QUARTERLY PROGRESS REPORT FOR RERA BIHAR

Oct - Dec, 2019

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

PAHAL RESIDENCY

PROMOTER NAME

STRUCTOARCH CONSULTANTS PVT. LTD.

RERA REGISTRATION NO.

BRERAP00291-3/580/R-298/2018

Report Drafted by Limpid Construction Consulting LLP

PROJECT QUARTERLY PROGRESS STATUS

Quarter: Oct-Dec, 2019

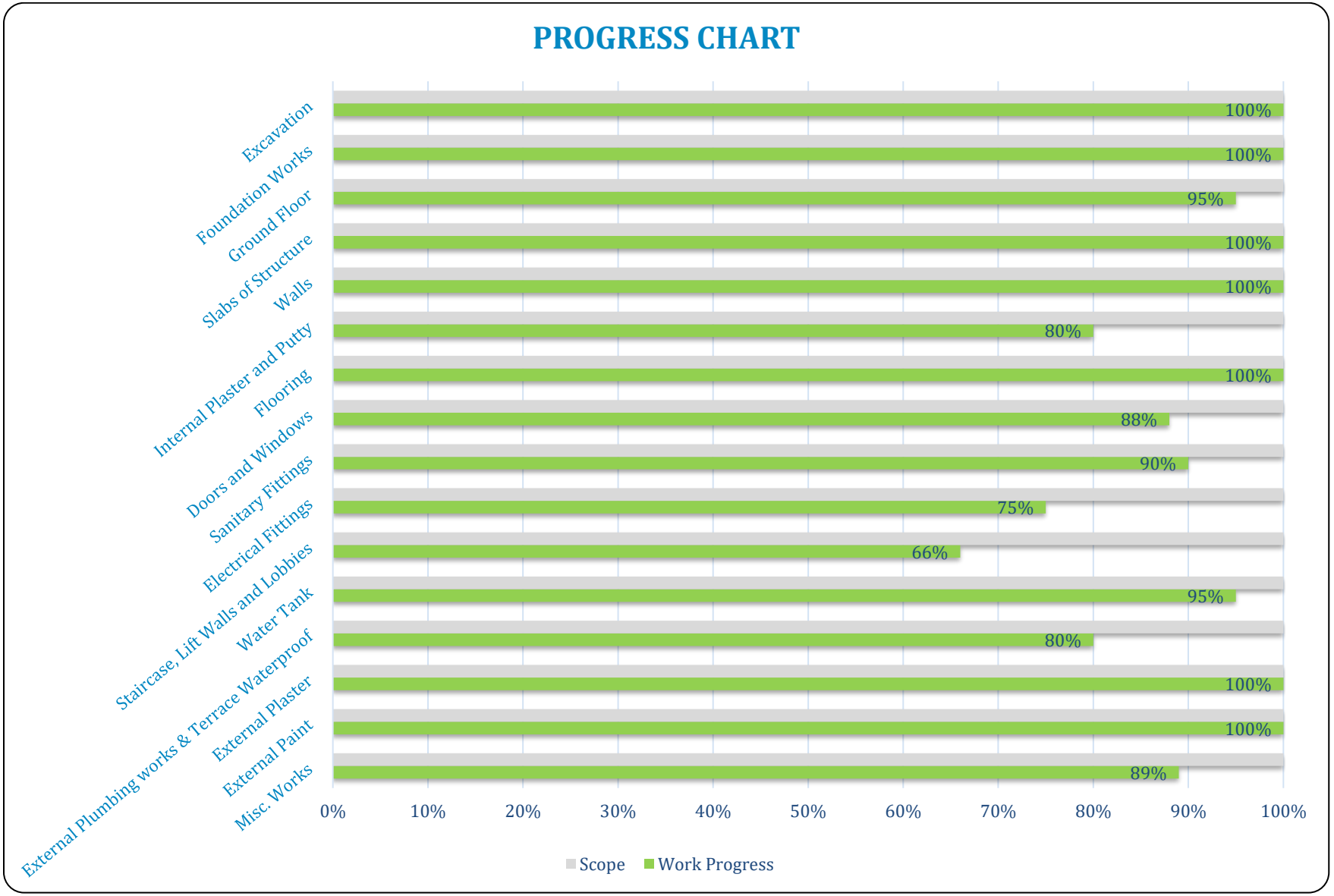
Project Description: *A G+3F Residential project consisting of 10 flats.*

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	No	-NA-	
4	Ground floor	Yes	95%	Structural works complete and finishing works under progress and nearing completion.
5	Slabs of structure	Yes	100%	Slab casting is complete for terrace slab, parapet works also complete.
6	Walls	Yes	100%	Overall brickwork complete.
7	Internal Plaster & Putty	Yes	80%	Internal plastering works completed and 2nd coat putty work ongoing in full swing.
8	Flooring inside units and common areas	Yes	100%	Overall Flooring works Complete.
9	Doors and Window to each of unit and common areas	Yes	88%	Door frame, Panel and window frame installation complete. Window Panel installation under progress.
10	Sanitary fittings within the unit including water proofing and plumbing	Yes	90%	SWR and CPVC piping works completed and Indian WC installed.
11	Electrical fitting within the unit	Yes	75%	Electrical wiring works under progress and switch board installation under progress.
12	Staircase, lift walls and lobbies at each floor	Yes	66%	Staircase structure complete up to terrace. Lift wall

Progress Update of each Block/Wing separately

S. No.	Task/Activity	Applicable (Yes/No)	Percentage of Work Done	Remarks
				erection under progress. Lobby works complete upto 3rd floor.
13	Water tank	Yes	95%	Water tank structural works and external plastering complete.
14	External Plumbing works and completion of terrace with waterproofing of the building if specified.	Yes	80%	External plumbing works complete and terrace waterproofing and flooring works ongoing in full swing.
15	External Plaster	Yes	100%	External plastering works complete.
16	External Paint	Yes	100%	External paint works complete.
17	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 and other requirements as may be required to obtain completion/occupancy certificate. (Misc. Works)	Yes	89%	Submersible pump installed. Main gate installation complete. Lift machine installation under progress. Plinth protection under progress. Sewage connection complete. Electrical panel has been installed.


PROGRESS CHART
Excavation
Foundation Works
Ground Floor
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 & Terrace Waterproof
External Plaster
External Paint
Misc. Works
100%
100%
95%
100%
100%
80%
100%
88%
90%
75%
66%
95%
80%
100%
100%
89%
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	70%	Plastering works ongoing in full swing.
2	Water supply	Yes	100%	Boring works complete and supply pipes is installed.

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	5	5	0	0	5	5	0	0	5
2	1 BHK	1	1	0	0	1	1	0	0	1

Status of financials in the project up to 31st December, 2019

S.No.	Description	Amount (in Rs.)
1	Amounts received from allottees against booking of units(for builder's share)	1,71,48,687.34/-
2	Expenditure done towards completion of project	1,36,86,224.33/-
3	Balance in Designated Bank A/c as on this quarter end	6,068.54/-

Status of Approvals

A. Approval Received

S. No.	Description	Date of Receipt
1	Sanctioning of Building Plan	15.05.2017
2	RERA Registration	14.12.2018

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