QUARTERLY PROGRESS REPORT FOR RERA BIHAR

Jan – Mar, 2021

ABSTRACT

This report documents and describes the updates on project work progress, with updates on status of financials, bookings in the project along with status of the approvals for the quarter.

PROJECT NAME

INDRALOK PALACE

PROMOTER NAME

RAJAN BUILDCON Pvt. Ltd.

RERA REGISTRATION NO.

BRERAP01064-1/751/R-348/2019

PROJECT QUARTERLY PROGRESS STATUS

Quarter: Jan – Mar, 2021

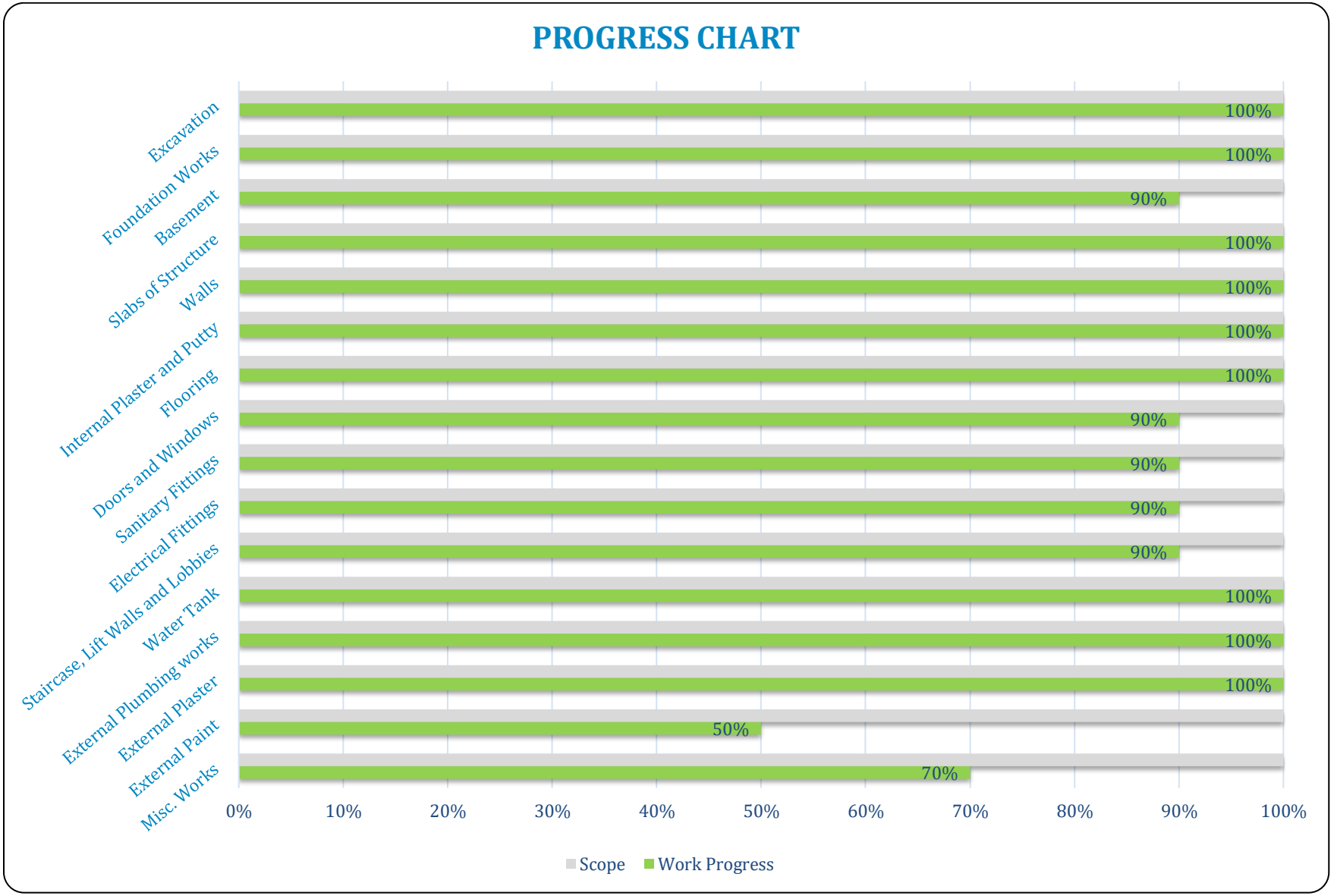
Project Description: *A B+G+5F residential building consisting of 52 flats*.

