



File No: TNRERA/PBF/0384/2024

**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/35/Building/0461/2024 dated 03.09.2024**

**Project Name: PROVIDENT BAYSCAPE**

**Project Details & Address:**

Registration for Stilt Floor + 18 Floors Residential Building with 676 dwelling units comprised in S.No. 299/1A1, 1B, 2A1, 2B1, 3B1, 3C1, 4B, 301/1A, 2A and 301/3A of Sattankuppam Village and S.No. 612B/2 of Padur Village, Kelambakkam Panchayat, Thiruporur Panchayat union, Vandalur Taluk, Chengalpattu District. The Assistant Director, T&CP issued planning permission SWP/B.P/M.L.P.A(CD-5) NO. 13/2024 in Letter No.SWP/BPA/007363/2023 dated 30/01/2024. The President, Kelambakkam Panchayat issued Building permission in Resolution No. 25 vide Letter No.12/2024-25 dated 05/07/2024 & The President, Padur First Grade Panchayat issued Building permission in Resolution No.208 vide Letter RC.No. 05/2024 dated 06/07/2024.

**Applicant:**

**1 PURAVANKARA LIMITED**

#33, Second Street, South Beach Avenue, MRC Nagar, RA Puram,  
Chennai,  
Chennai District - 600028

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

- I.The promoter shall enter into an agreement for sale 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 as per sub-clause (D) of clause (l) of sub-section (2) of section 4 of the Act;
- IV.The registration shall be valid till 05-08-2028 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 thereunder
- 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.This 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 violaton/deviation to the approved plan, it is the responsibility of the Promoter to get it regularized from the competent Authority and inform this Authority.
- VIII.All the common amenities and facilities shall be conveyed and allotted to the allotees/association of allottees.
- IX.The promoter has mortgaged the property in favour of M/s.Vistra ITCL India Pvt Ltd.

**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:**

1. Bank Name & Branch: **ICICI Bank, Commissariat Road, Bangalore Urban, Karnataka.**  
Account Number : **777705712024**

**Dated:**03.09.2024

**Place:** Chennai

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

Note: Advertisement in any form should contain TNRERA Registration Number and Website address of this Authority (<https://rera.tn.gov.in>)