FORM-7

[REGULATION-9]

Quarterly Progress Report for quarter ending 30th September of 2023

I. PARTICULARS OF PROJECT

Project Registration Number	BRERAP00190-2/1211/R-1201/2021	**Name of Project/Phase of Registered Project**	GREEN HEIGHT
Name of Promoter	GREEN GHAR INFRASTRUCTURE AND CONSTRUCTION PVT. LTD.	**Project Address**	MAHARANI COLONY AGAMKUA PATNA
Name of Co-promoter	N.A		
Project Registration is valid up to	23-10-2023		
Starting date of Project or Phase of the Project	13-02-2020		
Type of Project or Phase of the Project	Residential		
Period of validity of map by the Competent Authority	23-01-2025 Patna Municipal Commission		

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/Block Number	Apartment Type		Carpet Area	Total No. of sanctioned apartments	Total Number of Apartments –
A Block	1. 1 BHK -	5	418.85	5	1. **Booked / Allotted - 12**
	2. 1 BHK, -	5	370.40	5	
	3. 2 BHK -	5	551.98	5	
	4. 2 BHK -	5	617.96	5	2. **Sold - 00**
	5. 2BHK -	5	597.17	5	
	6. 2BHK -	5	611.94	5	
	7. 3BHK -	5	731.22	5	
	8. 3BHK -	5	743.89	5	
	9. 1BHK -	5	330.08	5	
	10. 3BHK -	5	725.06	5	

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
		1. Booked/Allotted -	07
A Block	48	2. Sold -	00

IV. DETAILS OF BUILDING APPROVALS

(If already filed along with Registration Application, then there is no need of further filling)

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				Along with Reg.
3	Water Supply Permission	N.A			

Green Ghar Infrastructure & Cons. Pvt. Ltd.

Managing Director

4	NOC From Airport Authority of India	N.A			
5	Other Approval(s), if any, required for the project	NA			

V. Construction Progress of the Project

1. Plan Case NO: - P/Rasidachak-PRN-B+G+4/290/2017 (Details Attached with Certificate)

S. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done (As on 30-09-2023) (3)
1.	Excavation (if any)	100%
2.	Basements (if any)	100%
3.	Podiums (if any)	no
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slabs of Super Structure	04 (66.66%)
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	15%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	4%
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	10%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	5%
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 requirements as my be required to complete project as per specifications in Agreement of Sale. Any other activities.	5%

Green Ghar Infrastructure & Const. Pvt. Ltd.

Managing Director

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 30-09-2023)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	No	No	
2.	Water Supply	Yes	No	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	Yes	20%	
4.	Storm Water Drains	No	No	
5.	Landscaping & Tree Planting	Yes	No	
6.	Street Lighting	Yes	100% Done	
7.	Community Buildings	NO	NO	
8.	Treatment and Disposal of Sewage and Sullage Water	NO	NO	
9.	Solid Waste Management & Disposal	NO	NO	
10	Water Conservation / Rain Water Harvesting	Yes	NO	
11.	Energy Management	NO	NO	
12.	Fire Protection and Fire Safety Requirements	Yes	NO	
13.	Closed Parking	Yes	NO	
14.	Open Parking	NO	NO	
15.	Electrical Meter Room, Sub-Station, Receiving Station	Yes	NO	
16.	Others (Option to Add More)	NO	NO	

Green Ghar Infrastructure & Const. Pvt. Ltd.

Managing Director

VI A	EXTERNAL AND INTERNAL DEVELOPMENT WORK IN CASE OF PLOTTED DEVELOPMENT			
1.	Internal Roads & Footpaths	NA	NA	
2	Water Supply	NA	NA	
3	Sewerage (Chamber, Line, Septic Tank, STP)	NA	NA	
4	Drains	NA	NA	
5	Parks, Land Scaping and Tree Planting	NA	NA	
6	Street Light	NA	NA	
7	Disposal of Sewage & sullage water	NA	NA	
8	Water conservation / Rain Water Harvesting	NA	NA	
9	Energy Management	NA	NA	

VII.	GEO TAGGED AND DATE PHOTOGRAPH OF (EACH BLOCKS) OF THE PROJECT		
(A)	Sr. No.		
	1.	Front Elevation	Attached
	2.	Side Elevation	Attached
	3.	Rear Elevation	Attached
(B)		Photograph of each Floors	

VIII.	Financial Progress of the Project (as per CA Certificate as on 31-03-2023)	
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	Collection A/c 634905601169 Retention A/c 634905601168 Designed A/c 634905601170
2.	Estimated Cost of the Project including land cost at the start of the Quarter	670 (Lakhs)
3.	Amount received during the Quarter	30,19,801.98
4.	Actual Cost Incurred during the Quarter	30,07,099.74
5.	Net amount at end of the Quarter	12,702.24
6.	Total expenditure on Project **till date**	**2,39,04,432.12/-**

Green Ghar Infrastructure & Cons. Pvt. Ltd.

