

FORM-7
[REGULATION-9]

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

I. PARTICULARS OF PROJECT

Project Registration Number	BRERAP00257-1 /336/R-84/2018	Name of Project/Phase of Registered Project	MBS Tribhuvan Garden
Name of Promoter	Tribhuvan Dey 3 Const. Pvt Ltd	Project Address	Road no. 15, BSEB Colony, Patna
Name of Co-promoter	N.A		
Project Registration is valid up to	2022		
Starting date of Project or Phase of the Project	10-07-2018		
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		3 Years + 9 Month	

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. -		33 Flats	1. Booked/Allotted - 0 2. Sold - 0

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
		1. Booked/Allotted	- Nil
	33 NOS	2. Sold	- Nil

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.	Director cum - State Bihar Office, Patna	07/02/23	25/04/23	

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

V. CONSTRUCTION PROGRESS OF THE PROJECT

1. Plan Case No. <u>P/Shenulabpur</u> (To beaded for each Building / Wing) <u>IPRN/B16/H3/353/2017</u>		
S. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1.	Excavation (if any)	YES
2.	Basements (if any)	YES
3.	Podiums (if any)	N/A
4.	Plinth	YES
5.	Stilt Floor	YES
6.	Slabs of Super Structure	YES
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	YES
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	YES
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	YES
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	YES
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	YES

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

14.	Open Parking	NO		
15.	Electrical Meter Room, Sub-Station, Receiving Station	NO		
16.	Others (Option to Add More)	Project Completed applied for Completion Certificate in the competent Authority.		

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	NO		
2.	Water Supply	NO		
3.	Sewerage Chambers Septic Tank	NO		
4.	Drains	NO		
5.	Parks, Land Scaping and Tree Planting	NO		
6.	Street Lighting	NO		
7.	Disposal of sewage & sullage water	NO		
8.	Water conservation/Rain Water Harvesting	NO		
9.	Energy Management	NO.		

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

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

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

VIII. FINANCIAL PROGRESS OF THE PROJECT

S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	445920110000411
2.	Estimated Cost of the Project including land cost at the start of the Project	N.A.
3.	Amount received during the Quarter	N.A.
4.	Actual Cost Incurred during the Quarter	N.A.
5.	Net amount at end of the Quarter	₹57,89,660.44
6.	Total expenditure on Project till date	N.A.
7.	Cumulative fund collected till the end of Quarter in question	N.A.
8.	Cumulative expenditure done till the end of Quarter in question	N.A.

IX. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED

N.A.
N.A.

X. MISCELLANEOUS

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

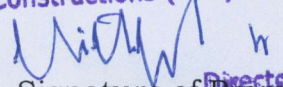
XI. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART

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.

Tribhuvan Developers &
Constructions (Pvt.) Ltd.


Signature of Promoter

Name: Mithun Kumar

Date: 15/01/2024