

भू-सम्पदा विनियामक प्राधिकरण
(REAL ESTATE REGULATORY AUTHORITY, BIHAR)
चौथा/छठा तल्ला, बिहार राज्य भवन निर्माण निगम लिमिटेड, मुख्यालय भवन, परिसर
शास्त्रीनगर, पटना-800023

सं०सं०-RERA/PRO.REG-1216/2020/-----

पटना, दिनांक-03.01.2022

प्रेषक:-

प्राधिकृत पदाधिकारी,
भू-सम्पदा विनियामक प्राधिकरण,
बिहार, पटना।

सेवा में,

श्री शिवेन्द्र कुमार सिन्हा (निदेशक),
Aarini Developers Pvt. Ltd.,
C/o SMT Malti Devi,
AT Nasriganj Milhila Colony Digh,
Bhtaganj Patna-800018
Email Id:- aarinidesk@gmail.com

विषय :- भू-सम्पदा विनियामक प्राधिकरण, बिहार से Project: AARINI LOTUS (1216) के निबंधन हेतु आप से प्राप्त आवेदन के संबंध में।

प्रसंग :- Application Id: BRERAP00671-2/1216/R-1029/2020

Sir

With regard to your Aarini Lotus project bearing registration no. BRERAP00671-2/1216/R-1029/2020, you are directed to submit the copy of the re-approved building plan issued by the competent authority within seven days from the date of issue of this letter failing which the process to revoke the registration of the project may be initiated.

This would be done in accordance with conditions mentioned in the registration certificate of the project.

It may be pointed out that the building permit letter issued by the competent authority dated 19/7/2019 clearly mentioned that its validity would be for two years from the date of issue. Thus, the validity of the plan of your project ended on 18/7/2021. Hence, the building plan needs to be re-approved by the competent authority as per the condition put in the registration certificate issued to the project.

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Regards

Sd/-

Authorised Signatory

Real Estate Regulatory Authority,
6th Floor,
BSBCCL Campus,
Hospital Road, Shastri Nagar
Patna-800023,
Bihar

REAL ESTATE REGULATORY AUTHORITY, BIHAR
4TH /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 of the Bihar Real Estate (Regulation & Development) Rules, 2017 to the following project:

Project registration number : BRERAP00671-2/1216/R-1.0.2.9/2020
Project Name : Aarini Lotus (New Project),
Project Address : Ramjaipal Nagar, Behind Corporation Bank, Gola Road,
Danapur (Khesra/ Plot No-129, 145(P), Khata No.- 355, 367, Thana No.- 20, Mauza-Dhanaut),
Sub division/District : Danapur, Dist.- Patna

1. Company Aarini Developers Pvt. Ltd. having its registered office at C/o Smt. Malti Devi, At Nasriganj, Milhila Colony, Ps- Digha, Po-Bataganj, Patna-800018

2. This registration is granted subject to the following conditions, namely :-
- 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] ;
 - 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;
 - 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 (Kotak Mahindra Bank, Branch Name- Saguna More, Patna, Account No. 7052599999, IFSC Code : KKBK0005660) to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (l) of sub-section (2) of section 4;
 - The registration shall be valid for a period of 03 years 07 Months commencing from 26/8/2020 And ending with 2024/03/10 (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;
 - The promoter shall comply with the provisions of the Act and the rules and regulations made there under; including quarterly report of the project.
 - 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: 26/8/2020
Place: Patna

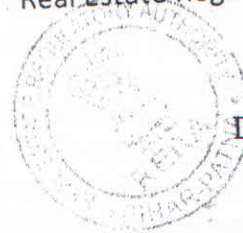
Signature and seal of the Authorized Officer
Real Estate Regulatory Authority



NOTE:

- 1) This registration 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, conversion of land use title or interest of the plot over which plan is approved.
- 2) With regard to the information or documents that are not provided by the concerned promoter, the Authority has ensured that written explanation or reason for the same has been submitted to the Authority and it would be put up on the website for public viewing.
- 3) The above registration is valid for a period of 03/07/17 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.
- 4) Promoter shall ensure compliance to all Nocs and obtain Occupancy Permission from the Competent Authority as required under Bihar Building Bye Laws, 2014
- 5) Open Parking area comes in common area, and as such it cannot be sold.
- 6) At the project construction site, display of project details on a 6' x 6' board is essential.
- 7) In case of any papers not found in order, the same should be made available within one month.


Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

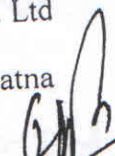


Dated 26-8-2020

Memo NO-RERA/PRO-REG-1216/2020/1448

Copy to: Chairman RERA/ Members RERA/ Aarini Developers Pvt. Ltd

Copy to: Branch Manager Kotak Mahindra Bank, Saguna More, Patna


Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

Typed By Devi Prakash
21/08/2020

Checked By J. P. Singh
26-8-2020

Rechecked By Ravi
26/08/2020