

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

**APPLICATION FOR REGISTRATION OF PROJECT**

To  
**The Real Estate Regulatory Authority**  
**3<sup>rd</sup> Floor East Wing, CMDA, No.1 Gandhi Irwin Road**  
**Egmore, Chennai-600008**

Sir,

I/We hereby apply for the grant of registration of our project "TCP ALTURA" "BLOCK C" to be set up at, **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.**

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 –
    - (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 - **M/S.LANCOR HOLDINGS LIMITED**
- (b) Address - **VTN SQUARE, NEW NO.58, OLD NO.104  
G N CHETTY ROAD, T NAGAR, CHENNAI - 17**
- (c) Copy of registration certificate –**COPY ATTACHED**
- (d) Main objects - **PROPERTY DEVELOPMENT COMPANY**

Name, photograph and address of chairman of the governing body / partner directors etc. – **Mr.R.V.SHEKAR,- D - 2, LAKSHMI ENCLAVE, NO NORTH CRESCENT ROAD, T NAGAR, CHENNAI - 600 017, PAN AFUPR6488L N**  
**MOBILE - 98841 72938**



For LANCOR H

R.V. SHEKAR  
 DIRECTOR of  
 BANK

(iii) PAN No. ; **AAACD2547C**

(iv) Name and address of the bank or banker with which account section 4 (2)(1)(D) of the Act will be maintained ; **AXIS LIMITED - CERTIFICATE FROM BANK IS ENCLOSED**

(v) Details of project land held by the applicant ; **OWNER**

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

- **PLANNING PERMISSION APPROVAL LETTER - ENCLOSED**
- **PLANNING PERMIT - ENCLSOED**
- **ONE SET OF APPROVED PLAN WITH LOCAL BODY SEAL - ENCLOSED**
- **BUILDING PERMIT - ENCLOSED**

(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.

**TULIP, SONNET SQUARE, CORNER STONE, THE COURTYARD, TCP LAKE FRONT, KIRUBA CIRBUS, LUMINA (E,F & G BLOCKS), TOWNSVILLE, TCP ALUTRA - ALL PROJECT HAS BEEN COMPLETED AND ALSO OBTAINED COMPLETION CERTIFICATE FROM CMDA**

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

(ix) Registration fee by way of a Demand Draft dated **14<sup>th</sup> August 2019** drawn on **AXIS BANK, T Nagar Branch** for an amount of **Rs.1,94,660/-** calculated as per sub-rule (3) of rule 3;



(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**

(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; - **G P OPINON ALONG WITH DOCUMENTS ARE 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; - **NIL**

(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; - **OWNER**

(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; - **ENCLOSED**

(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; **CMDA AND LOCAL BODY IS GREATER CHENNAI CORPORTION.**

- (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; - ENCLOSED**
- (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; - **ENCLOSED**
- (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; - **ENCLOSED**
- (xi) the number and areas of covered parking available in the project;  
The total number of Open Car Parking Spaces approved as per the CMDA plan, in respect of C and D Blocks is : 26 Nos.
- The total number of Covered Car Parking Spaces approved as per the CMDA plan, in respect of C and D Blocks is : 181 Nos.
- As per the Car Parking Statement attached herein, 38 Nos. Number of Open Car Parking Spaces and 144 Nos. Covered Car Parking spaces has been provided for C & D Blocks.
- For the purpose of convenience, certain car parking spaces have been relocated, without compromising on the setbacks, driveways etc. and these relocated car parking spaces will be allotted to the buyers in these two blocks, after obtaining their consent.
- (xii) the number of open parking areas available in the project; **NIL**
- (xiii) Details of Undivided Shares pertaining to the project; **ENCLOSED**



(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;

Structural Engineer	Architect & Regn. No.	Soil Expert with Regn. No. of the Company ST Regn No	Contractor Details	Site Engineer Details
S.SANGEETA	A.VENKAT	PRASAD ARMSTRONG YEN GEC (P) LTD	P.R.ENGINEER & CONTRACTORS	KANDA SWAMY. B
Mount View, Third floor, No.64, Mount Road, Guindy, Chennai – 600 032	No.18, Third Seaward Road, Valmiki Nagar, Thiruvanmiyur, Chennai – 41.	New No.821, Old.439/4, Poonamallee High Road, Arumbakkam, Chennai – 600 106.	NO.75, ETTIYAPPAN STREET,GOLDEN GEORGE NAGAR, NERKUNDRAM, CHENNAI- 600 107.	No.58, GN Chetty Road, TN Nagar, Chennai – 600 017.
044 – 2235 0711	044 – 4905 0000 98843 00981	044 - 23637146	PH:044 2656 7777, 2656 9777	98840 48616

(xvi) a declaration in FORM 'B'. **ENCLOSED**

3. I/We solemnly affirm and declare that the particulars given in herein are

correct to my /our knowledge and belief.

Dated: 16<sup>th</sup> September 2019

Place: CHENNAI

For LANCOR HOLDINGS LIMITED



R.V. SHEKAR  
DIRECTOR

Yours faithfully,

Signature and seal of the applicant(s)



**NAME** : Mrs.MALLIKA RAVI  
**COMPANY** : M/s.LANCOR HOLDINGS LIMITED  
**DESIGNATION** : CHIEF EXECUTIVE OFFICER  
**ADDRESS** : APARTMENT NO.802, FICUS GROVE  
MRC NAGAR MAIN ROAD  
CHENNAI – 600 028  
**PAN** : PAN – AAEP5533M  
**EMAIL** : [imchandra@lancor.in](mailto:imchandra@lancor.in)  
**MAIN OBJECTIVE** : PROPERTY DEVELOPMENT COMPANY  
**MOBILE** : 98840 72935

For LANCOR HOLDINGS LIMITED

Mallika Ravi

MALLIKA RAVI  
CHIEF EXECUTIVE OFFICER

**PROJECT ADDRESS** : "TCP ALTURA", "BLOCK C", 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.

**APPROVED APTS** : BLOCK A - 69 UNITS - RESIDENTIAL USAGE - STILT FLOOR + 7 FLOORS

BLOCK B - 84 UNITS - RESIDENTIAL USAGE - STILT FLOOR + 7 FLOORS

✓ BLOCK C - 98 UNITS - RESIDENTIAL USAGE - STILT FLOOR + 7 FLOORS

BLOCK D - 84 UNITS - RESIDENTIAL USAGE - STILT FLOOR + 7 FLOORS

**REGISTRATION APPLIED FOR**

235  
BLOCK C - 98 UNITS - RESIDENTIAL USAGE - STILT FLOOR + 7 FLOORS

**EXTENT OF THE LAND** : 14430 Sq Mtrs

For LANCOR HOLDINGS LIMITED

*Mallika Ravi*

MALLIKA RAVI  
CHIEF EXECUTIVE OFFICER

**Lancor Holdings Limited**

VTN Square, 2nd Floor, No.58, (Old No.104) G.N. Chetty Road,  
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