FORM-7
[REGULATION-9]

Quarterly progress report for quarter ending March/June/sept/December of 2023 (year)

I. PARTICULARS OF PROJECT			
Project Registration Number	GRERAP007242/ 698/R-837/2019	Name of Project/Phase of Registered Project	THE SAI GREENS PHASE-1, 2
Name of Promoter	PRAMOD KUMAR-TIWARI	Project Address	NAYAGAON, SONPUR, SARAN
Name of Co-promoter 2)	KUMAR RAHUL-RANJAN	3) PIYUSH TRIPATHI	
Project Registration is valid up to	2023/12/25		
Starting date of Project or Phase of the Project	19/11/2019		
Type of Project or Phase of the Project	1.Residential 2. Commercial 3. Residential-cum-Commercial 4, Plotted project		
Period of validity of map by the Competent Authority	2023/12/25		

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. 1 BHK - 2. 2 BHK, - 3. 3 BHK - 4. Shop - 5. Bungalow - 6. Plot etc. -	PLOT SIZES	1200 Sq.ft 1800 " 2400 " 8400 "	– N/A –	1. Booked/ Allotted - – N/A – 2. Sold -

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES			
Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
	– N/A –	1. Booked/Allotted -	
		2. Sold -	

IV. 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	– N/A –			
2.	Fire N.O.C.	– N/A –			

3.	Water Supply Permission	– N/A –			
4.	NOC from Airport Authority of India	– N/A –			
5.	Other Approval(s), if any, required for the Project.	– N/A –			

V. 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)
1.	Excavation (if any)	– N/A –
2.	Basements (if any)	– N/A –
3.	Podiums (if any)	– N/A –
4.	Plinth	– N/A –
5.	Stilt Floor	– N/A –
6.	Slabs of Super Structure	– N/A –
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	– N/A –
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	– N/A –
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	– N/A –
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	– N/A –
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	– N/A –

Note: * – N/A – Stands for not applicable

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

VI.	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	YES	45%	WORK IN-PROGRESS
2.	Water Supply	NO	- N/A -	- N/A -
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	25%	WORK IN-PROGRESS
4.	Storm Water Drains	No	- N/A -	- N/A -
5.	Landscaping & Tree Planting	YES	25%	WORK IN-PROGRESS
6.	Street Lighting	No	- N/A -	- N/A -
7.	Community Buildings	NO	- N/A -	- N/A -
8.	Treatment and Disposal of Sewage and Sullage Water	No	- N/A -	- N/A -
9.	Solid Waste Management & Disposal	NO	- N/A -	- N/A -
10.	Water Conservation / Rain Water Harvesting	NO	- N/A -	- N/A -
11.	Energy Management	NO	- N/A -	- N/A -
12.	Fire Protection and Fire Safety Requirements	NO	- N/A -	- N/A -
13.	Closed Parking	No	- N/A -	- N/A -

14.	Open Parking	NO	- N/A -	- N/A -
15.	Electrical Meter Room, Sub-Station, Receiving Station	NO	- N/A -	- N/A -
16.	Others (Option to Add More)	NO	- N/A -	- N/A -

VI	A EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT			
		PROPOSED YES/NO.	PERCENTAGE OF ACTUALWORK DONE (As on date of certificate)	Details
1.	Internal Roads and foot paths	YES	45%	WORK-IN-PROGRESS
2.	Water Supply	NO	- N/A -	- N/A -
3.	Sewerage Chambers Septic Tank	YES	25%	WORK IN-PROGRESS
4	Drains	NO	- N/A -	- N/A -
5.	Parks, Land Scaping and Tree Planting	YES	25%	WORK IN-PROGRESS
6.	Street Lighting	NO	- N/A -	- N/A -
7.	Disposal of sewage & sullage water	NO	- N/A -	- N/A -
8.	Water conservation/Rain Water Harvesting	NO	- N/A -	- N/A -
9.	Energy Management	NO	- N/A -	- N/A -

VII.	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	-ATTALHED-
(B)		Photograph of each floor	-N/A-

VIII. FINANCIAL PROGRESS OF THE PROJECT		
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No. 50200003064002 HDFC BANK, CIVIL LINES, S.P. MARG, ALLAHABAD	
2.	Estimated Cost of the Project including land cost at the start of the Project	₹ 12,00,000,00/=w
3.	Amount received during the Quarter	15,00,000/=w
4.	Actual Cost Incurred during the Quarter	60,00,000/=w
5.	Net amount at end of the Quarter	30,50,000/=w
6.	Total expenditure on Project **till date**	18,00,000,00/=w
7.	Cumulative fund collected till the end of Quarter in question	15,00,000/=w
8.	Cumulative expenditure done till the end of Quarter in question	60,00,000/=w

IX. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED
-N/A-

X. MISCELLANEOUS		
A	List of Legal Cases (if any)	
1.	Case No.	CC-550/2021
2.	Name of Parties	Mrs. SADHNA
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	-N/A-
2.	Agreement for Sale	-N/A-

XI. 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.

TCW REALTY PVT. LTD. FOR

15/04/2023

Signature of Promoter

Name: SWARNIM GOLANK

Date: 15-04-2023

(AUTHORIZED REPRES-ENTATIVE)

TCW Realty

TCW Realty Private Limited
402, 3rd floor, 56/57, S.P. Marg, Behind HDFC Bank.
Civil Lines, Allahabad(UP)-211001.
email-support@tcwrealty.com, website-www.tcwrealty.com

TO WHOM SO EVER IT MAY CONCERN

T.C.W. REALTY PVT. LTD. REGARDING OUR PROJECT "THE SAI GREEN, PHASE-1, 2" SITUATED AT RASULPUR, NAYAGAON, SONPUR, SARAN, BIHAR

GANTT CHARTS OR MILESTONE CHARTS AND PROJECT SCHEDULE

S. NO.	DEVELOPMENT WORK	TENTATIVE COMPLETION DATE
1.	INTERNAL ROADS & FOOTPATHS	25-12-2023
2.	SEWARAGE (CHAMBER, LINE, SEPTIC TANK, STP)	25-12-2023
3.	LANDSCAPING & TREE PLANTING	25-12-2023

Thanking You
Yours Sincerely

TCW REALTY PVT. LTD. FOR

15/04/2023

SWARNIM SOLANKI
(AUTHORIZED SIGNATORY)

PATNA
15/04/2023