

FORM-7
REGULATION-9]

Quarterly progress report for quarter ending Dec-2023

I. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP00567-1/172/R-1294/2022	Name of Project /Phase of Registered Project	Das Enclave
Name of Promoter	Sankalp Construction	Project Address	Das kutir , East Lohanipur, Kada mkuan, Patna .
Name of Co-promoter	-	-	-
Project Registration is valid upto	30/11/2025	-	-
Starting date of Project or Phase of the Project	Dec-2021	-	-
Type of Project or Phase of the Project	Residential	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-
-	1. 1BHK	-	-		1. Booked/ Allotted- 17 2. Sold -
	2. 2BHK,	-	6		
	3. 3BHK	-	11		
	4. Shop	-	-		
	5. Bungalow	-	-		
	6. Plot etc.	-	-		

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF GARAGES			
Building/Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
	48	1. Booked/Allotted	- 18
		2. Sold	-

Pankaj file
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For Sankalp Construction
Sankalp Construction
Partner
SANKALP CONSTRUCTION
PATNA-3
Ground Floor, Das Kutir, East Lohanipur

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.	State fire officer cum Director, Bihar - Patna	28/09/20	24/12/2020	2072
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. P-/PRITHVIPUR-PRN-1B+G+5/246/2020 (To be added 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)	70%
3.	Podiums (if any)	No
4.	Plinth	80% W.D
5.	Stilt Floor	80% Completed
6.	Slabs of Super Structure	Up to 5th floor 80% Area Completed
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats/Premises.	Up to 5 th floor 80% Area Brick work Completed Up to 4 th floor 80% Area internal plaster Completed
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	Work Start
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Under ground Water Tanks.	Over Head tank work Start
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	Work Started 

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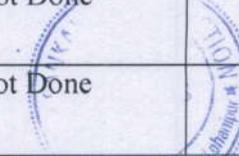


11.	<p>Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFONOC, Electrical fittings, Mechanical Equipment, compliance to conditions of environment/CRZNOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to complete project as per Specification in Agreement of Sale.</p> <p>Any other activities.</p>	One Water Pump Completed
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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	Not Done	-
2.	Water Supply	Yes	Not Done	-
3.	Sewerage (Chamber, Line, Septic Tank, STP)	Yes	Not Done	-
4.	Storm Water Drains	Yes	Not Done	-
5.	Landscaping & Tree Planting	Yes	Not Done	-
6.	Street Lighting	Yes	Not Done	-
7.	Community Buildings	No	No	-
8.	Treatment and Disposal of Sewage and Sullage Water	-	-	-
9.	Solid Waste Management & Disposal	Yes	Not Done	-
10.	Water Conservation / Rain Water Harvesting	Yes	Not Done	-
11.	Energy Management	Yes	Not Done	-
12.	Fire Protection and Fire Safety Requirements	Yes	Not Done	-




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13.	Closed Parking	Yes	Not Done	-
14.	Open Parking	No	No	-
15.	Electrical Meter Room, Sub-Station, Receiving Station	Yes	Not Done	-
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 footpaths	Yes	Not Done	-
2.	Water Supply	Yes	Not Done	-
3.	Sewerage Chambers Septic Tank	Yes	Not Done	-
4.	Drains	Yes	Not Done	-
5.	Parks, Land Scaping and Tree Planting	Yes	Not Done	-
6.	Street Lighting	Yes	Not Done	-
7.	Disposal of sewage & sullage water	Yes	Not Done	-
8.	Water conservation / Rain Water Harvesting	Yes	Not Done	-
9.	Energy Management	Yes	Not Done	-

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

(A)	Sr.No.		
	1.	Front Elevation	✓
	2.	Rear Elevation	✓
	3.	Side Elevation	✓

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(B)	Photograph of each floor	
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VIII. FINANCIAL PROGRESS OF THE PROJECT		
S.No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	CENTRAL BANK OF INDIA. A/C No. 5129020731
2.	Estimated Cost of the Project including land cost at the start of the Project	Development cost 1156.00 Lakh, Firm land cost 45.92 lakh, Land owner cost 1501.08 Lakh
3.	Amount received during the Quarter (INCLUDING OWN FUND)	7718135.00
4.	Actual Cost Incurred during the Quarter (Money Spent)	7686255.00
5.	Net amount at end of the Quarter	262970.00
6.	Total expenditure on Project till date	87759809.00
7.	Cumulative fund collected till the end of Quarter in question (Including Own Fund)	88022779.00
8.	Cumulative expenditure done till the end of Quarter in question	87759809.00

IX. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED		

X. MISCELLANEOUS		
A List of Legal Cases (if any)		
1.	Case No.	Partition Suit 86/22, Rita Biswas Vs Shekhar Das (Disposed) Dated 22.11.2023, C.Mis Honable High Cort Patna 982/23
2.	Name of Parties	(Disposed) Dated 13.11.2023 Rera Complain Case No. 118/23
B Sale/Agreement for Sale during the Quarter		
1.	Sale Deed	
2.	Agreement for Sale	Seven

XI. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART

What work on the project in progress is as per times schedule or lagging behind?

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For Sankalp Construction
SANKALP CONSTRUCTION
PANKAJ KAFI
UDHD, Bihar

22/11/2023

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 herefrom. 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 purpose this undertaking may serve.

For
Sankalp Construction
Rupesh Kumar Singh

Signature of Promoter

Name: *Rupesh Kumar Singh*

Date: 08.01.2024



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