Progress Update of each Block/Wing separately

S. No.	Task/Activity	Applicable (Yes/No)	Percentage of Work Done	Remarks
1	Excavation	Yes	100%	Overall excavation works complete
2	Foundation Works	Yes	100%	Overall foundation works complete
3	Basement	Yes	75%	Retaining wall complete. Soling and PCC works and finishing works under progress in full swing.
4	Slabs of structure	Yes	100%	Overall Slab Casting Complete.
5	Walls	Yes	100%	Overall Brickwork Complete.
6	Internal Plaster& Putty	Yes	100%	Overall Internal Plastering and putty work complete.
7	Flooring inside units and common areas	Yes	100%	Overall Flooring work complete.
8	Doors and Window to each of unit and common areas	Yes	90%	Door frame and panel, window frame and panel installation near about to completion.
9	Sanitary fittings within the unit including water proofing and plumbing	Yes	90%	Internal SWR, CPVC, Waterproofing work complete.
10	Electrical fitting within the unit	Yes	90%	Electrical conduit and wire laying work complete, switch board installation work under progress and near about to completion.
11	Staircase, lift walls and lobbies at each floor	Yes	90%	Stair case, lift wall & lobby structure almost complete finishing work under progress in full swing.
12	Water tank	Yes	100%	Overall water tank work complete.

Progress Update of each Block/Wing separately

S. No.	Task/Activity	Applicable (Yes/No)	Percentage of Work Done	Remarks
13	External Plumbing works and completion of terrace with waterproofing of the building if specified.	Yes	100%	Terrace Waterproofing work and external plumbing work complete.
14	External Plaster	Yes	100%	Overall External Plastering work complete.
15	External Paint	Yes	50%	External paint work under progress in full swing.
16	Installation of lifts water pumps, firefighting fittings as NOC, Electricals fittings to the common areas, electro mechanic equipment, finishing to the entrance lobby, plinth protection, paving of areas, compound walls and other requirements as may be required to obtain completion/occupancy certificate. (Misc. Works)	Yes	70%	Submersible pump and fire fighting pipe has been installed, Electricals fittings to the common areas, finishing to the entrance lobby, plinth protection, paving of areas, compound walls all works are almost complete.


PROGRESS CHART
Excavation
Foundation Works
Basement
Slabs of Structure
Walls
Internal Plaster and Putty
Flooring
Doors and Windows
Sanitary Fittings
Electrical Fittings
Staircase, Lift Walls and Lobbies
Water Tank
External Plumbing works
External Plaster
External Paint
Misc. Works
100%
100%
90%
100%
100%
100%
100%
90%
90%
90%
90%
100%
100%
100%
50%
70%
0%
10%
20%
30%
40%
50%
60%
70%
80%
90%
100%
Scope
Work Progress

Progress Updatefor Common Areas, Facilities and Amenities in the Project

S. No.	Description	Applicable (Yes/No)	Percentage of Work Done	Remarks
1	Compound Walls	Yes	90%	Wall construction complete up to a certain height and level, finishing work near about to complete.
2	Water supply	Yes	100%	Boring works complete and supply pipes installation also completed.

