

भू-सम्पदा विनियामक प्राधिकरण
(REAL ESTATE REGULATORY AUTHORITY, BIHAR)

चौथा/छठा तल्ला, बिहार राज्य भवन निर्माण निगम लिमिटेड, मुख्यालय भवन, परिसर
शास्त्रीनगर, पटना-800023

सं०सं०-RERA/PRO.REG-49/2018/1621

पटना, दिनांक-.....2020

प्रेषक:-

02/11/2020

प्राधिकृत पदाधिकारी,
भू-सम्पदा विनियामक प्राधिकरण,
बिहार, पटना।

सेवा में,

Shri Alok Kumar,
Agrani Homes Pvt. Ltd,
15, Patliputra colony, Patna-800013
Email id- agranitds@gmail.com.

Subject:- Your request for granting of extension of time for the project Agrani Ashoka (Ongoing).

It is intimated that your registration of the project is valid till 31.01.2020.


As per the order dated 09.10.2020 of full bench of RERA, Bihar time extension for completion of the project has been allowed upto 30.04.2021.

But as per your form-B you have asked for extension of time upto 30th Sept. 2020.

In this regard, as per section 6 of RERA act, extension of time may be granted up to one year only.

The authority may consider the case of E.O.T. for more than one year only when more than 50% of the allottees give consent for this. In this circumstance, if the authority is Satisfied that reason of delay along with the consent of allottees for extension of time in the form of affidavit is genuine then it may grant E.O.T. for more than one year under section.7(3), 8 or 37 of RERA act.

Hence you are requested to complete the Project as ordered by full bench of RERA and submit the corrected form-B along with all other required documents mentioned for granting E.O.T. for the project above.


Authorized Signatory
RERA, Bihar

REAL ESTATE REGULATORY AUTHORITY, BIHAR

4TH /6TH FLOOR, BIHAR STATE BUILDING CONSTRUCTION CORPORATION LIMITED COMPLEX,
SHASTRI NAGAR PATNA - 800023

FORM 'F'

[See rule 6(4)]

CERTIFICATE FOR EXTENSION OF REGISTRATION OF PROJECT

This extension of registration is granted under section 6, to the following project:

Project registration number : BRERAP00011-5/49/R-160/2018
Project Name : Agrani Ashoka (Ongoing Project)
Project Address : Village- Chamari Chak, Ps- Shahpur, Dist- Patna, (Khesra No./Plot No 431, Khata No.- 35, Thana No 24, Mauza- Mainpur Shankar)
Sub division/District : Danapur, Dist - Patna.
Company Agrani Homes Pvt. Ltd. having its registered office at House No-15, Patliputra Colony, Patna-800013

1. This extension of registration is granted subject to the following conditions, namely:-

- (i) The promoter shall execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment, plot or building, as the case may be, or the common areas as per section 17;
- (ii) The promoter shall deposit seventy per cent. of the amounts realised 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 (l) of sub-section (2) of section 4;
- (iii) The registration shall be extended by a period of ~~01 year~~ ¹² months] and shall be valid until 31.01.2019 to 31.01.2020
- (iv) The promoter shall comply with the provisions of the Act and the rules and regulations made thereunder;
- (v) The promoter shall not contravene the provisions of any other law for the time being in force as applicable to the project;
- (vi) If the above mentioned conditions are not fulfilled by the promoter, the Authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made thereunder.

Dated: 14/2/2019

Place: Patna

Signature and seal of the Authorized Officer

Real Estate Regulatory Authority
REAL ESTATE REGULATORY AUTHORITY
6th Floor, B.S.B.C.C.L. Building
Shastri Nagar Patna



Memo NO-RERA/PRO-REG-49/2018./..203

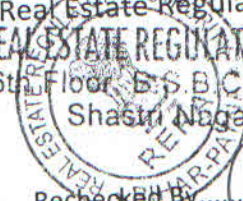
Dated 14-2-2019

Copy to: Chairman RERA/ Members RERA/ Agrani Homes Pvt. Ltd

Copy to: Branch Manager State bank Of India, S K Puri, Patna

[Handwritten Signature]
14/2/19

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority
REAL ESTATE REGULATORY AUTHORITY
6th Floor, S.S.B.C.L. Building
Shastri Nagar-Patna



