

# SAJITH & VIVEK

ARCHITECTS LLP

## FORM-4

### ARCHITECT 'S CERTIFICATE

(To be issued on completion of each of the Building/Block/Tower)

To

Date:25-04-2022

Hazel Realty Private Limited  
A-Block, Project Hazel,  
Avadi Poonamallee High Road,  
Paruthipattu, Near Kendriya Vihar,  
Avadi, Chennai-600077

**Subject:** Certificate of Completion of Construction Works of Block B, C, E(EWS) Residential building with 641 Units in Block B, C, Stilt floor + 14 Floors, Block – D GF + 2 Floors Club House, and Block E (LIG), stilt + 13 Floors of the Project Hazel- TNRERA registration **No.TN/002/Building/0074/2017 dated 21.09.2017 situated on the Plot bearing** Survey.no. 629/1B1, 1B2, 3,4A, 4B, 5A, 5B1, 5B2, 6B1, 6B2, 6B3, & 631/1B and T.S.Nos.8/1, 9/2, 9/3, 9/5, 9/6, 9/7, 9/8 and 9/10, Block No.83, Ward – I, Avadi Municipality, (Old S.Nos.629/1B1, 1B2, 3, 4A, 4B, 5A, 5B1, 5B2, 6B1, 6B2, 6B3 & 631/1B demarcated by its boundaries(latitude and longitude of the end points) North by: Survey Nos.629/1A, 629/3B, 629/6A, 627 & OSR-II Town Survey Nos.2, 9/1, 9/9 (as per TSFR Extract) South by: Survey Nos.629/2, 638/1, 637/1A, 637/1B Town Survey Nos.9/4, 11/1, 12/1, 12/2 (as per TSFR Extract) East by: Survey Nos.631/1A1, 630 Town Survey Nos.8/2, 7/3 (as per TSFR Extract) West by: Road in Survey No.644 & OSR-I Block No.77 (as per TSFR Extract), Paruthipattu Village, Poonamallee Taluk, Tiruvallur District, PIN-600077, measuring 5.11 Acres area being developed by Hazel Realty Private Limited.

Sir,

We Sajith and Vivek Architects LLP have undertaken assignment as Architect of certifying completion of Construction Work of Block B, C &D Residential building in Block B, C, Stilt floor + 14 Floors, Block – D GF + 2 Floors Club House, and Block E (LIG), stilt + 13 Floors (total 641 Units including EWS) **situated on the Plot bearing** Survey.no. 629/1B1, 1B2, 3,4A, 4B, 5A, 5B1, 5B2, 6B1, 6B2, 6B3, & 631/1B and T.S.Nos.8/1, 9/2, 9/3, 9/5, 9/6, 9/7, 9/8 and 9/10, Block No.83, Ward – I, Avadi Municipality, (Old



S.Nos.629/1B1, 1B2, 3, 4A, 4B, 5A, 5B1, 5B2, 6B1, 6B2, 6B3 & 631/1B Paruthipattu Village, Poonamallee Taluk, Tiruvallur District, PIN-600077, measuring 5.11 Acres area being developed by Hazel Realty Private Limited.

2. Following technical professional are appointed by the Promoter:(as applicable)

- (i) M/s. Sajith and Vivek Architect LLP as Architect/Engineer
- (ii) M/s. P.S. Subramanian Associates as Structural Consultant
- (iii) M/s. Sumanam Engineering Services as MEP Consultant
- (iv) M/s. M Deepak Reddy as Site Supervisor/Clerk of Works

3. Based on Completion Certificate received from structural Engineer and site supervisor and to the best of my/our knowledge. I/We hereby certify that Block B, C & D Residential building in Block B, C, Stilt floor + 14 Floors, Block – D GF + 2 Floors Club House, and Block E (LIG), stilt + 13 Floors block with (641 Units including EWS) of the Building has been completed in all aspects. The Block B, C & D Residential building Units in Block B, C, Stilt floor + 14 Floors, Block – D GF + 2 Floors Club House, and Block E (LIG), stilt + 13 Floors Blocks (641 Units including EWS) of the Building is granted with Completion Certificate bearing number B-Block vide Letter No.EC//N-II/187/2018 dated 06-07-2018 and C & D C-Block, D-Block and Block E (LIG), vide No.EC//N-II/187/2018 dated 13-01-2021 issued by Chennai Metropolitan Development Authority.

