



ODISHA REAL ESTATE REGULATORY AUTHORITY 371, VIVEKANANDA MARG, BHUBANESWAR

Form 'B'

(See Rule 5(1) of the Odisha Real Estate (Regulation and Development) Rules-2017)

REGISTRATION CERTIFICATE OF PROJECT

This registration is granted under section 5 of the Real Estate (Regulation and Development) Act, 2016, to the following project under **Project Registration Number- RP/19/2020/00397.**

"Vaishno Greens" (Residential, S+6 Multi-Storied, No. of Units-132) over Plot No.976, Khata No.567, Mouza-Ogalpada, Tahasil-Jatni, Dist. Khordha, Odisha.

1. **M/s. Trishakti Promoters & Builders Pvt. Ltd .**, having its registered office at Plot No.404, Sahid Nagar, Bhubaneswar-751007, Dist. Khordha, Odisha

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

- (i) The promoter shall enter into an agreement for sale with the allottees in such format as prescribed under Rule 8(1) of the Odisha Real Estate (Regulation & Development) Rules-2017 henceforth;
- (ii) The promoter shall execute a registered conveyance deed in favour of the allottee, along with the undivided proportionate title in the common areas to the association of allottees as provided in section, 17 of the Act.
- (iii) The promoter in case of new project shall deposit seventy per cent of the amounts realised by the promoter in a separate & project specific account to be maintained in a scheduled bank to cover the cost of construction and the land cost and to be used only for that purpose as per sub-clause (D) of clause (I) of sub-section (2) of Section 4. In case of ongoing project, 70% of the unspent balance as on date shall be deposited in a separate and project specific bank account and the proof of such deposit shall be submitted to the Authority within 30 days from the date issue of the Registration Certificate.

(iv) The promoter shall comply all the conditions imposed by the Competent Planning Authority in the building plan approval letter.

(v) The promoter shall not execute any agreement for sale or conveyance deed after 19.12.2022 without obtaining revalidated building plan approval or Occupancy Certificate from the Competent Planning Authority (B.D.A).

(vi) The promoter shall disclose to the allottees regarding bank finance of Rs.10.00 crore as reflected in the project estimate and consequential mortgaging of project land if any as and when availed.

(vii) The registration shall be valid for a period commencing from 04.11.2020 and ending with 30.12.2024 unless extended by the Authority in accordance with the Act and the rules made thereunder;

(viii) The promoter shall comply with the provisions of the Act and the rules and regulations made thereunder;

(ix) The promoter shall not contravene the provisions of any other law for the time being in force as applicable to the project.

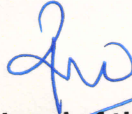
210
04.11.2020

(Contn P/2)



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 thereunder.

Dated: 04-11-2020,
Place: Bhubaneswar.


04.11.2020
Signature and seal of the Authorised Officer
Odisha Real Estate Regulatory Authority
Secretary
Odisha Real Estate Regulatory Authority

