

FORM-7
[REGULATION-9]

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

I. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP00883-5/ 726/R-556/2019	Name of Project/Phase of Registered Project	WINSOME SIGNATURE
Name of Promoter	SUDHIR KUMAR	Project Address	P. No. -802, Mauza - khajpura, Patna
Name of Co-promoter	PREMCHAND KUMAR NIRMAL		
Project Registration is valid up to	31-12-2023		
Starting date of Project or Phase of the Project			
Type of Project or Phase of the Project	1. Residential 2. Commercial 3. Residential- cum-Commercial 4. Plotted project	1. Residential	
Period of validity of map by the Competent Authority			

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS					
Building/Block Number	Apartment Type		Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments - 13
	1. 1 BHK -				1. Booked/ Allotted - 4 apartments
	2. 2 BHK, -				
	3. 3 BHK -				
	4. Shop -			13 apartments	
	5. Bungalow -				2. Sold -
	6. Plot etc. -				

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES			
Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
		1. Booked/Allotted	-
1	13	2. Sold	-
			4

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				
2.	Fire N.O.C.				

Winsome Builders & Associates

Sudhir Kumar
Partner

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

V. CONSTRUCTION PROGRESS OF THE PROJECT

1. Plan Case No. (To beaded for each Building / Wing) P-KHAJPURA-PRN-G+3/133/2020		
S. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1.	Excavation (if any)	
2.	Basements (if any)	
3.	Podiums (if any)	
4.	Plinth	100%
5.	Stilt Floor	
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats / Premises.	100%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	80%
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	90%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100%
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	75%

Winsome Builders & Associates
Sudhir Kumar
Partner

	requirements as may 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	90%	
2.	Water Supply	YES	100%	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	100%	
4.	Storm Water Drains	YES	100%	
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	YES	100%	
11.	Energy Management			
12.	Fire Protection and Fire Safety Requirements			
13.	Closed Parking	YES	100%	

Winome Builders & Associates

Sudhir Kumar

Partner

14.	Open Parking			
15.	Electrical Meter Room, Sub-Station, Receiving Station			
16.	Others (Option to Add More)			

VI A EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT

		PROPOSED YES/NO.	PERCENTAGE OF ACTUAL WORK DONE (As on date of certificate)	Details
1.	Internal Roads and foot paths			
2.	Water Supply			
3.	Sewerage Chambers Septic Tank			
4	Drains			
5.	Parks, Land Scaping and Tree Planting			
6.	Street Lighting			
7.	Disposal of sewage & sullage water			
8.	Water conservation/Rain Water Harvesting			
9.	Energy Management			

VII. GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT

(A)	Sr. No.		
	1.	Front Elevation	ATTACHED
	2.	Rear Elevation	ATTACHED

Winsome Builders & Associates

Sudhir Kumar
Partner

	3.	Side Elevation	ATTACHED
(B)		Photograph of each floor	

VIII. FINANCIAL PROGRESS OF THE PROJECT

S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	31210200001615
2.	Estimated Cost of the Project including land cost at the start of the Project	
3.	Amount received during the Quarter	RS. 21,51,005.43
4.	Actual Cost Incurred during the Quarter	RS. 22,79,123.54
5.	Net amount at end of the Quarter	RS. 5,88,416.32
6.	Total expenditure on Project till date	
7.	Cumulative fund collected till the end of Quarter in question	
8.	Cumulative expenditure done till the end of Quarter in question	

IX. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED

X. MISCELLANEOUS

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

XI. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART

Weather the project in progress is as per time schedule or lagging behind?
--

Winsome Builders & Associates

Sudhir Kumar

Partner

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.

