

PROJECT NAME –NAIVEDYAM

PROMOTER NAME – KULA DEVELOPERS PRIVATE LIMITED

RERA REGISTARATION NO. BRERAP00735-2/1081/R-851/2019

QUARTERLY PROGRESS REPORT FOR RERA, BIHAR

Period –OCT TO DEC-2022

2022

ANNEXURE-A

Quarterly Progress Report for quarter ending December of 2022 Year)

I. PARTICULARS OF PROJECT

Project Registration Number	BRERAP00735-2/1081/R-851/2019	Name of Project/Phase of Registered Project	NAIVEDYAM
Name of Promoter	KULA DEVELOPERS PVT LTD	Project Address	MAUZA- KOTHABAN, PRGANA-PHULWARI SHARIF, THANA-DANAPUR, DIST-PATNA
Name of Co-promoter	N/A		
Project Registration is valid up to	15/10/2024		
Starting date of Project or Phase of the Project	26/11/2019		
Type of Project or Phase of the Project	Residential		
Period of validity of map by the Competent Authority	3 YEARS		

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/Block Number	Apartment Type			Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments -
	1. 2 BHK,	-	12	7790.00	28	1. Booked/
	2. 3 BHK	-	16	13826.00		Allotted - 03
						2. Sold - 01

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:		
		1. Booked/Allotted	-	03
	28	2. Sold	-	01

IV. Construction Progress of the Project

1. Building / Wing / Layout Number _____ (To be filled for each Building / Wing)

S. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1.	Excavation (if any)	100%
2.	Basements (if any)	N/A
3.	Podiums (if any)	N/A
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	Internal Wall - 100% Internal Plaster - 100%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	Staircases 100% of all Floors
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	External Plaster-95% Waterproofing -50%

11.	<p>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 requirements as may be required to complete project as per specifications in Agreement of Sale.</p> <p>Any other activities.</p>	0%
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V. 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)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths			
2.	Water Supply	YES		
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES		
4.	Storm Water Drains			
5.	Landscaping & Tree Planting			
6.	Street Lighting			
7.	Community Buildings			
8.	Treatment and Disposal of Sewage and Sullage Water			
9.	Solid Waste Management & Disposal			

10.	Water Conservation / Rain Water Harvesting			
11.	Energy Management			
12.	Fire Protection and Fire Safety Requirements			
13.	Closed Parking	YES		
14.	Open Parking			
15.	Electrical Meter Room, Sub-Station, Receiving Station			
16.	Others (Option to Add More)			

VI. PHOTOGRAPH OF THE BLOCKS (EACH BLOCK) OF THE BUILDING

S. No.	Particulars	
1.	Front Elevation	Attach
2.	Rear Elevation	Attach
3.	Side Elevation	Attach

VII. Financial Progress of the Project

S. No.	Particulars	Amount (In Rs.)
(1)	(2)	(3)
1.	Project Account No.	6444713810-Indian Bank 1125651100000231-IDBI Bank
2.	Estimated Cost of the Project including land cost at the start of the Quarter	
3.	Amount received during the Quarter	95,00,000=00
4.	Actual Cost Incurred during the Quarter	70,00,000=00
5.	Net amount at end of the Quarter	
6.	Total expenditure on Project till date	4,81,15,000=00
7.	Details of Mortgage or Charge, if any, created on the Land and the projects	NIL

VIII. MISCELLANEOUS		
A	List of Legal Cases (if any)	
1.	Case No.	NO
2.	Name of Parties	NO
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	01
2.	Agreement for Sale	03

Undertaking:

I/we solemnly affirm, declare and undertake that all the details stated above are true to the best of my/our 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.

or KULA DEVELOPERS PVT. LTD.

 M.D

Signature of Promoter

Name:

Date :

Project Name - Naivedyam,, Promoter - Kula Developers Pvt Ltd.