Yours Faithfully,



Signature & Name

Ar. K. SAJITH NAIR, B.Arch.

CA/94/17689

SAJITH & VIVEK  
ARCHITECTS LLP

Riviera Apartments"

No.8/16, Crescent Avenue Road,

Gandhi Nagar, Adyar,

Chennai - 600020. Phone : 24420026

**CMDA. Reg No RA/Gr.I/19/02/005**





# CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu - Natarajan Building,  
1, Gandhi Irwin Road, Egmore, Chennai - 600 008.

## 1<sup>st</sup> PARTIAL COMPLETION CERTIFICATE

From	To
The Principal Secretary/ Member-Secretary Chennai Metropolitan Development Authority "Thalamuthu-Natarajan Building" No.1, Gandhi-Irwin Road Egmore, Chennai-600 008	1) The Chairman, TANGEDCO, Anna Salai, Chennai-600 002. 2) The Commissioner Avadi Municipality Avadi, Chennai 600 054

Letter No.EC//N-II/187/2018

Dated: 06-07-2018

Sir,

Sub: CMDA – Enforcement Cell (CC-North-II) - Issue of 1<sup>st</sup> Partial Completion Certificate for the completed construction of MSB Block-B comprising of combined Basement Floor + Stilt floor + 14 floors residential building with 140 dwelling units within the site approved for Combined Basement Floor for Blocks A, B, C & D: Block A, B, C-Stilt Floor + 14 floors; Block-D (Club house)-GF+ 2 Floors and Block-E-(LIG)-Stilt Floor + 13 Floors residential building with 781 dwelling units totally at T.S.No.8/1, 9/2, 9/3, 9/5, 9/6, 9/7, 9/8 and 9/10, Block No.83, Ward-I, Avadi Municipality (Old S.nos.629/1B1, 1B2, 3, 4A, 5A, 5B1, 5B2, 6B1, 6B2, 6B3 & 631/1B of Paruthipattu Village, Avadi-Poonamallee Road, Chennai within the limit of Avadi Municipality – 1<sup>st</sup> Partial Completion Certificate– Issued - Reg.

- Ref:
1. CMDA issued Planning Permission in C/P.P./MSB-IT/33 A to H/2012 in Letter No.C3/5458/2011 dated 16.5.2012, Planning Permit No. 7110 (Government Letter (M.S.) No.66, H&UD (UD-I) Dept., dated 15.3.2012)
  2. CMDA issued renewal of Planning Permission No C/P.P./MSB-IT/47 A to H/2015 in Letter No.EC/N-II/6479/2015 dated 14.10.2015, Planning Permit No. 9037 (Renewal of planning permit expires on 14.5.2018)
  3. Environmental Clearance issued by the State Level Impact Assessment Authority, TamilNadu in letter No.SEIAA/TN/F488/EC/8(a)/157/2011 dated 29.4.2013.
  4. Compliance certificate issued by Government of India, Ministry of Environment, Forest & Climate change in Letter No.F. No.EP/12.1/SEIAA/2016-17/43/TN/0842 dated 1.6.2018.
  5. Compliance certificate issued by DF&RS in D.Dis.No.23946/C1/2017, C.C. No.10/2018 dated 20.2.2018 for Block B with the maximum height of 44.90 metres.
  6. NOC from Air Force Station, Tambaram in Letter No.TAM/5218/1/ATC/(PC/22/18) dated 31.5.2018
  7. 1<sup>st</sup> Partial Completion Certificate Application dated 15.12.2017 received on 04.01.2018.
  8. This office letter even no. dated 28-06-2018
  9. Additional Development Charges remitted in CMDA Receipt No.B-007584 dated 29.06.2018

