOR REGISTRATION OF PROJECT

To
The Real Estate Regulatory Authority
Egmore
Chennai. 600008



Sir,

I/We hereby apply for the grant of registration of my/our project to be set up at Survey No.260/1B1 and 260/1B2 Sathankuppam Village, (Within the revenue Village of Pudhupakkam) Vandalur Taluk, Chengalpet District, Tamil Nadu State.

1. The requisite particulars are as under:-

Status of the applicant - partnership firm

- (a) Name : M/s. Anand & Venkatesh
(b) Address : No.52/2, Sampath Building, Bazullah Road, T. Nagar, Chennai. 600017
(c) Copy of registration certificate : Enclosed herewith
(d) Main objects : Property Development
- (i) Name of the Partner 1: MR. S. VENKATESH, son of Late. V. Sampath No.52/2, Sampath Building, Bazullah Road, T. Nagar, Chennai. 600017
(ii) Name of the Partner 1: MR. S. ANAND, son of Late. V. Sampath No.52/2, Sampath Building, Bazullah Road, T. Nagar, Chennai. 600017
(iii) PAN Number of the Firm : **AAMFA2725J**
(iv) Name and address of the bank or banker with which account in terms of section 4 (2)(1)(D) of the Act will be maintained:
Current Account No. ~~50200065664664~~ Habibullah Road Branch, T. Nagar.
Bank Address: HDFC Bank, No.34/105, Habibullah Road Branch, T. Nagar, Chennai. 600017
IFSC Code: HDFC0001864 MICR: 600240061
(v) Details of project land held by the applicant : Total Land measuring 4.63 ACRES, Project named as GREEN FIELD ENCLAVE

For ANAND & VENKATESH

Partner Partner

- (vi) Details of Approval obtained from Various Competent Authorities for commencing the Project;
 - 1. Obtained approval from District Director of Town country Planning, Chengalpet Region, Chengalpet.
 - 2. Obtained approval from "The President, Kelambakkam First grade Village Panchayat, Thiruporur Panchayat Union, Chengalpet District.
 - (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.: Nil
 - (viii) Agency to take up external development works NIL Local Authority (exact Authority or any agreement to the Authority) / Self Development; Nil
 - (ix) Registration fee by way of a demand draft dated 24.01.2022 drawn on State Bank of India, Thyagaraya Nagar Branch bearing No.449579 for an amount of Rs.49,075/- 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;
 - (ii) Audited balance sheet of the promoter for the preceding financial year;**
 - (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;
 - (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;

For ANAND & VENKATESH
Partner Partner

(3)

(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;

(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;

(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;

(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;

(ix) proforma of the allotment letter, agreement for sale, and the conveyance deed proposed to be signed with the allottees;

(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;

For ANAND & VENKATESH

Partner

Partner

(xiii) Details of Undivided Shares pertaining to the project;

(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; NIL

(xvi) A declaration in FORM 'B'.

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

Dated:

Place: Chennai

For ANAND & VENKATESH
Partner Partner



Yours faithfully,
Signature and seal of the applicant

3)

- a) Name of the Firm : M/s. Anand & Venkatesh
- b) Address with Contact No. : Old No.68, New No.52/2,
Bazullah Road, T. Nagar,
Chennai. 600017
Phone No.044-28342646,
044-28362656
- Email Id : anandvenkatesh98@yahoo.in
- c) Copy of Registration Certificate : Enclosed
- d) Main objectives of the Company : Promoting Housing Layout with
All amenities.

D) Name of the Partners : 1) S. VENKATESH
S/o, Mr. V. Sampath, aged about 41 years, 2) S. ANAND, S/o, Mr. V. Sampath,
aged about 37 years both residing at No.5/1, Neelakanda Mehta Street,
T. Nagar, Chennai. 600017

1) S. VENKATESH 2) S. ANAND



For ANAND & VENKATESH
Partner Partner