Managing Director

7.	Cumulative Fund Collected till the end of Quarter in question	No
8.	Cumulative expenditure done till the end of Quarter in question	No

IX.	Details of Mortgage or Charge if any created
	NO

X. MISCELLANEOUS		
A	List of Legal Cases (if any)	
1.	Case No.	No
2.	Name of Parties	No
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	NO
2.	Agreement for Sale	NO
XI. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART		

Undertaking:

I/we solemnly affirm, declare and undertake that all the details stated above are true to the best of my/our 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.

Green Ghar Infrastructure & Cons. Pvt. Ltd.

Managing Director

Signature of Promoter

Name: SHAHID AHMED
Date : 30-09-2023

FORM No. 1
[See Regulation 3]
ARCHITECT'S CERTIFICATE
(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

Date:- 30-09-2023

To,

GREEN GHAR INFRASTRUCTURE
AND CONSTRUCTION PVT. LTD.
Flat No:-403C, Ashiyana Plaza, Bhagwanpur Chowk,
Muzaffarpur, Bihar-842001

Subject: Certificate of Percentage of Work executed in the project having **Single Block** of the **GREEN HEIGHT** bearing the registration no. **BRERAP0019-2/1211/R-1201/2021** and being developed on the Plot bearing Khata No. **143,** Plot No. **586(P)**, Khata No:- **144**, Plot No:- **584, 583(P)**demarcated by its boundaries (25.59736 and 85.200665 of the end points) of the Land Area **1518.12 Sq. Mtr.** , situated in Mohalla Maharani Colony, Road No:- 01 Mauza:- Rasidachak, Block:- Patna Sadar, division Patna Sadar District Patna PIN 800007, admeasuring **3359 sq.mts.,** Buildup Area and **4,241.42 Sq. Mtr** Total Construction area being developed by the Promoter GREEN GHAR INFRASTRUCTURE AND CONSTRUCTION P LTD.

Sir,

I **Ar. Mukesh Kumar** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of execution of Work of the basement + ground + 4 Building(s)/ single Wing(s) of the Project, Known as **Green Height** situated on the plot bearing Khata No. **143,** Plot No. **586(P)**, Khata No:- **144**, Plot No:- **584, 583(P)** of Mohalla Maharani Colony, Road No:- 01 Mauza:- Rasidachak, Block:- Patna Sadar, division Patna Sadar District Patna PIN 800007, admeasuring **3359 sq.mts.,** Buildup Area and **4,241.42 Sq. Mtr** Total Construction area being developed by GREEN GHAR INFRASTRUCTURE AND CONSTRUCTION P LTD

1. Following technical professionals are appointed by Promoter: --

(i) Mr. Mukesh Kumar Architect;
(ii) Mr. Mukesh Kumar as Structural Consultant
(iii) Mr. R.K Agarwal as Mechanical / Electrical / Plumbing Consultant (MEP)
(iv) Mr. Er. Gautam Kumar as Site Supervisor

Based on Site Inspection, with respect to each of the Building of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the building of the Real Estate Project as registered vide number **BRERAP0019-2/1211/R-1201/2021** under Bihar RERA is as per table

AR. Mukesh Kumar
Cos Regd. No.-CA/2010/50223
Empanelment No.-AR/41/2015
Municipal Corporation

A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B.

TABLE-A

Building " GREEN HEIGHT" Basement + Ground +4

Sr. No.	Tasks/Activity	Percentage of work done
1	Excavation	100%
2	Number of Basement(s) and Plinth	100%
3	Number of Podiums	NO.
4	Stilt Floor	100%
5	Number of Slabs of Super Structure	04 (66.66%)
6	Internal Walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	15%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises.	4%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	10%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	5%
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per NOC from the concerned department, Electrical fittings to common Areas, electro, 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 requirements as may be required to obtain Occupation/ Completion Certificate.	5%

TABLE-B

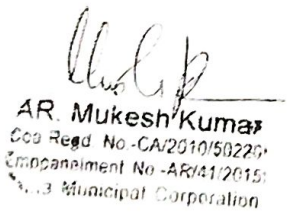
Internal and External Development Works in respect of the entire Registered Phase.