Update on number and types of flats/plots booked during the quarter

S.No	Unit Type	Total No. of Units in builder's Share	No. of Flats / Plot Booked				No. of Garages/ Covered Parking Booked			
			Opening Balance	Booked in the quarter	Cancelled in the quarter	Closing Balance	Opening Balance	Booked in the quarter	Cancelled in the quarter	Closing Balance
1	3 BHK	15	15	0	0	15	15	0	0	15
2	2 BHK	11	3	1	0	4	3	1	0	4

Status of financials in the project up to 31st March, 2022

S.No.	Description	Amount (in Rs.)
1	Amounts received from allottees against booking of units(for builder's share)	9,26,08,452.80/-
2	Expenditure done towards completion of project	10,74,87,395.00/-
3	Balance in Designated Bank A/c as on this quarter end	1,53,273.06/-

Status of Approvals

A. Approval Received

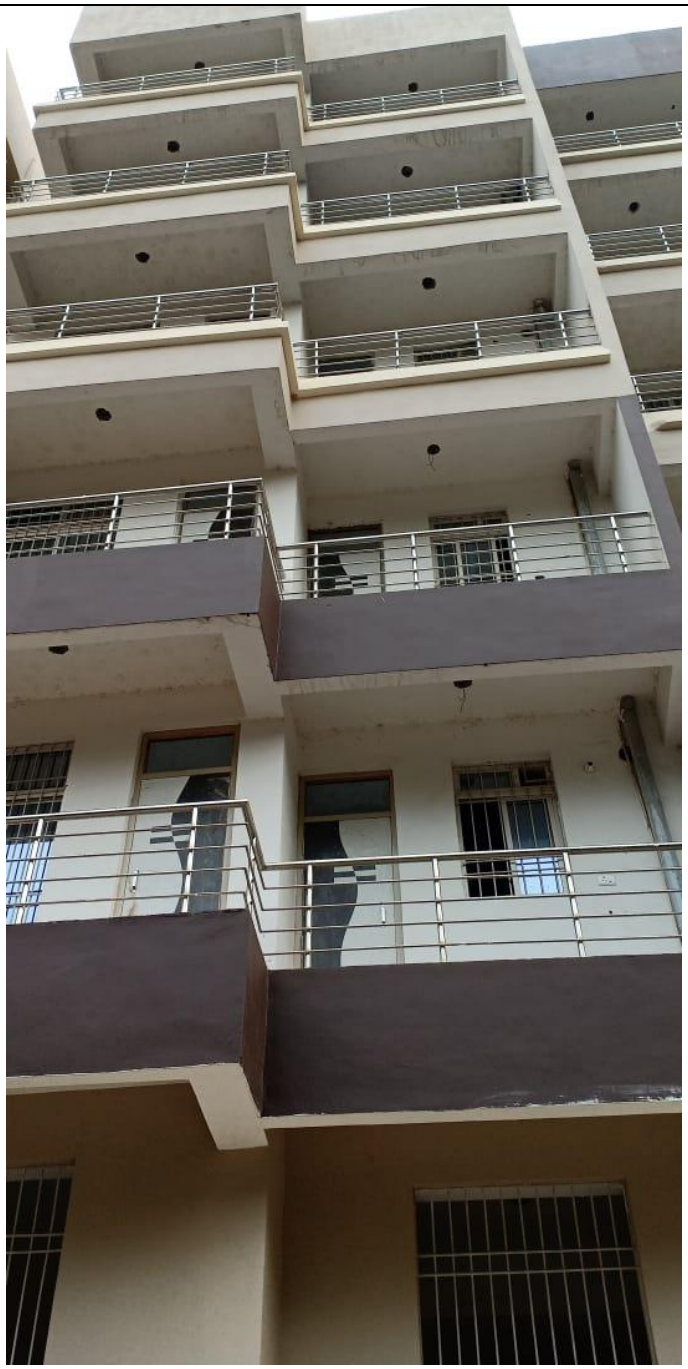
S. No.	Description	Date of Receipt
1	Provisional Fire Clearance	12.07.2017
2	Sanctioning of Building Plan	17.11.2018
3	RERA Registration	21.01.2019

B. Approval Applied

S. No.	Description	Expected Date
NA	NA	NA

C. Approvals to be applied

S. No.	Description	Expected Date of application
NA	NA	NA

D. Modifications amendments or revisions, if any, issued by competent authority with regard to any sanctioned plans, layout plans, specifications, license, permit or approval for the project - NA

Project Site Photographs