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M/s. Hazel Realty (P) Ltd. (formerly known as M/s.VGN Pragnya Realty Pvt.Ltd.), have obtained Planning Permission for the construction of Combined Basement Floor for Blocks A, B, C & D residential buildings with 781 dwelling units, Block A, B, C: Stilt Floor + 14 floors; block-D (Club house); GF+ 2 Floors; Block E-(LIG): Stilt Floor + 13 Floors at T.S.No.8/1, 9/2, 9/3, 9/5, 9/6, 9/7, 9/8 and 9/10, Block No.83, Ward-I, Avadi Municipality (Old S.nos.629/1B1, 1B2, 3, 4A, 5A, 5B1, 5b2, 6B1, 6B2, 6B3 & 631/1B of Paruthipattu Village, Avadi-Poonamallee Road, Chennai within the limit of Avadi Municipality sanctioned in Planning Permission No. C/P.P./MSB-IT/33 A to H/2012 in Letter No.C3/5458/2011 dated 16.5.2012, Planning Permit No. 7110 (Government Letter (M.S.) No.66, H&UD (UD-I) Dept., dated 15.3.2012.



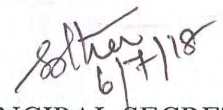
2. Subsequently, the applicant M/s. Hazel Realty (P) Ltd. have obtained renewal of planning permission vide reference 2<sup>nd</sup> cited.

3. Now in the reference 7<sup>th</sup> cited, M/s. Hazel Realty (P) Ltd. have applied 1<sup>st</sup> Partial Completion Certificate for the completed construction of MSB Block-B comprising of combined Basement Floor + Stilt floor + 14 floors residential building with 140 dwelling units. The completed construction of Block-B building was inspected and observed that the building has been completed as per approved plan and satisfies the Norms for issue of Completion Certificate approved by the Monitoring Committee.

4. Accordingly 1<sup>st</sup> Partial Completion Certificate is issued for the above construction in C.C.No.EC/North-II/ 216 /2018 dated 06-07-2018. This 1<sup>st</sup> partial Completion Certificate is issued with a condition to complete the LIG block-E before applying for subsequent partial Completion Certificate/Final Completion Certificate.


5. The Completion Certificate is issued in accordance with the provisions of the Town & Country Planning Act, 1971 and the Rules made there under. This Provision does not cover the Structural Stability aspect of the building. As far as the Structural Stability aspect of the building is concerned, it falls within the jurisdiction of the Local Body concerned as stated in the connected Building Rules under the respective Local Body Act, 1920, such as Madras City Municipal Corporation Act, 1919, Tamil Nadu District Municipality Act, Tamil Nadu Panchayat Act. The Completion Certificate issued under Development Regulations 4(5) does not cover the Structural Stability aspect. It is the sole responsibility of the Applicant/Developer/ Power Agent and the Structural Engineers/Licensed Surveyor/Architects, who has signed in the Plan to ensure the safety after construction and also for its continued Structural Stability of the buildings.

Yours faithfully,

  
for PRINCIPAL SECRETARY/  
MEMBER-SECRETARY

Copy to:

1. M/s. Hazel Realty (P) Ltd.  
Poonamallee Avadi High Road  
Near Kendriya Vihar  
Paruthipattu village, Avadi  
Chennai 600 071
2. The Principal secretary to Govt.,  
Housing & Urban Dev. Dept.  
& Chairman, TNRERA  
CMDA – Tower-II(1<sup>st</sup> Floor),  
No.1-A Gandhi-Irwin Bridge Road,  
Egmore, Chennai-8.
3. The Deputy Financial Analyst  
Finance Division, CMDA , (For information)
4. The System Analyst, Computer Cell, CMDA, (to update Webpage)

  
6/7/2018





# CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu Natarajan Building,  
No.1, Gandhi Irwin Road, Egmore, Chennai - 600 008.

