

REAL ESTATE REGULATORY AUTHORITY, BIHAR

4TH /6TH FLOOR, BIHAR STATE BUILDING CONSTRUCTION CORPORATION LIMITED COMPLEX,
SHASTRI NAGAR PATNA - 800023

FORM 'F'

[See rule 6(4)]

CERTIFICATE FOR EXTENSION OF REGISTRATION OF PROJECT

This extension of registration is granted under section 6, to the following project:

Project registration number : BRERAP00131-2/183/R-118/2018
Project Name : Om Kulaya (Ongoing Project)
Project Address : Mauza Dhakanpura, Khata No 14, Tauzi No 85 (Khesra No./Plot No.- 1714(P), Khata No.- 14, Mauza- Dhakanpura),
Sub division/District : Patna Sadar, Dist.- Patna.

1. Company Sarvodaya Construction and Development Pvt. Ltd. having its registered office at Chamber no. 112, Hotel, Sarvodaya Om Nanda Rajendra Path, Patna Gandhi Maidan-800001

2 This extension of registration is granted subject to the following conditions, namely:-

- (i) The promoter shall execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment, plot or building, as the case may be, or the common areas as per section 17;
- (ii) The promoter shall deposit seventy per cent. of the amounts realised by the promoter in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (I) of sub-section (2) of section 4;
- (iii) The registration shall be extended by a period of 1-4-2020 to 31-3-2021 [days / weeks / months] and shall be valid until 31-3-2021.....;
- (iv) The promoter shall comply with the provisions of the Act and the rules and regulations made thereunder;
- (v) The promoter shall not contravene the provisions of any other law for the time being in force as applicable to the project;
- (vi) If the above mentioned conditions are not fulfilled by the promoter, the Authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made thereunder.
- (vii) Due to Covid-19 non availability of materials & Labour.

Dated: 30/9/2020
Place: Patna

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

Memo NO-RERA/PRO-REG-183/2018.../567

Dated ...30/09/2020

Copy to: Chairman RERA/ Members RERA/ Sarvodaya Construction and Development Pvt. Ltd.

Copy to: Branch Manager State Bank of India, Boring Road, Patna

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority



Typed By... (S) Lalal.
30/09/2020

Checked By... J. P. Singh
20-9-2020

Rechecked By... Bai
30/09/2020

REAL ESTATE REGULATORY AUTHORITY, BIHAR

6TH FLOOR, BIHAR STATE BUILDING CONSTRUCTION CORPORATION LIMITED COMPLEX,
SHASTRI NAGAR PATNA - 800023

FORM 'C'

[See rule 5(1)]

REGISTRATION CERTIFICATE OF PROJECT

This registration is granted under section 5 to the following project under

Project registration number : BRERAP00131-2/183/R.-11.8./2018

Project Name : Om Kulaya (Ongoing Project)

Project Address: Mauza Dhakanpura, Khata No.14, Tauzi No., 85, (Khesra No./Plot No 1714(P), Khata No.- 14, Mauza- Dhakanpura) Sub division: Patna Sadar, Dist - Patna.

1. Company Sarvodaya Construction and Development Private Limited. having its registered office Chamber No. 112, Hotel, Sarvodaya Om Nanda Rajendra Path Patna Gandhi Maidan-800001
2. This registration is granted subject to the following conditions, namely :-
 - a. The promoter shall enter into an agreement for sale with the allottee as prescribed by the State Government[Refer Rule 8, Annexure of Bihar Real Estate (Regulation And Development) Rules, 2017] ;
 - b. The promoter shall execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment, plot or building, as the case may be, or the common areas as per section17;
 - c. The promoter shall deposit seventy per cent. of the amounts realized by the promoter in a separate account to be maintained in a schedule bank (State Bank of India, Branch Name- Boring Road, Account No. 31815242876, IFSC Code : SBIN0001435,) to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (I) of sub-section (2) of section4;
 - d. The registration shall be valid for a period of 01 years 08 Months commencing from 1.08.2018 And ending with 2020/03/31 (Subject to extension of validity of map from Competent Authority) unless extended by the Authority in accordance with the Act and the rules made there under;
 - e. The promoter shall comply with the provisions of the Act and the rules and regulations made there under; including quarterly report of the project.
 - f. The promoter shall not contravene the provisions of any other law for the time being in force as applicable to the project.
3. If the above mentioned conditions are not fulfilled by the promoter, the Authority may take necessary action against the promoter including revoking the registration granted here in, as per the Act and the rules and regulations made there under.

Dated: 1.08.2018

Place: PATNA

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority



1) This registration no. is being granted , based on the information and documents furnished by the Promoter and the Authority bears no responsibility for the authenticity of the same. In case the promoter submitted a false or invalid document or credential, it may lead to the cancellation of registration of the project by the authority. Registration granted cannot be construed as evidence in respect of right title interest of the plot over which plan is approved.

3) The above registration is valid for a period of 1.5.8 as provided in 2d, subject to the condition that the promoter shall get their map validated for such period from the map sanctioning authority as required under Bihar Building Bye- laws and resubmit the same to the RERA , Bihar. Failure in submitting the validated map may lead to the cancellation of registration of the project by the authority.

5) Open Parking area comes in common area, so cannot be sold.

6) At the project construction site, display of project details is essential.

Dated 1-08-2018

Copy to: Chairman RERA/ Members RERA/ IT Manager, UDHD/ Sarvodaya Construction and Development Private Limited .

Copy to: Branch Manager State Bank Of India, Boring Road, Patna, With reference to 2c above
account in light of RERA act 2016

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

