QUARTERLY PROGRESS REPORT FOR RERA BIHAR

Oct – Dec, 2020

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

MACHA SWAMI SAI PALACE

PROMOTER NAME

AASTIK HOMES PVT. LTD.

RERA REGISTRATION NO.

BRERAP00279-1/244/R-156/2018

Report Drafted by Limpid Construction Consulting LLP using information provided by promoter

PROJECT QUARTERLY PROGRESS STATUS

Quarter: Oct – Dec, 2020

Project Description: *Project consists of two blocks of G+6 Floors each and a total of 96 flats.*

Progress Update of each Block/Wing separately

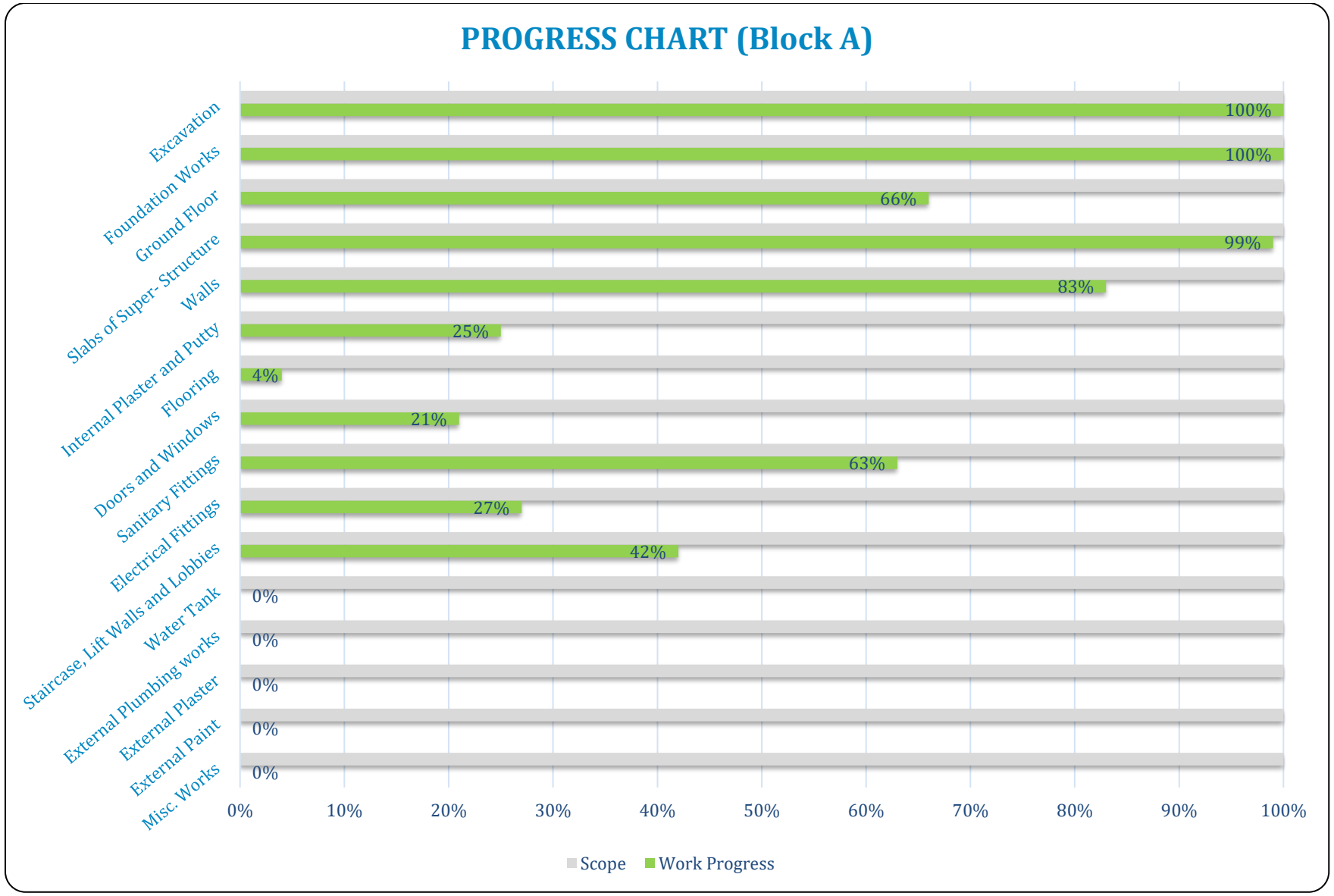
Block A

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%	Foundation works complete.
3	Ground floor	Yes	66%	Plinth beam casting, ground floor structure works with Rubble soling and PCC are complete. Ceiling and column plaster works are also complete.
4	Slabs of super- structure	Yes	99%	Roof parapet wall construction under progress
5	Walls	Yes	83%	Brickwork complete up to 5th floor and is under progress on the 6th floor.
6	Internal Plaster & Putty	Yes	25%	Plastering works complete on 1st floor, 2nd floor, and under progress on the 3rd floor.
7	Flooring inside units and common areas	Yes	4%	Flooring works under progress in 1st and 2nd floor.
8	Doors and Window to each of unit and common areas	Yes	21%	Installation of door and window frames under progress on first three floors.
9	Sanitary fittings within the unit including water proofing and plumbing	Yes	63%	Internal SWR and CPVC fixing and Water proofing is complete at 1st , 2nd , 3rd, 4th, and 5th floor. Installation of squatting pans under progress.
10	Electrical fitting within the unit	Yes	27%	Electrical Conduit laying almost complete on first five floors.

Progress Update of each Block/Wing separately

Block A

S. No.	Task/Activity	Applicable (Yes/No)	Percentage of Work Done	Remarks
11	Staircase, lift walls and lobbies at each floor	Yes	42%	Staircase structure complete up to terrace. Lift wall and lobby structure complete up to 5th floor. Lobby plastering works started in first two floors.
12	Water tank	Yes	0%	Water tank works yet to start.
13	External Plumbing works and completion of terrace with waterproofing of the building if specified.	Yes	0%	External plumbing works yet to start.
14	External Plaster	Yes	0%	
15	External Paint	Yes	0%	
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	0%	


PROGRESS CHART (Block A)
Excavation
Foundation Works
Ground Floor
Slabs of Super- 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%
66%
99%
83%
25%
4%
21%
63%
27%
42%
0%
0%
0%
0%
0%
0% 10% 20% 30% 40% 50% 60% 70% 80% 90% 100%
Scope
Work Progress

