

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

APPLICATION FOR REGISTRATION OF PROJECT

To
Tamil Nadu Real Estate Regulatory Authority (TNRERA)
III Floor (East Wing), CMDA,
Thalamuthu Natarajan Maaligai,
No. 1, Gandhi Irwin Road, Egmore
Chennai – 600 008.

Sir,

We hereby apply for the grant of registration of our project **“ISHA ANANDHAM, S.Nos. 307/2A1, 307/2B, 307/3A, 307/3B, 308, Nedungundram Village, Kattankulathur Panchayat Union, Chengalput Taluk, Kancheepuram District, Tamilnadu”;**

1. The requisite particulars are as under:-

(i) Status of the applicant, whether individual / company / proprietorship firm / societies / partnership firm / competent authority;

(ii) In case of individual –

Not Applicable

- (a) Name
(b) Father's Name
(c) Occupation
(d) Permanent address
(e) Photograph
OR

In case of firm / societies / trust / companies / limited liability partnership / competent authority –

- | | | |
|--|---|---|
| (a) Name | : | ISHA HOMES (INDIA) PRIVATE LTD |
| (b) Address | : | Old No. 74, New No. 55, 1 st Avenue,
Indira Nagar, Adyar, Chennai – 600 020. |
| (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. Mr. SURESH KRISHN
Managing Director
24-C, TVH Varsha, 1st Avenue,
Indira Nagar, Adyar, Chennai – 600 020
Cell : 9841025728
E-mail: sureshkrishn@ishahomes.com |



ISHA HOMES (INDIA) PRIVATE LIMITED

#74, (Old#55) 1st Avenue, Indira Nagar, Adyar, Chennai-600 020
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2. Mrs. S. RAMADEVI

Director

24-C, TVH Varsha, 1st Avenue,

Indira Nagar, Adyar, Chennai – 600 020

Cell : 7299066084

E-mail: liaison@ishahomes.com



(iii) PAN No. :

AABCI3675B

(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 :

Name of the Account : **ISHA HOMES (INDIA) PRIVATE LIMITED**
 Bank Name : **Andhra Bank**
 Account No. : **070311100002555**
 Branch : **Adyar Branch**
 Branch Address : **30, 1st Main Road, Gandhi Nagar, Adyar, Chennai – 20.**
 IFSC Code : **ANDB0000703**

(v) Details of project land held by the applicant : **1.96 Acres**

(vi) Details of Approval obtained from Various Competent Authorities for commencing the Project:

a) **Planning Permit No. 12226 in Letter No. B2/3791/2018 dated 19.09.2018 issued by Member Secretary, Chennai Metropolitan Development Authority, Chennai – 600 008.**

b) **Building Approval Letter R.O.C.No. 152/2018-2019 dated 09.10.2018 issued by The Special Officer, Nedugundram Panchayat, , Kattankulathur Panchayat Union, Kancheepuram 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.

	Project Description (Max 500 Characters)	Total No. of Units –
Project Name*	ISHA AABHIRUPAM	102 Nos.
Current Status	Completed; Completion Certificate Obtained from CMDA Vide CC No. EC/South-II /167/2017, dated 06.07.2017	State Tamilnadu
Category of Building	Special Building (Residential)	District* Kancheepuram
Is there any Case Pending	N.A.	Pincode 600073
Address	Vengambakkam Main Road, Kaspapuram Village, Tambaram Taluk, Chennai	

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Project Name*	ISHA GAYATRI
Current Status	Completed; Completion Certificate Obtained from CMDA Vide CC No. EC/C-1/123/2016 dated 18.05.2016
Category of Building	Special Building (Residential)
Is there any Case Pending	N.A.
Address	Gerugambakkam Main Road, Kolappakkam Village, Alandur Taluk, Chennai

Project Description (Max 500 Characters)	Total No. of Units - 216 Nos.
State	Tamilnadu
District*	Kancheepuram
Pincode	600122

Project Name*	ISHA MIA VILLAS
Current Status	Completed in 2016;
Category of Building	Individual Villas
Is there any Case Pending	N.A.
Address	S.No. 53/5A, 53/6, 53/7A, 53/7B1, 53/8, 53/9, 53/10A1, Abdul Kalam Road, Pudupakkam Village, Thirupporur Taluk,
Project Name*	Isha Armonia
Current Status	Completed in 2016;
Category of Building	Special Building (Residential)
Is there any Case Pending	N.A.
Address	S.No. 252/1, 252/2A, Visweswara Nagar, Vilankurichi Road, Coimbatore

Project Description (Max 500 Characters)	Total No. of Units : 106 Nos.
State	Tamilnadu
District*	Kancheepuram
Pincode	603103

Project Description (Max 500 Characters)	Total No. of Units : 104 Nos.
State	Tamilnadu
District*	Coimbatore
Pincode	641035



Project Name*	Isha Aara
Current Status	Completed in 2015; Completion Certificate Obtained from CMDA Vide CC No. EC/S-1/214/2015 dated 07.05.2015
Category of Building	Special Building (Residential)
Is there any Case Pending	N.A.
Address	Plot No. 18, Old Door No. 18, New Door No. 1, Sri Labdhi Colony Road and Sir C.V. Raman Road, Alwarpet, Chennai – 600 018

Project Description (Max 500 Characters)	Total No. of Units : 4 Nos.
State	Tamilnadu
District*	Chennai
Pincode	600018

Project Name*	Isha Manickam
Current Status	Completed in 2015.
Category of Building	Special Building (Residential)
Is there any Case Pending	N.A.
Address	New Door No. 288, Manickam Avenue, Alwarpet, Chennai

Project Description (Max 500 Characters)	Total No. of Units : 8 Nos.
State	Tamilnadu
District*	Chennai
Pincode	600018

Project Name*	Isha Poriyagham
Current Status	Completed in 2015
Category of Building	Special Building (Residential)
Is there any Case Pending	N.A.
Address	New Door No. 288, Manickam Avenue, Alwarpet, Chennai

Project Description (Max 500 Characters)	Total No. of Units : 10 Nos.
State	Tamilnadu
District*	Chennai
Pincode	600018



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- (viii) Agency to take up external development works : Local Authority (exact authority or any agreement to the Authority) / Self Development
- (ix) Registration fee
FSI Area : 13830 Sq.mt. @ Rs. 10/- : RTGS / NEFT Transfer for an amount **Rs.1,38,300/-** dated 24/10/2018 calculated as per sub-rule(3) of rule 3;
- (x) Any other information the applicant may like to furnish.
- Project Name : **ISHA ANANDHAM**
- Type of Development : Residential Flats
- Address : **ISHA ANANDHAM, S.Nos. 307/2A1, 307/2B, 307/3A, 307/3B, 308, Nedungundram Village, Kattankulathur Panchayat Union, Chengalput Taluk, Kancheepuram District, Tamilnadu.**
- No. of Flats / Carparks : 244 Flats / 98 Carparks

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;
- (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;

(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;

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- (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;
 - (xi) the number and areas of covered parking available in the project; (xii) the number of open parking areas available in the project;
 - (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;
 - (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;
 - (xvi) a declaration in FORM 'B'.
3. We solemnly affirm and declare that the particulars given in herein are correct to my /our knowledge and belief.

Dated: 24-10-2018

Place: Chennai

For ISHA HOMES (INDIA) PVT. LTD.


Managing Director

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

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