~~Sudhir Kumar & Associates~~
Sudhir Kumar
Partner

Signature of Promoter

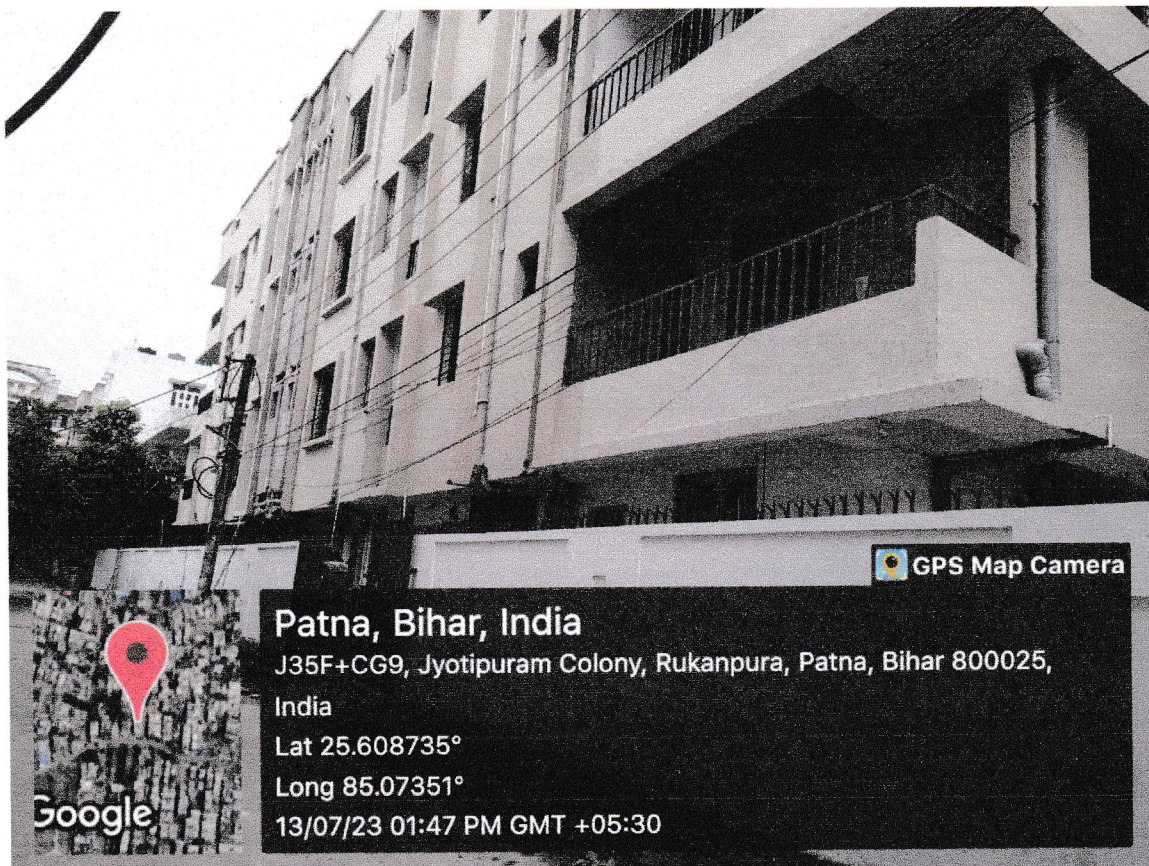
Name: Sudhir Kumar

Date: 13/07/2022

PHOTO