Progress Update of each Block/Wing separately

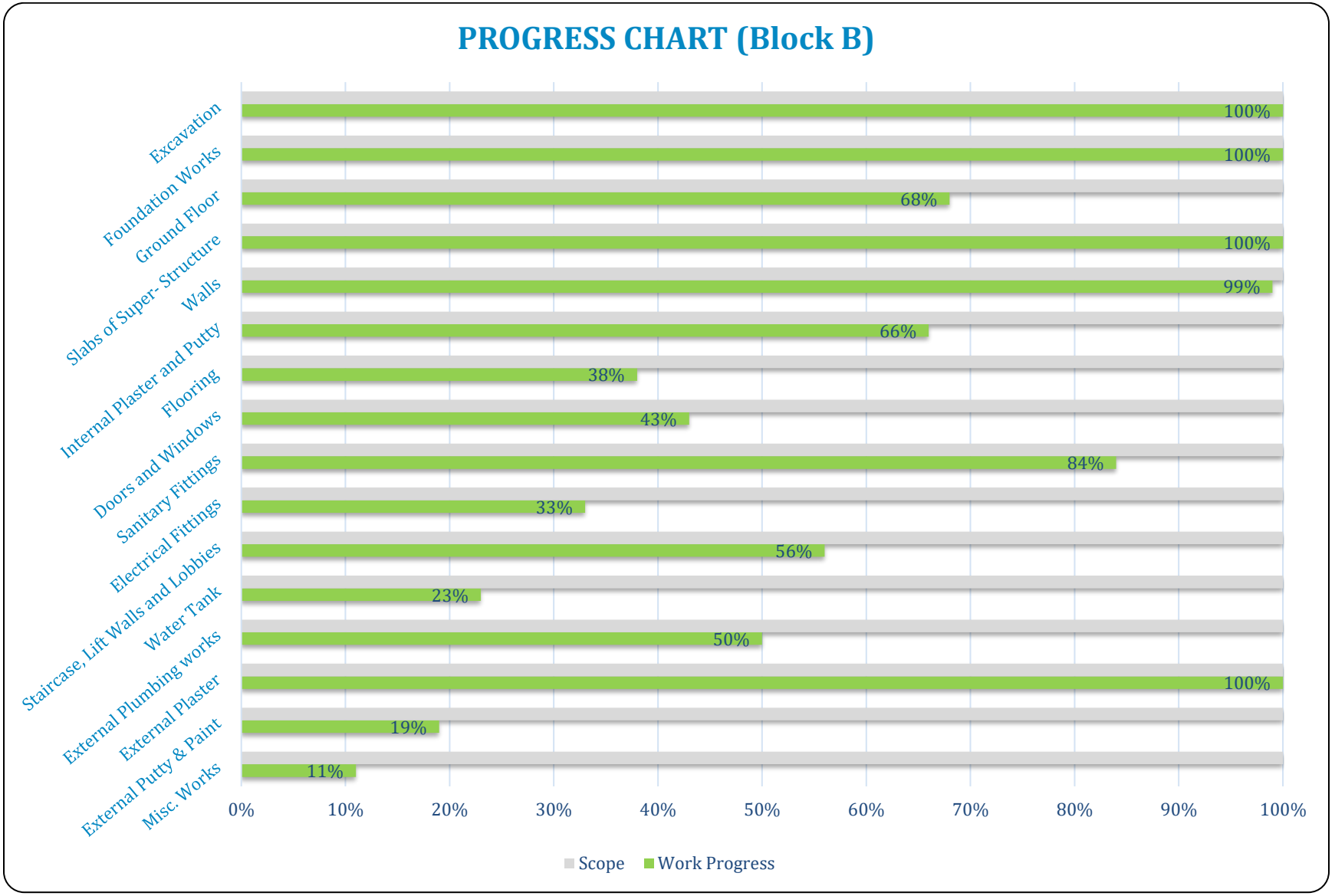
Block B

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	Ground floor	Yes	68%	Plinth beam casting, ground floor structure works and Rubble soling are complete, PCC work is under progress. Ceiling and column plaster works are also complete.
4	Slabs of super- structure	Yes	100%	Overall slab construction in Block B is complete.
5	Walls	Yes	99%	Brickwork almost completed.
6	Internal Plaster & Putty	Yes	66%	Internal putty works ongoing in 1^{st} - 6^{th} floors.
7	Flooring inside units and common areas	Yes	38%	Flooring works under progress in 1^{st} – 6^{th} floors.
8	Doors and Window to each of unit and common areas	Yes	43%	Door frame and window frame erection work under progress.
9	Sanitary fittings within the unit including water proofing and plumbing	Yes	84%	Internal SWR and CPVC piping works completed in Block B. Waterproofing almost complete and Koba works under progress. Squatting pan installation under progress.
10	Electrical fitting within the unit	Yes	33%	Electrical conduiting works completed in all the floors. Wire laying yet to start.
11	Staircase, lift walls and lobbies at each floor	Yes	56%	Staircase structure, lift wall structure, and lobby structural works almost complete. Lift wall and lobby finishing works started on first six floors.
12	Water tank	Yes	23%	Overhead Water Tank works under progress.

Progress Update of each Block/Wing separately

Block B

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	50%	External plumbing works is almost complete. Waterproofing yet to start.
14	External Plaster	Yes	100%	Plaster works for front elevation, left elevation, and right elevation are complete and under progress in back elevation.
