

## Project - Quarterly Progress Report

Promoter's Name	:	LANCOR HOLDINGS LIMITED
Project Name	:	TCP ALTURA – Block C
Project Registration No	:	TN/01/Building/0162/2019 Dt:- 10/10/2019
Quarter Ending	:	March Year 2022

### A. Sales

Sl. No.	Description	Cumulative No. of Units upto the Quarter	Total Area In Sq Mtrs
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	97	6,645.39
2.	Parking Lots	97	
3.	UDS Registered in Sq.m.	94	3,443.05

### B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	C	100% Completed
		Common Podium	Completed
2.	Status of common Amenities for each Block/Tower, Item wise		
	<b>Block C</b>	LIFT	Completed
		UG Sump/WTP	Completed
		STP	Completed
		Electricity	Completed
		Generator	Completed

For LANCOR HOLDINGS LIMITED

  
R.V. SHEKAR  
MANAGING DIRECTOR

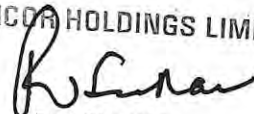
Sl.No.	Description	Percentage
1.	Percentage of Completion - Block C	
	i) Physical	100%
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	3,315.44

### C. Details of Clearances

1. Completion Certificate No. EC/South-II/276/2021 dated.06.10.2021  
(only CC No. in Text Format)
2. Compliance Report, if any (Kindly Specify) ----- (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 ----- (in PDF Format)

**D. Latest Photo with Date (Atleast from 2 angles) ----- (in PDF Format)**

Note: Mail the above particulars to "[reg.tnrera@tn.gov.in](mailto:reg.tnrera@tn.gov.in)"

For LANGOR HOLDINGS LIMITED  
  
R.V. SHEKAR  
MANAGING DIRECTOR

# TCP ALTURA – C BLOCK



For LANCOR HOLDINGS LIMITED

R.V. SHEKAR  
MANAGING DIRECTOR

21.04.2022

FORM – 4  
ARCHITECT 'S CERTIFICATE

To  
M/s.Lancor Holdings Limited  
New No.58, Old No.104, G N Chetty Road  
T Nagar, Chennai – 600 017

**Subject:** Certificate of Completion of Construction Work of Building/ Block of the Building of the Project (TNRERA Registration Number – TN/01/ Building /0162/2019 dated 10.10.2019 (C Block)) situated **Multi-storied Residential Apartment building at “TCP Altura” - Model School Road, Sholinganallur, Chennai – 600 119, Comprised in 495/1A, 495/1B, 495/2A, 495/2B, 496/5A, 496/6A1, 496/6A2, 496/6A3A, 496/7A1, 496/7A2A2, 496/7A2B, 496/7B1A, 496/7B1B, 496/8A2 and 496/11, Sholinganallur Village, Sholinganallur Taluk, Kancheepuram District, Tamil Nadu.** being developed by M/s.Lancor Holdings Limited.

Sir,

I/We have undertaken assignment as Architect/Engineer of certifying Completion of Construction Work of **Multi-storied Residential Apartment building at “TCP Altura” - (C Block) – Model School Road, Sholinganallur, Chennai – 600 119, Comprised in 495/1A, 495/1B, 495/2A, 495/2B, 496/5A, 496/6A1, 496/6A2, 496/6A3A, 496/7A1, 496/7A2A2, 496/7A2B, 496/7B1A, 496/7B1B, 496/8A2 and 496/11, Sholinganallur Village, Sholinganallur Taluk, Kancheepuram District, Tamil Nadu -** being developed by M/s.Lancor Holdings Limited

2. Following technical professionals are appointed by Owner/Promoter:
  - (i) **Mr.A.VENKATAKRISHNAN** as Architect/Engineer
  - (ii) **Mrs.SANGEETA** as Structural Consultant
  - (iii) **Mr.V.DURAIRAJ** as MEP Consultant
  - (iv) **Mr.KANDASAMY** as Site Supervisor /Clerk of Works
3. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my/our knowledge, I/We hereby certify that **Multi-storied Residential Apartment building at “TCP Altura” - (C Block) – Model School Road, Sholinganallur, Chennai – 600 119, Comprised in 495/1A, 495/1B, 495/2A, 495/2B, 496/5A, 496/6A1, 496/6A2, 496/6A3A, 496/7A1, 496/7A2A2, 496/7A2B, 496/7B1A, 496/7B1B, 496/8A2 and 496/11, Sholinganallur Village, Sholinganallur Taluk, Kancheepuram District, Tamil Nadu** has been completed in all aspects. The C Block of the Building is granted Completion Certificate from CMDA vide CC No.EC/South-II/276/2021 dated 06.10.2021.

Yours faithfully,  
For Nataraj & Venkat



A.VENKATAKRISHNAN





# CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu Natarajan Building,  
No.1, Gandhi Irwin Road, Egmore, Chennai - 600 008.

**BY RPAD**

## 2<sup>ND</sup> PARTIAL COMPLETION CERTIFICATE

From

The Member-Secretary  
Chennai Metropolitan  
Development Authority  
"Thalamuthu-Natarajan Building"  
No.1, Gandhi-Irwin Road,  
Egmore, Chennai-600 008

To

- 1) The Chairman, TANGEDCO,  
Anna Salai, Chennai-600 002.
- 2) The Managing Director, CMWSSB,  
No.75, Santhome High Road  
MRC Nagar, R.A.Puram,  
Chennai-600 028.