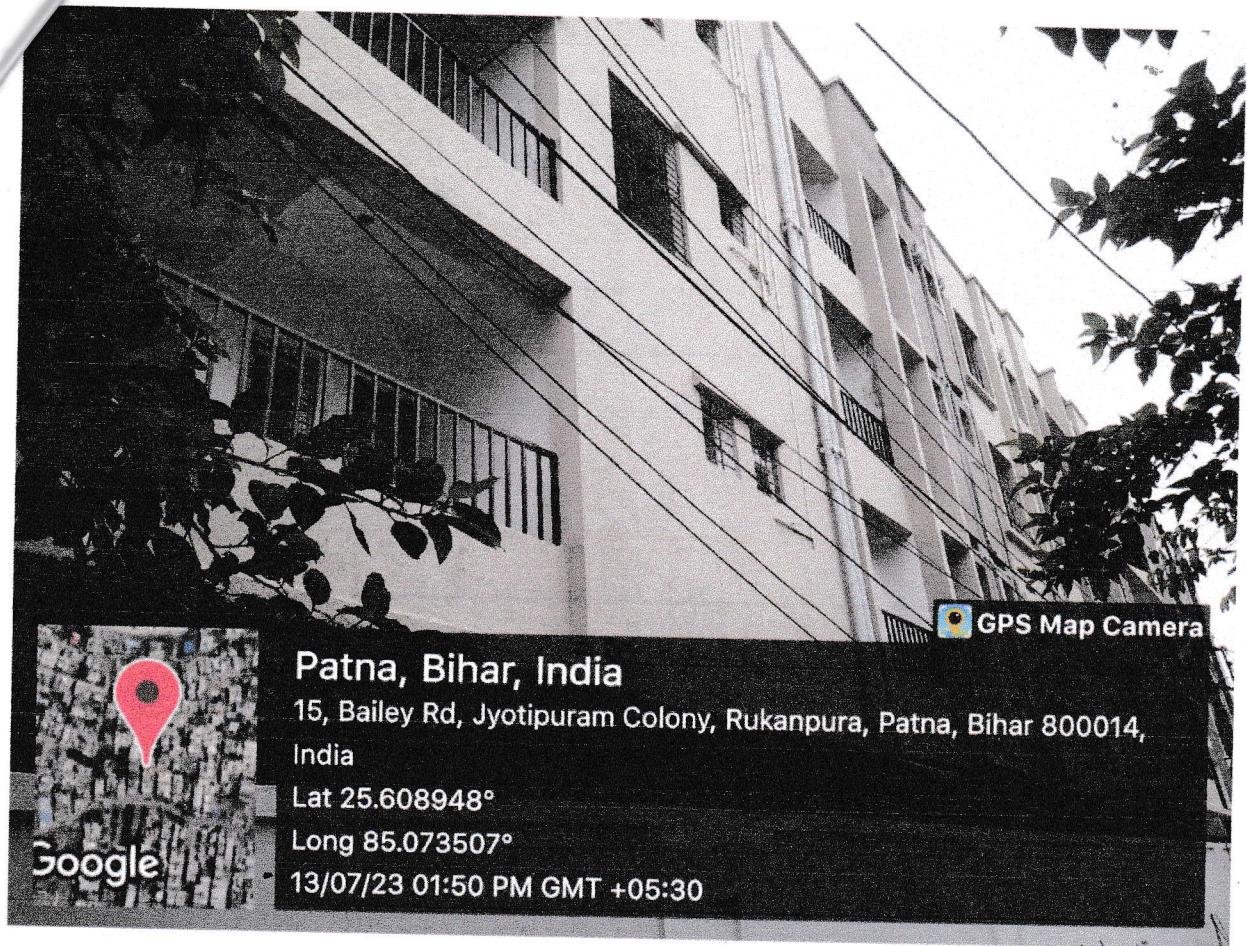


Front Elevation

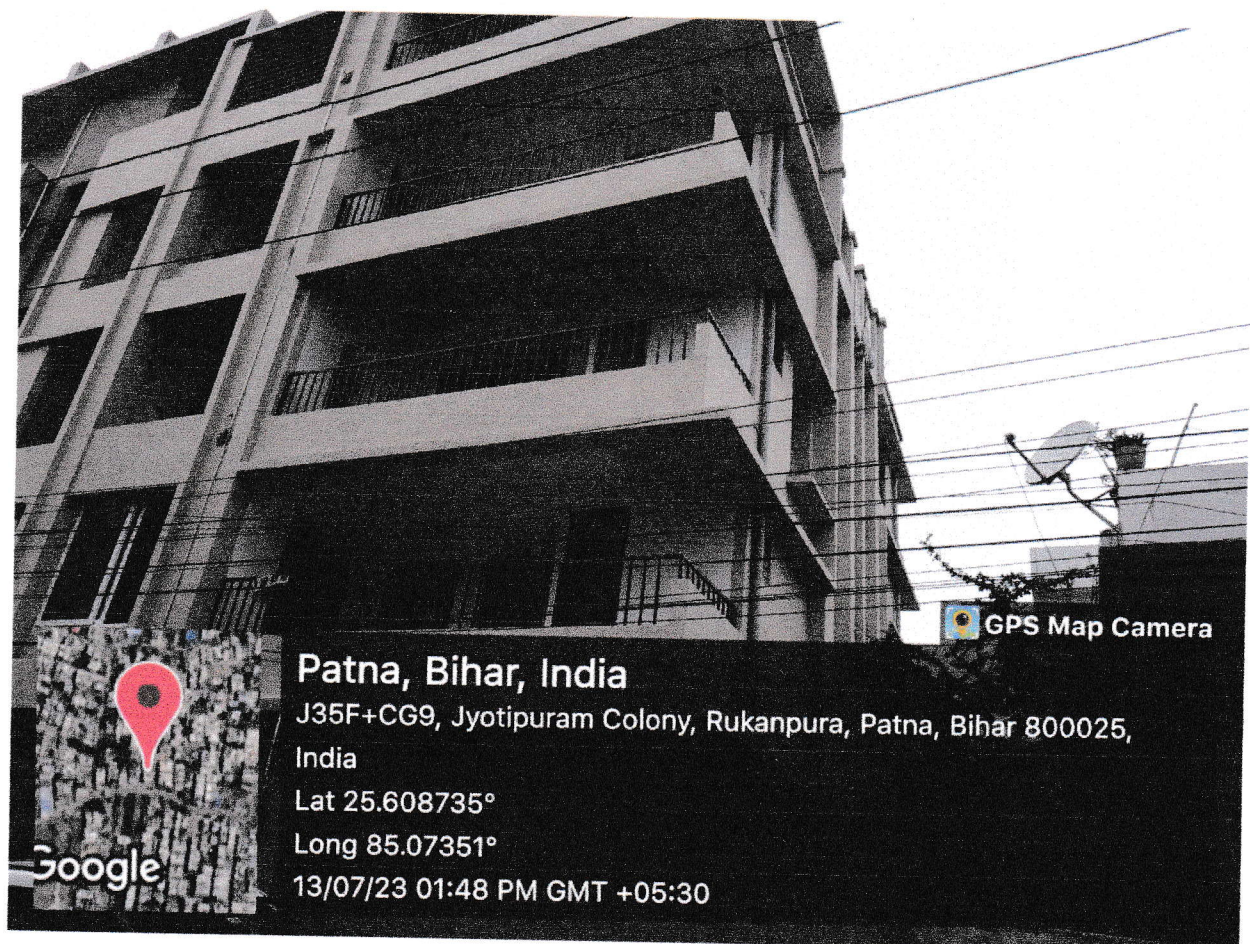


Rear Elevation

Winhome Builders & Associates
Sudhir Kumar
Partner