## 2<sup>nd</sup> PARTIAL COMPLETION CERTIFICATE

<p>From The Member-Secretary Chennai Metropolitan Development Authority "Thalamuthu-Natarajan No.1, Gandhi-Irwin Road Egmore, Chennai-600 008</p>	<p>To 1) The Chairman, TANGEDCO, Anna Salai, Chennai-600 002. 2) The Commissioner, Avadi Corporation, Avadi, Chennai-600 054</p>
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Letter No. EC/N-II/187/2018

Dated: 13.01.2021

Sir,

Sub: CMDA – Enforcement Cell (North-II) - Construction of MSB Group Development of 3 Blocks; Block – C consisting of Combined Basement Floor + Stilt Floor + 14 floors residential building with 336 dwelling units, Block – D consisting of Combined Basement Floor + Ground Floor + 2 Floors Club House building Block – E (LIG) consisting of Stilt Floor + 13 Floors residential building with 165 dwelling at T.S.No.8/1, 9/2, 9/3, 9/5, 9/6, 9/7, 9/8 and 9/10, Block No.83, Ward-I, Avadi Municipality (Old S.nos.629/1B1, 1B2, 3, 4A, 5A, 5B1, 5B2, 6B1, 6B2, 6B3 & 631/1B of Paruthipattu Village, Avadi-Poonamallee Road, Chennai within the limit of Avadi Municipality, now Avadi Corporation, Chennai – 2<sup>nd</sup> Partial Completion Certificate– Issued - Reg.

- Ref:
1. Earlier Planning Permission was issued in PP No. C/PP/MSB-IT/33 A to H/2012 in Letter No. C3/5458/2011 dated 16.05.2012 in Planning Permit No.7110.(Government Letter (Ms) No.66 H&UD (UD I) Dept., dt.15.03.2012)
  2. Environmental Clearance (EC) issued by State Level Environment Impact Assessment Authority Tamil Nadu, 3<sup>rd</sup> floor, Panagal Maaligai, No.1, Jeenis Road, Saidapet, Chennai-15 in letter No.SEIAA-TN/F-488/EC/(8a)/157/2011 dated 29.04.2013.
  3. Renewal of Planning Permission was issued in PP No. C/PP/MSB-IT/47 A to H/2015 in Letter No. EC/N-II/6479/2015 dated 14.10.2015 in Planning Permit No.9037. (Government Letter (Ms) No.66 H&UD (UD I) Dept., dt.15.03.2012)
  4. 1<sup>st</sup> Partial Completion Certificate issued for the completed construction of Block – B, consisting of Combined Basement Floor + Stilt Floor + 14 Floors residential building with 140 dwelling units in Letter No. EC/N-II/187/2018 as CC No.EC/North -II/216/2018 dated 06.07.2018.
  5. Compliance certificate issued by DF&RS in D.Dis. No.8292/C1/2019, C.C. No.41/2019 for Block-A, Block-C & Block-E (LIG) dated 29.08.2019.
  6. Applicant's 2<sup>nd</sup> partial Completion Certificate application dated 03.12.2019 received on 04.02.2020.
  7. This office letter even no. dated 07.11.2020 addressed to the applicant.
  8. Applicant's letter dated 01.12.2020, 15.12.2020, 29.12.2020 & 05.01.2021.

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M/s Hazel Realty Pvt. Ltd., has obtained renewal of Planning Permission for the construction of Combined Basement Floor for Blocks A, B, C & D residential buildings with 781 dwelling units, Block A, B, C: Stilt Floor + 14 floors; Block-D (Club house); GF+ 2 Floors; Block E-(LIG): Stilt Floor + 13 Floors at T.S.No.8/1, 9/2, 9/3, 9/5, 9/6, 9/7, 9/8 and 9/10, Block No.83, Ward-I, Avadi Municipality (Old S.nos.629/1B1, 1B2, 3, 4A, 5A, 5B1, 5B2, 6B1, 6B2, 6B3 & 631/1B of Paruthipattu Village, Avadi-Poonamallee Road, Chennai within the limit of Avadi Municipality, now Avadi Corporation in the reference 3<sup>rd</sup> cited.