Typed By Vijwal
14/02/19

Checked By [Signature]
14/2/2019

Rechecked By [Signature]
14/2/2019

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REAL ESTATE REGULATORY AUTHORITY, BIHAR

4TH /6TH FLOOR, BIHAR STATE BUILDING CONSTRUCTION CORPORATION LIMITED COMPLEX,
SHASTRI NAGAR PATNA - 800023

FORM 'C'

[See rule 5(1)]

REGISTRATION CERTIFICATE OF PROJECT

This registration is granted under section 5 of the Bihar Real Estate (Regulation & Development) Rules, 2017 to the following project :

Project registration number : BRERAP00011-5/49/R...L.S.D. /2018

Project Name : Agrani Ashoka (Ongoing Project)

Project Address : Village- Chamari Chak, Ps- Sahpur, District-Patna, (Khesra

No./Plot No.431, Khata No. 35, Thana No. 24, Mauza- Mainpur Shanakr),

Sub division/District : Danapur, Dist - Patna.

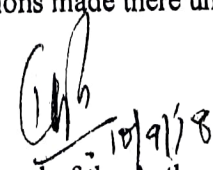
1. Company Agrani Homes Pvt. Ltd. having its registered office at House no-15, Patliputra Colony, Patna-800013

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

- a. The promoter shall enter into an agreement for sale with the allottee as prescribed by the State Government [Refer Rule 8, Annexure of Bihar Real Estate (Regulation And Development) Rules, 2017] ;
- b. The promoter shall execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment, plot or building, as the case may be, or the common areas as per section 17;
- c. The promoter shall deposit seventy per cent. of the amounts realized by the promoter in a separate account to be maintained in a schedule bank (State Bank Of India, Branch Name- S K Puri. Account No. 00000037807357065, IFSC Code : SBIN0003114,) 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;
- d. The registration shall be valid for a period of 00 years 05 Months commencing from 10/01/18 And ending with 2019/01/31 (Subject to extension of validity of map from Competent Authority) unless extended by the Authority in accordance with the Act and the rules made there under;
- e. The promoter shall comply with the provisions of the Act and the rules and regulations made there under; including quarterly report of the project.
- f. The promoter shall not contravene the provisions of any other law for the time being in force as applicable to the project.

3. If the above mentioned conditions are not fulfilled by the promoter, the 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.

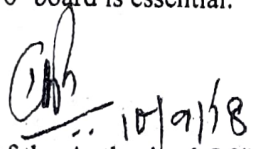
Dated: 10/01/18
Place: Patna


Signature and seal of the Authorized Officer
Real Estate Regulatory Authority



NOTE:

- 1) This registration is being granted based on the information and documents furnished by the Promoter and the Authority bears no responsibility for the authenticity of the same. In case the promoter submitted a false or invalid document or credential, it may lead to the cancellation of registration of the project by the Authority. Registration granted cannot be construed as evidence in respect of right, title or interest of the plot over which plan is approved.
- 2) With regard to the information or documents that are not provided by the concerned promoter, the Authority has ensured that written explanation or reason for the same has been submitted to the Authority and it would be put up on the website for public viewing.
- 3) The above registration is valid for a period of 02 Years as provided in 2d, subject to the condition that the promoter shall get their map validated for such period from the map sanctioning authority as required under Bihar Building Bye- laws and resubmit the same to the RERA , Bihar. Failure in submitting the validated map may lead to the cancellation of registration of the project by the authority.
- 4) Promoter shall ensure compliance to all Nocs and obtain Occupancy Permission from the Competent Authority as required under Bihar Building Bye Laws, 2014
- 5) Open Parking area comes in common area, and as such it cannot be sold.
- 6) At the project construction site, display of project details on a 6'x 6' board is essential.

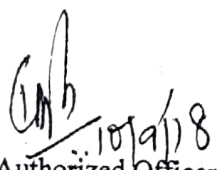

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

Memo NO-RERA/PRO-REG-49/2018..1.4.11

Dated1.4.2018

Copy to: Chairman RERA/ Members RERA/ Agrani Homes Pvt. Ltd.

Copy to: Branch Manager State Bank Of India, S K Puri, Patna.


Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