Side Elevation

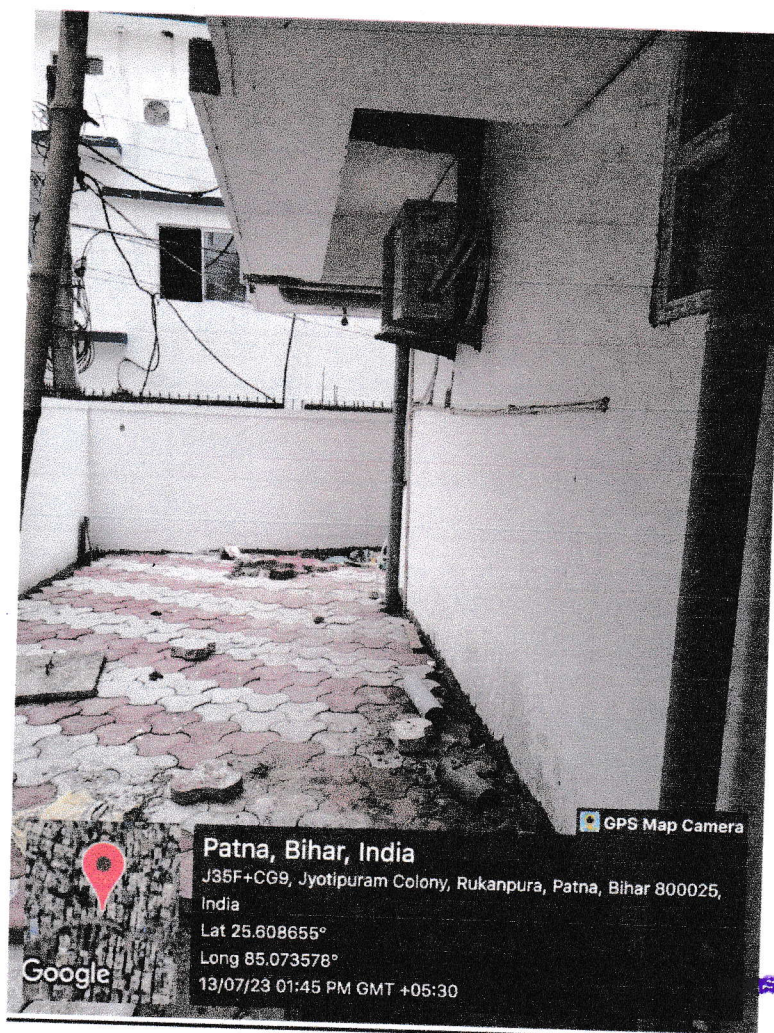


Side Elevation

Winning Builders & Architects
Sudhir Kumar
Partner



ELECTRIC PANNEL



Sudhir Kumar
PATNA