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தமிழ்நாடு தமிலநாடு TAMILNADU

17 APR 2025

CMCHS

CH-600007

DG 102758

G. VEERABATHRAN
Stamp Vendor
License No. 24/CH(S)2010 Dt. 30-3-2011
Old No. 23, New No. 31, Sarangapani Street,
Sholinganallur, Chennai-600 119.

FORM 'B'

[See Rule 3(4)]

DECLARATION, SUPPORTED BY AN AFFIDAVIT, WHICH SHALL BE SIGNED BY THE PROMOTER OR ANY PERSON AUTHORIZED BY THE PROMOTER

Affidavit cum Declaration

Affidavit cum declaration of Chennai – 600007, Ritherdon Road, No.50, M/S. The Chennai Metropolitan Co-operative Housing Society Limited

Survey No. 22/1A Extent 70 Cents

Thiruporur Taluk, Chengalpattu District, Venbedu Panchayat.

17/11/2025

DEPUTY REGISTRAR / ADMINISTRATOR
THE CHENNAI METROPOLITAN
CO-OPERATIVE HOUSING SOCIETY LTD.
No. 50, RITHERDON ROAD,
VEPERY, CHENNAI-600 007.

We Promoter of the project do hereby solemnly declare, undertake and state as under:

1. That I / Promoter have / has a legal title to the land on which the development of the project is proposed
2. That the said land is free from all encumbrances OR
   Possess such encumbrances including details of any rights, title, interest or name of any party in or over such land, along with details
3. That the time period within which the project as been completed
4. That seventy percent of amounts realized by me/promoter for the real estate project from the allottees, from time to time, shall be deposited in a separate account to be maintained in a scheduled bank to cover the cost of construction and the landcost and shall be used only for that purpose.
5. That the amounts from the separate account, to cover the cost of the project, shall be withdrawn only after due certification by an engineer, architect and chartered accountant in practice that the withdrawal is in proportion to the percentage of completion of the project.
6. That I / Promoter shall get the accounts audited within six months after the end of every financial year by a chartered accountant in practice, and shall produce a statement of accounts duly certified and signed by such chartered accountant to the authority and it shall be verified during the audit that the amounts collected for a particular project have been utilized for the project and the withdrawals have been made in compliance with the proportion to the percentage of completion of the project.
7. That I / Promoter shall take all the pending approvals on time, from the competent authorities.
8. That I / Promoter have / has furnished such other documents as have been prescribed by the rules and regulations made under the Act.
9. That I/Promoter shall not discriminate against any allottee at the time of allotment of any apartment, plot or building, as the case may be, on any grounds.

17/4/2025

Deponent

DEPUTY REGISTRAR / ADMINISTRATOR
THE CHENNAI METROPOLITAN
CO-OPERATIVE HOUSING SOCIETY LTD.
No. 50, RITHERDON ROAD,
VEPERY, CHENNAI-600 007.

Verification

The contents of my above Affidavit cum Declaration are true and correct and nothing materials has been concealed by me therefrom. Verified by me at Chennai on this 17 day of April 2025.

17/4/2025

Deponent

DEPUTY REGISTRAR / ADMINISTRATOR
THE CHENNAI METROPOLITAN
CO-OPERATIVE HOUSING SOCIETY LTD.
No. 50, RITHERDON ROAD,
VEPERY, CHENNAI-600 007.

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

APPLICATION FOR REGISTRATION OF PROJECT

To

The Real Estate Regulatory Authority

CHENNAI

Sir,

I/We hereby apply for the grant of registration of my/our project to be set up at CHENGALPATTU TAMILNADU
THIRUPORUR Taluk _____ District _____ State _____.

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

NOT APPLICABLE



OR

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

(a) Name THE CHENNAI METROPOLITAL CO-OPERATIVE HOUSING SOCIETY LTD
(b) Address NO.50, RITHERDON ROAD, VEPERY, CHENNAI - 600007
(c) Copy of registration certificate ENCLOSED
(d) Main objects ENCLOSED
(e) Name, photograph and address of chairman of the governing body / partners / directors etc.

(iii) PAN No. AABAT3713H;

(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 AXIS BANK ;

(v) Details of project land held by the applicant AS PER APPROVAL;

(vi) Details of Approval obtained from Various Competent Authorities for commencing the Project DTCP APPROVED, APPROVAL NO.79/2025;

17/4/2025

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(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.
METRO OMR CASTLE CITY NEW EXTENSION, PHASE XI

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

(ix) Registration fee by way of a demand draft dated _____drawn on _____ bearing no. _____ for an amount of Rs._____/- 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; 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; 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; ENCLOSED

(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

17/11/2025

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permission, building permit / building sanction plan, partial completion certificate for each of such phases;

NOT APPLICABLE

(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; ENLCOSED

(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;

NOT APPLICABLE

(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; BROCHURE ENCLOSED

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

(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, 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

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

Dated: 17-04-2025
Place: CHENNAI

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

17/4/2025

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THE CHENNAI METROPOLITAN
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No. 50, RITHERDON ROAD,
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our services doesn't just end there

Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management

Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



empowering your real estate decisions with smart tools

Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter

Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer

Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator

Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary

Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management

Verified RealEstate™

We're honored to be part of your real estate journey

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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