//pto//



2. In the reference 6<sup>th</sup> cited, 2<sup>nd</sup> partial Completion Certificate application received from M/s Hazel Realty Pvt. Ltd., for the construction of MSB Group Development of 3 Blocks; Block – C consisting of Combined Basement Floor + Stilt Floor + 14 floors residential building with 336 dwelling units, Block – D consisting of Combined Basement Floor + Ground Floor + 2 Floors Club House building Block – E (LIG) consisting of Stilt Floor + 13 Floors residential building with 165 dwelling at T.S.No.8/1, 9/2, 9/3, 9/5, 9/6, 9/7, 9/8 and 9/10, Block No.83, Ward-I, Avadi Municipality (Old S.nos.629/1B1, 1B2, 3, 4A, 5A, 5B1, 5B2, 6B1, 6B2, 6B3 & 631/1B of Paruthipattu Village, Avadi-Poonamallee Road, Chennai within the limit of Avadi Municipality, now Avadi Corporation, Chennai sanctioned in renewal of Planning Permission No. C/PP/MSB-IT/47 A to H/2015 in Letter No. EC/N-II/6479/2015 dated 14.10.2015 in Planning Permit No.9037 (Government Letter (Ms) No.66 H&UD (UD I) Dept., dt.15.03.2012). The building was inspected and observed that the building has been completed and satisfies the norms for issue of Completion Certificate approved by the Monitoring Committee.

3. Accordingly 2<sup>nd</sup> Partial Completion Certificate is issued for the above construction in C.C.No.EC/North-II /07/2021 dated 13-01-2021.

4. The 2<sup>nd</sup> partial Completion Certificate is issued in accordance with the Provisions of the Town & Country Planning Act, 1971 and the Rules made there under. This Provision does not cover the Structural Stability aspect of the building. As far as the Structural Stability aspect of the building is concerned, it falls within the jurisdiction of the Local Body concerned as stated in the connected Building Rules under the respective Local Body Act, 1920, such as Madras City Municipal Corporation Act, 1919, Tamil Nadu District Municipality Act, Tamil Nadu Panchayat Act. The Completion Certificate issued under Development Regulations 4(5) does not cover the Structural Stability aspect. It is the sole responsibility of the Applicant/Developer/ Power Agent and the Structural Engineers/Licensed Surveyor/Architects, who has signed in the Plan to ensure the safety after construction and also for its continued Structural Stability of the buildings.

Yours faithfully,

 13/1/2021  
for MEMBER-SECRETARY

Copy to:

1. M/s Hazel Realty Pvt. Ltd., (With a request to obtain consent to operate (CTO) as per applicable rules from TNPCB)
2. The Chairperson, TNRERA  
CMDA – Tower-II (1<sup>st</sup> Floor),  
No.1-A Gandhi-Irwin Bridge Road,  
Egmore, Chennai-8.
3. The Deputy Financial Analyst  
Finance Division, CMDA
4. The System Analyst, Computer Cell, CMDA, (to update Webpage)



# PROJECT -HAZEL

## BLOCK-B- ELEVATION



## **BLOCK-B- CORRIDOR**





## **BLOCK-C-Core-C- ELEVATION**



## **BLOCK-C-Core-C- CORRIDOR**





## **BLOCK-C-Core-D-ELEVATION**





## **BLOCK-C-Core-D-CORRIDOR**





## **BLOCK-C-Core-E-ELEVATION**



## **BLOCK-C-Core-E-CORRIDOR**





## **BLOCK-E(EWS)-Core-F-ELEVATION**





## **BLOCK- E(EWS)-Core-F-CORRIDOR**





## **BLOCK-C-Core-C,D,E ELEVATION**





## **BLOCK-C-Core-C,D,E Night View**





## **Block-D-CLUB-HOUSE FRONT SIDE**



## **Block-D-CLUB-HOUSE BACK SIDE**





## **Block-D-CLUB-HOUSE INSIDE**







## PROJECT-HAZEL-FRONT VIEW

