

FORM-7 [REGULATION-9]

Quarterly progress report for quarter ending March/June/sept/December of _____
(year)

I. PARTICULARS OF PROMOTERS			
Promoter's Registration Number/CIN No/Partnership deed no/LLP Details/Any other registration with MSME Or Govt. Bodies	R-975/2020 U45200BR2005 PTC01184	Name of Firm	Anchita Developers
Firm Address :	Mithapur, B-area, Patna-800001		
Total Experience of promoter in Real Estate sector	19 years		
Total Experience in Real Estate after Implementation of RERA	7 years		
No of Project done Before Implementation of RERA	<ol style="list-style-type: none"> 1. Residential 2. Commercial 3. Residential-cum Commercial 4. Plotted project 	N/A	
No of Project done After Implementation of RERA	<ol style="list-style-type: none"> <input checked="" type="checkbox"/> 1. Residential 2. Commercial 3. Residential-cum Commercial 4. Plotted project 	1st	

II. PARTICULARS OF PROJECT			
Project Registration Number	R-975/2020	Name of Project/Phase of Registered Project	Ram Enclave
Name of Promoter	Anchita Developers	Project Address	Sainik Colony
Name of Co-promoter	N/A		Gola Road
Project Registration is valid up to	24/08/2024		P/No-1163
Starting date of Project or Phase of the Project	01/12/2021		Khata No-211 Thana No-21
Type of Project or Phase of the Project	<ol style="list-style-type: none"> <input checked="" type="checkbox"/> 1. Residential 2. Commercial 3. Residential-cum-Commercial 4. Plotted project 	Residential	Danapur Patna
Period of validity of map by the Competent Authority	3+2 (years)		



III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building /Block Number	Apartment Type	Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share -	Total Number of Apartments in Landowner's share -
	1. 1 BHK 2. 2 BHK, - 3. 3 BHK 4. Shop 5. Bungalow 6. Plot etc.	2bhk ① 709.50 ② 922.37 3bhk ① 1032.03 ② 1039.37	16 Flat 16 Parking	1. Booked / Allotted - 6 flat 2. Sold- " 0 "	3. Booked/ Allotted - 6 flat Sold - 0
				Percentage of booking	Percentage of booking

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:
	16 parking	1. Booked/Allotted - 6 2. Sold -

V. DETAILS OF BUILDING APPROVALS

(If already filed along with Registration Application, then there is no need of further filing)

S. No.	Name of the Approval / N.O.C./ Permission / Certificate	Issuing Authority	Applied Date	Issuance Date	Enclosed as Annexure No.
1.	NOC for Environment				
2.	Fire N.O.C.				
3.	Water Supply Permission				
4.	NOC from Airport Authority of India				
5.	Other Approval(s), if any, required for the Project.				



VI. CONSTRUCTION PROGRESS OF THE PROJECT

1. Plan Case No. _____ (To beaded for each Building / Wing)

S. No. (1)	Tasks/Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)	Expected Completion date in (dd/mm/yyyy) Format
1.	Excavation (if any)	N/A	
2.	Basements (if any)	N/A	
3.	Podiums (if any)	N/A	
4.	Plinth	100%/-	Completed
5.	Stilt Floor	N/A	
6.	Slabs of Super Structure	100%/-	Completed
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	100%/-	Completed
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	85%/-	24/08/24
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	100%/-	Completed
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100%/-	Completed
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, Mechanical Equipment, compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other	Water Pump => 100%/- Electric => 100%/- Lift => 75%/-	



requirements as me be required to complete project as per Specifications in Agreement of Sale.		
Any other activities.		

VII. AMENITIES AND COMMON AREA AND EXTERNAL INFRASTRUCTURE DEVELOPMENT WORKS

S. No.	Common Areas and Facilities	Proposed (Yes/No)	Percentage of actual Work Done (As on date of the Certificate)	Expected Completion date in (dd/mm/yyyy) Format
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	Yes	90%/-	24/08/24
2.	Water Supply	Yes	100%/-	Completed
3.	Sewerage (Chamber, Line, Septic Tank, STP)	Yes	100%/-	Completed
4.	Storm Water Drains	Yes	100%/-	Completed
5.	Landscaping & Tree Planting	Yes (Tree planting)	75%/-	24/08/24
6.	Street Lighting	Yes	80%/-	24/08/24
7.	Community Buildings	No	N/A	N/A
8.	Treatment and Disposal of Sewage and Sullage Water	Yes	100%/-	Completed
9.	Solid Waste Management & Disposal	Yes	100%/-	Completed
10.	Water Conservation / Rain Water Harvesting	Yes	100%/-	Completed
11.	Energy Management	No	N/A	N/A



12.	Fire Protection and Fire Safety Requirements	N/A	N/A	N/A
13.	Closed Parking	Yes	100%	Completed
14.	Open Parking	NO	N/A	N/A
15.	Electrical Meter Room, Sub-Station, Receiving Station	Yes	100%	Completed
16.	Others (Option to Add More)	N/A	N/A	N/A

VIII. A EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT

		PROPOSED YES/NO.	PERCENT AGE OF ACTUAL WORK DONE (As on date of certificate)	Expected Completion date in (dd/mm/yy) Format
1.	Internal Roads and foot paths			
2.	Water Supply			
3.	Sewerage Chambers Septic Tank			
4.	Drains			
5.	Parks, Land Scaping and Tree Planting			
6.	Street Lighting			
7.	Disposal of sewage & sullage water			
8.	Water conservation/Rain Water Harvesting			
9.	Energy Management			



IX. GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT

(A)	Sr. No.		
	1.	Front Elevation	Attached
	2.	Rear Elevation	Attached
	3.	Side Elevation	Attached
(B)		Photograph of each floor	

X. FINANCIAL PROGRESS OF THE PROJECT

S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No. 50200045519012 [Bank - HDFC, Boring Road]	
2.	Estimated Cost of the Project including land cost at the start of the Project	4 Crore (Excluding Land value)
3.	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	—
4.	Any Variation in Development Cost which is declared at the start of the Project.	—
5.	Amount received during the Quarter	2,08,64,525
6.	Actual Cost Incurred during the Quarter	55,72,208
7.	Net amount at end of the Quarter	
8.	Total expenditure on Project till date	
9.	Cumulative fund collected till the end of Quarter in question	—
10.	Cumulative expenditure done till the end of Quarter in question	—


XI. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED



XII. MISCELLANEOUS	
A	List of Legal Cases (if any) – On Project / Promoter N/A
1.	Case No. N/A
2.	Name of Parties N/A
3.	No of Execution Cases against this project Case No. N/A Name of Parties
4.	No of Suo - Moto cases against this project Case No. N/A Name of Parties
5.	No of Certificate cases /PDR cases against this project Case No. N/A Name of Parties
B	Sale/Agreement for Sale during the Quarter
1.	Sale Deed —
2.	Agreement for Sale —
3.	No. of possessions given to allottees
XIII. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART	
Weather the project in progress is as per time schedule or lagging behind?	

Undertaking:

I/we solemnly affirm, declare and undertake that all the details stated above are true to the best of my knowledge and nothing material has been concealed here from. I am/we are executing this undertaking to attest to the truth of all the foregoing and to apprise the Authority of such facts as mentioned as well as for whatever other legal purposes this undertaking may serve.


 Signature of Promoter **SANJAY SINHA**
 Name: **SANJAY SINHA**
 Date: **13/07/2024**