Sr. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of work done	Details
1	Internal Roads & Footpaths.	NO		
2	Water Supply	Yes		
3	Sewerage (chamber,	Yes	20%	

AR. Mukesh Kumar
Coa Regd. No.-CA/2010/50229
Empanelment No.-AR/41/2015
Municipal Corporation

	lines, Septic Tank, STP)			
4	Storm Water Drains	NO		
5	Landscaping & Tree Planting.	Yes		
6	Street Lighting	Yes	100%	
7	Community Buildings	No		
8	Treatment and disposal of sewage and sullage water	No		
9	Solid Waste management & Disposal.	No		
10	Water conservation, Rain water harvesting.	Yes		
11	Energy management	No		
12	Fire protection and fire safety requirements	Yes		
13	Electrical meter room, sub-station, receiving station.	Yes		
14	Others (Option to Add more).	NO		

Yours Faithfully,
Signature & Name



Ar. Mukesh Kumar
COA Reg. No:- CA/2010/50220
Empanelment No:- AR/41/2015
Patna Municipal Corporation

FORM No. 2
[Regulation 3]
ENGINEER'S CERTIFICATE
(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account- Project wise)

Date: 30-09-2023

To,

GREEN GHAR INFRASTRUCTURE
AND CONSTRUCTION PVT. LTD.
Flat No:-403C, Ashiyana Plaza, Bhagwanpur Chowk,
Muzaffarpur, Bihar-842001

Subject : Certificate of Cost Incurred for Development of **GREEN HEIGHT** for Construction of Basment + Ground +4 building(s)/Single Wing(s) of the Registration No:- **BRERAP0019-2/1211/R-1201/2021**situated on the Plot bearing Khata No. **143,** Plot No. **586(P)**, Khata No:- **144**, Plot No:- **584, 583(P)**demarcated by its boundaries (25.59736 and 85.200665 of the end points) of the Land Area **1518.12 Sq. Mtr.** , situated in Mohalla Maharani Colony, Road No:- 01 Mauza:- Rasidachak, Block:- Patna Sadar, division Patna Sadar District Patna PIN 800007, admeasuring **3359 sq.mts.,** area being developed by the Promoter GREEN GHAR INFRASTRUCTURE AND CONSTRUCTION P LTD.

Ref: Bihar RERA Registration Number **BRERAP0019-2/1211/R-1201/2021**

Sir,

I **Er. SADAN KHAN** have undertaken assignment of certifying Cost for the Subject Real Estate Project registered under RERA, Bihar of Basment + Ground +4 Building(s)/ Single Wing(s) of the project situated on the plot bearing Khata No. **143,** Plot No. **586(P)**, Khata No:- **144**, Plot No:- **584, 583(P)**demarcated by its boundaries (25.59736 and 85.200665 of the end points) of the Land Area **1518.12 Sq. Mtr.** , situated in Mohalla Maharani Colony, Road No:- 01 Mauza:- Rasidachak, Block:- Patna Sadar, division Patna Sadar District Patna PIN 800007, admeasuring Buildup area **3359 sq.mts.,** Basement+ Parking Area:- 882.42 Sq. Mtr. Total Construction Area **4,241.42 Sq. Mtr.** area being developed by the Promoter GREEN GHAR INFRASTRUCTURE AND CONSTRUCTION P LTD.

1. Following technical professionals are appointed by Owner / Promoter: --

   (i) Mr. Mukesh Kumar Architect;
   (ii) Mr. DI ARCHTECTS as Structural Consultant
   (iii) Mr. R.K Agarwal as Mechanical / Electrical / Plumbing Consultant (MEP)
   (iv) Mr. Gautam Kumar as Quality Surveyor

2. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied works, of the building(s) of the

Er. Sadan Khan
B. Tech (Civil) A.M.I.E
MMC Lic No-03/2021

project. Our estimated cost calculations are based on the Schedule of rates **(Building Construction Department) 13533.20 Sq. Mtr**. and Drawings/plans made available to us for the project under reference by the Developer and Consultants and the quantity for the entire work as calculated by Quantity Surveyor* appointed by Developer/Engineer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 6,15,50,000/-(**Total of Table A and B). The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for the purpose of obtaining occupation certificate / completion certificate for the building(s) from the **Patna Municipal Corporation** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs. 2,39,04,432.12/-(**Total of Table A and B). The amount of Estimated Cost incurred is calculated on the base of amount of Total Estimated Cost.

