

FORM-7
[REGULATION-9]

Quarterly progress report for quarter ending 01.07.2023 TO 30.09.2023.

I. PARTICULARS OF PROJECT

Project Registration Number	BRERAP00356-9/217/R-1513/2023	Name of Project/Phase of Registered Project	ADPS PALACE
Name of Promoter	VASTU VASTAYA BUILDER PVT. LTD	Project Address	Plot no. 5308 (old), 5176 (new), 5178 (new), 5177 (new) Khata No. 09 (old), 624 (new), 52(new), Thana No. 09 Mauza-Rampur. Gaya, Bihar
Name of Co-promoter			
Project Registration is valid up to	31.12.2026		
Starting date of Project or Phase of the Project	25.04.2023		
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	28.11.2027 By Gaya Nagar Nigam		

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. 1 BHK - 2. 2 BHK, - 3. 3 BHK - 4. Shop - 5. Studio - 6. Plot etc. -	8 12 4772 8628	20	1. Booked/ Allotted - 9 2. Sold -

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
1	20	1. Booked/Allotted 2. Sold	9

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	NA			
2.	Fire N.O.C.	NA			

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DIRECTOR

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

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)	100%
2.	Basements (if any)	NA
3.	Podiums (if any)	100%
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slabs of Super Structure	50%
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	0%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	0%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0%
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	0%

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DIRECTOR

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	<p>Requirements as me are required to complete project as per Specifications in Agreement of Sale.</p> <p>Any other activities.</p>	
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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	0%	
2.	Water Supply	YES	0%	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	0%	
4.	Storm Water Drains	YES	0%	
5.	Landscaping & Tree Planting	YES	0%	
6.	Street Lighting	YES	0%	
7.	Community Buildings	NO	0%	
8.	Treatment and Disposal of Sewage and Sullage Water	NO	0%	
9.	Solid Waste Management & Disposal	NO	0%	
10.	Water Conservation / Rain Water Harvesting	YES	0%	
11.	Energy Management	NO	0%	
12.	Fire Protection and Fire Safety Requirements	YES	0%	
13.	Closed Parking	YES	50%	

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DIRECTOR **DIRECTOR**

14.	Open Parking	No	0%	
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	0%	
16.	Others (Option to Add More)	NO	0%	

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	Attach
	2.	Rear Elevation	

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

VIII. FINANCIAL PROGRESS OF THE PROJECT		
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	PUNJAB NATIONAL BANK A/C NO. 4922002100004923
2.	Estimated Cost of the Project including land cost at the start of the Project	2,74,87,065.00
3.	Amount received during the Quarter	1,29,25,000.00
4.	Actual Cost Incurred during the Quarter	84,76,938.07
5.	Net amount Balance at end of the Quarter	48,81,511.23
6.	Total expenditure on Project till date	1,48,79,840.87
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?	

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Renu Kumbhar
DIRECTOR

DIRECTOR

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.

VASTU VASTAYA BUILDER PVT. LTD.

Signature of Promoter

Renu Kumari
DIRECTOR **DIRECTOR**

Name: Renu Kumari (Director)

Date: 04.10.2023