**Letter No.CMDA/CC/HRB/S/0203/2021**

**Dated:06.10.2021**

Sir / Madam,

Sub: CMDA – Enforcement Cell (South-II) – Completed construction of Stilt Floor for Block – C : 1<sup>st</sup> Floor (Podium Level) to 7<sup>th</sup> Floor with 98 Dwelling Units Residential Building at Model School Road, Sholinganallur, Chennai – 600 119 comprised in Survey No.495/1A, 1B, 2A & 2B, 496/5A, 6A1, 6A2, 6A3A, 7A1, 7A2A2, 7A2B, 7B1A, 7B1B, 8A2 & 11 of Sholinganallur Village, Chennai within the Limits of Greater Chennai Corporation – 2<sup>nd</sup> Partial Completion Certificate– Issued – Reg.

- Ref:
1. CMDA Planning Permission No.C/PP/MSB/31 (A to G)/2019 in Planning Permit No.11972 in letter No.C3(S)/14707/2017 dated 15.07.2019.
  2. EIA Clearance Letter No.SEIAA/TN/F.6872/EC/8(a)/724/2020 dt.17.10.2020.
  3. DF&RS Compliance certificate issued in letter No.D.Dis.No.10364/C1/2021 CC No.34/2021 dated 21.09.2021.
  4. NOC from Police (Traffic) in letter No.Rc.No.Tr.License/344/9254/2019, dated 17.06.2019.
  5. 1<sup>st</sup> Partial Completion Certificate No.EC/South-II/236/2019 dated 09.09.2019.
  6. 2<sup>nd</sup> Partial Completion Certificate Application received from M/s.Lancor Holdings Ltd., (GPOA) represented by its CEO Tmt.Mallika received on 29.07.2021.
  7. This office D.C.Letter even No.dt.04.10.2021 for 2<sup>nd</sup> Partial Completion Certificate.
  8. Additional Development Charges & Infrastructure and Amenities Charges remitted vide CMDA Receipt No. B0020058 dated 05.10.2021.

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This is to certify that for M/s.Lancor Holdings Ltd., (GPOA) represented by its CEO Tmt.Mallika has Completed construction of Stilt Floor for Block – C : 1<sup>st</sup> Floor (Podium Level) to 7<sup>th</sup> Floor with 98 Dwelling Units Residential Building at Model School Road, Sholinganallur, Chennai – 600 119 comprised in Survey No.495/1A, 1B, 2A & 2B, 496/5A, 6A1, 6A2, 6A3A, 7A1, 7A2A2, 7A2B, 7B1A, 7B1B, 8A2 & 11 of Sholinganallur Village, Chennai within the Limits of Greater Chennai Corporation vide CMDA Planning Permission in the reference 1<sup>st</sup> cited. It was inspected and

*Contd.,*

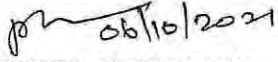

CMDA/CC/HRB/S/0203/2021

observed that the building has been completed as per approved plan and satisfies the Norms for issue of Completion Certificate approved by the Monitoring Committee.

2. Accordingly 2<sup>nd</sup> Partial Completion Certificate is issued for the above construction in C.C.No.EC/South-II/ 276 /2021 dated 06.10.2021.

3. In accordance with the Provisions of the Town & Country Planning Act, 1971 and the Rules made there under. This Provision does not cover the Structural Stability aspect of the building. As far as the Structural Stability aspect of the building is concerned, it falls within the jurisdiction of the Local Body concerned as stated in the connected Building Rules under the respective Local Body Act, 1920, such as Madras City Municipal Corporation Act, 1919, Tamil Nadu District Municipality Act, Tamil Nadu Panchayat Act. The Completion Certificate issued under Development Regulations 4(5) does not cover the Structural Stability aspect. It is the sole responsibility of the Applicant/Developer/ Power Agent and the Structural Engineers/ Licensed Surveyor/Architects, who has signed in the Plan to ensure the safety after construction and also for its continued Structural Stability of the buildings.

Yours faithfully,

  
for MEMBER-SECRETARY  
  
6.10.21

**Copy to:**

✓ M/s.Lancor Holdings Ltd., (GPOA),  
Represented by its CEO Tmt.Mallika,  
Plot No.58, VTN Square, 2<sup>nd</sup> Floor,  
G.N.Chetty Road,  
T.Nagar, Chennai-600 017.

2. The Chairperson,  
TNRERA,  
CMDA Tower-II, 1<sup>st</sup> Floor, Egmore,  
Chennai – 600 008.

(TNRERA Project Registration No.TN/0  
Building/0162/2019, dt.10.10.2019 in fi  
No.TNRERA/4496/2019)

3. The Deputy Financial Analyst  
Finance Division, CMDA.
4. The System Analyst, Computer Cell, CMDA  
(to update Webpage).

**Note:**

(i) The Original Cash Receipt for the Security Deposit shall be surrendered for refund by the applicant.

(ii) If any change in the name of Security Deposit payee an Indemnity Bond in the prescribed format along with NOC from the applicant are to be furnished.