5. The Balance cost of Completion of the Civil, MEP and Allied works of the building(s) of the subject project to obtain Occupation Certificate / Completion Certificate from **Patna Municipal Corporation** (planning Authority) is estimated at **Rs.4,06,52,667.72/-** (Total of Table A and B).

6. I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date of this certificate is as given in Table A and B below:

TABLE A

Building /Wing bearing Number **01** or called **GREEN HEIGHT B+G+4**
(To be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on **30.09.2023** date of Registration is (Rs. Five Crore Forty Seven Lakhs Only)	**5,47,00,000.00/-**
2	Cost incurred as on **30.09.2023** (Based on the Estimated cost) Rs. (Two Crore Twenty Nine Lakhs Ten Thousands Thirty One Rupees & Twelve)	**2,29,10,031.12/-**
3	Work done in Percentage (As Percentage of the estimated cost) **41.88%**	41.88%
4	Balance Cost to be Incurred (Based on Estimated Cost) Rs. (Three Crore Seventeen Lakhs eighty nine Thousands nine Hundred sixty eight)	**3,17,89,968.88/-**
5	Cost Incurred on Additional /Extra Items as on **30.09.2023** not included in the	NIL

Er. Sadan Khar
B. Tech (Civil) A.M.I.E
MMC Lic No-03/2021

	Estimated Cost (Annexure A) Rs._NIL	

TABLE B

(To be prepared for the entire registered phase of the Real Estate Project)

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30.09.2023 date of Registration is Rs. Sixty Eight Lakhs Fifty Thousands	**68,50,000.00/-**
2	Cost incurred as on 30.09.2023 (Based on the Estimated cost). Rs. Nine Lakhs Ninety Four Thousands Four Hundred)	**9,94,400.00/-**
3	Work done in Percentage (As Percentage of the estimated cost). **14.51 %**	**14.51%**
4	Balance Cost to be Incurred (Based on Estimated Cost). Rs. Fifty Eight Lakhs Fifty Five thousands six hundred	**58,55,600.00/-**
5	Cost Incurred on Additional /Extra Items as on **30.09.2023** not included in the Estimated Cost (Annexure A). Rs. N.A	NIL

Yours Faithfully,

Er. Sadan Khan
B. Tech (Civil) A.M.I.E
MMC Lic No-03/2021

Signature of Engineer.
Er. Sadan Khan
(License No. MMC/03/2021)

* Note:

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to obtain Occupancy Certificate/Completion Certificate.

2. (*) Quantity survey can be done by office of Engineer or can be done by an independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. In case of independent Quantity Surveyor being appointed by Developer, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of Engineer, the name of the person in the office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*).

3. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.

4. As this is an estimated cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred / to be incurred.
5. All components of work with specifications are indicative and not exhaustive.

Annexure A

List of Extra/Additional Items executed with Cost
(Which were not part of the original Estimate of Total Cost)


GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597614°
Long 85.200511°
15/10/23 01:36 PM GMT +05:30
Google


GPS Map Camera
Patna, Bihar, भारत
Gulzarbagh, gali no 7, Agam Kuan, Maharani Colony, Ranipur, Patna, Bihar 800007, भारत
Lat 25.597439°
Long 85.20016°
15/10/23 01:36 PM GMT +05:30
Google


GPS Map Camera
Patna, Bihar, भारत
gali no.7, Maharani Colony, Ranipur, Patna, Bihar 800007, भारत
Lat 25.597429°
Long 85.200214°
15/10/23 01:36 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597492°
Long 85.200245°
15/10/23 01:36 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597072°
Long 85.200398°
15/10/23 01:35 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597074°
Long 85.2004°
15/10/23 01:35 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597113°
Long 85.200241°
15/10/23 01:34 PM GMT +05:30
Google


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पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597902°
Long 85.200676°
15/10/23 01:33 PM GMT +05:30
Google


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पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597912°
Long 85.200678°
15/10/23 01:33 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597904°
Long 85.200668°
15/10/23 01:33 PM GMT +05:30
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गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597758°
Long 85.200575°
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Google


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पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597767°
Long 85.200576°
15/10/23 01:32 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597859°
Long 85.200668°
15/10/23 01:32 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597769°
Long 85.200632°
15/10/23 01:31 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597795°
Long 85.200606°
15/10/23 01:31 PM GMT +05:30
Google


GREEN GHAR
GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.59756°
Long 85.200663°
15/10/23 01:31 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
गुलज़ारबाग, SH 1, Gulzarbagh, दीपनगर, Sadikpur, पटना, बिहार 800007, भारत
Lat 25.597528°
Long 85.200662°
15/10/23 01:30 PM GMT +05:30
Google