



File No: TNRERA/05826/2023

**TAMIL NADU REAL ESTATE REGULATORY AUTHORITY**  
**REGISTRATION CERTIFICATE OF PROJECT**  
**FORM 'C'**

[See rule 6(1)]

This registration is granted under section 5 of The Real Estate (Regulation and Development) Act, 2016 to the following project under project registration number

**TN/11/Building/309/2023, dated: 18.07.2023.**

**Project namely - "UTSAV HILLS"**

**Project Details & Address:**

Registration of Group Development Residential Building consists of 4 Blocks - Block A: Stilt Floor + 5 Floors with 25 Dwelling Units, Block B: Stilt Floor + 5 Floors with 30 Dwelling Units, Block C: Stilt Floor + 5 Floors with 30 Dwelling Units, Block D: Stilt Floor + 5 Floors with 30 Dwelling Units Totally 115 dwelling units at Survey Nos. 110/4B, 126/1B of Kurudampalayam Village, Coimbatore District. The Member Secretary / Joint Director (ic), DTCP, Coimbatore District issued Planning Permission in letter No. SWP/BPA/004942/2022, dated 06.04.2023. The President, Kurudampalayam Panchayat issued Building Permission in Lr RC No: 26/2023-2024/K.P, dated 20.04.2023.

**Applicant:**

**M/s. Sai UVR Properties Private Limited**

**Rep by its Director Thiru. J.Satheesh Kumar,**

F1, Sai Ratan, 183, Dharga Road,

Pallavaram,

Chennai - 600 043.

**Email - accounts@vgsaigroup.com**

2. This registration is granted subject to the following conditions, namely:-

- (i) The promoter shall enter into an agreement for sale and construction agreement with the allottees as provided in 'Annexure A' of Rule 9
- (ii) The promoter shall execute and register a conveyance deed and construction agreement in favour of the allottee or the association of the allottees, as the case may be, of the apartment or the common areas as per section 17 of the Act;
- (iii) The promoter shall deposit seventy percent of the amounts realized by the promoter in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (I) of sub-section (2) of section 4 of the Act;
- (iv) The registration shall be valid till **19.04.2028** unless renewed by the Real Estate Regulatory Authority in accordance with section 6 read with rule 7 of the Act;
- (v) The promoter shall comply with the provisions of the Act and the rules and regulations made there under;
- (vi) The promoter shall not contravene the provisions of any other law for the time being in force in the area where the project is being developed.
- (vii) The Registration is given based on the declaration given by you. The Registration of the Project does not amount to regularization of any violation of rules. If there is any violation/ deviation to the approved plan, it is the responsibility of the Promoter to get it regularized from the competent Authority and inform this Authority.

P.T.O

3. If the above mentioned conditions are not fulfilled by the promoter, the regulatory authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made there under.

**Project Bank Details:**

Bank Name & Branch : **Axis Bank Limited,**  
Saibaba Colony,  
Coimbatore – 641 011.

Account Number : **923020025854174**

Dated: 18.07.2023  
Place: Chennai-08.

ADVERTISEMENT IN ANY FORM  
SHOULD CONTAIN RERA  
REGISTRATION NUMBER AND  
WEBSITE ADDRESS OF THIS  
AUTHORITY ([www.rera.tn.gov.in](http://www.rera.tn.gov.in))

*S. S. Srinivasan*  
Signature and seal of the Authorized Officer  
Tamil Nadu Real Estate Regulatory Authority

*S.S.S*  
*18/7/23*

Additional Director  
(Operation),  
TNRERA, Chennai-8