15	External Paint	Yes	19%	External putty works under progress.
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	11%	Pump is installed.


PROGRESS CHART (Block B)
Excavation
Foundation Works
Ground Floor
Slabs of Super- 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 Putty & Paint
Misc. Works
100%
100%
68%
100%
99%
66%
38%
43%
84%
33%
56%
23%
50%
100%
19%
11%
0%
10%
20%
30%
40%
50%
60%
70%
80%
90%
100%
Scope
Work Progress

Progress Update for Common Areas, Facilities and Amenities in the Project

S. No.	Description	Applicable (Yes/No)	Percentage of Work Done	Remarks
1	Compound Walls	Yes	25%	Half Brickwork completed and finishing works yet to be done.
2	Water supply	Yes	50%	Boring works complete and supply pipes installation balance.

Update on number and types of flats/plots booked during the quarter for Block A & B

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	4 BHK	12	12	0	0	12	12	0	0	12
2	3 BHK	36	36	0	0	36	36	0	0	36

Status of financials in the project up to 31st December, 2020

S.No.	Description	Amount (in lacs Rs.)
1	Amounts received from allottees against booking of units (for builder's share)	1672.53
2	Expenditure done towards completion of project	1279.88
3	Balance in Designated Bank A/c as on this quarter end	0.00

Note: A refund of Rs 108490.00 has been issued to a customer who had made a cancellation and the same has been adjusted in the amounts received by the allottees.

Status of Approvals

A. Approval Received

S. No.	Description	Date of Receipt
1	Provisional Fire Clearance	21.03.16
2	Sanctioning of Building Plan	27.06.16
3	RERA Registration	10.09.18

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