

MahaRERA Application

General Information

Information Type Other Than Individual

Organization

Name S AND T DEVELOPERS
Organization Type Partnership Description For Other Type Organization NA
Do you have any Past Experience ? Yes

Address Details

Block Number Office No 301 Building Name Shrikant Chambers
Street Name Sion-Panvel Highway Locality Chembur
Land mark Next to R.K. Studios State/UT MAHARASHTRA
Division Konkan District Mumbai Suburban
Taluka Kurla Village Chembur
Pin Code 400071

Organization Contact Details

Office Number 09820037685
Website URL www.sandtbuilders.com

Past Experience Details

Sr.No.	Project Name	Type of Project	Others	Land Area(In Sq mtrs)	Address	CTS Number	Number of Buildings/Plot	Number of Apartments	Original Proposed Date of Completion	Actual Date of Completion
1	Rosalia Apartments	Residential	NA	724.5	Andheri West	481	1	29	2020-07-30	2023-06-30

Member Information

Member Name	Designation	Photo
Trilochan Kumar	Partner	View Photo

Project

Project Name (Mention as per Sanctioned Plan) Serenity Heights Project Status New Project

Proposed Date of Completion 31/12/2027

Litigations related to the project ? Yes

Project Type Residential

Are there any Promoter(Land Owner/ Investor) (as defined by MahaRERA Order) in the project ? Yes

File/reference no. of planning authority

Sr No	Ward	Plot/CTS/Survey Number	File/Reference Number
1	M/E Ward	186/A/2, 506/A/1 and 506/A/4	P-19683/2023/(186/A/2 And Other)/M/E Ward/WADHAVALI

Plot Bearing No / CTS no / Survey Number/Final Plot no. 186/A/2, 506/A/1 and 506/A/4

Boundaries East Plot No 506A 3 2B

Boundaries West Sai Dham Marg

Boundaries North Plot No 189 and CG Road

Boundaries South Partly by Plot No 186 A 1

State/UT MAHARASHTRA

Division Konkan

District Mumbai Suburban

Taluka Kurla

Village Chembur

Street CG Road

Locality Near Cubic Mall

Pin Code 400074

Total Plot/Project area (sqmts) 1295.30

Total Number of Proposed Building/Wings (In the Layout/Plot) 1

Number of Sanctioned Building out of Above Proposed Count Applied for this Registration 1

Proposed But Not Sanctioned Buildings Count 0

Total Recreational Open Space as Per Sanctioned Plan 162.76

FSI Details

Sanctioned FSI of the project applied for registration (Sanctioned Built-up Area) 0

Built-up-Area as per Proposed FSI (In sqmts) (Proposed but not sanctioned) (As soon as approved, should be immediately updated in Approved FSI) 3919.65

Permissible Total FSI of Plot (Permissible Built-up Area) 3919.65

Details of RERA Designated Separate Bank Account

Bank Name State Bank Of India

IFSC Code SBIN0070665

Promoter(Land Owner/ Investor) Details

Project Name	Promoter Name	Promoter(Land Owner/ Investor)	Type of Agreement/	VIEW	Status
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		Type	Arrangement																			
Serenity Heights	Arun Papatlal Chavda	Individual	Area Share	View Details	Active																	
		<table border="1"> <thead> <tr> <th>Sr No.</th> <th>Document Name</th> <th>View</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Upload Agreement / MoU Copy</td> <td>View Download</td> </tr> <tr> <td>2</td> <td>Upload Agreement / MoU Copy</td> <td>View Download</td> </tr> <tr> <td>3</td> <td>Upload Agreement / MoU Copy</td> <td>View Download</td> </tr> <tr> <td>4</td> <td>Upload Agreement / MoU Copy</td> <td>View Download</td> </tr> <tr> <td>5</td> <td>Declaration in Form B</td> <td>View Download</td> </tr> </tbody> </table>	Sr No.	Document Name	View	1	Upload Agreement / MoU Copy	View Download	2	Upload Agreement / MoU Copy	View Download	3	Upload Agreement / MoU Copy	View Download	4	Upload Agreement / MoU Copy	View Download	5	Declaration in Form B	View Download		
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Project Details

Name	Proposed	Booked	WorkDone(In %)
Number of Garages (In Numbers)	0	0	0
Covered Parking (In Numbers)	73	0	0

Development Work

Common areas And Facilities, Amenities	Available	Percent	Details
Internal Roads & Footpaths :	NO	0	NA
Water Conservation, Rain water Harvesting :	YES	0	AS PER APPROVAL
Energy management :	NO	0	NA
Fire Protection And Fire Safety Requirements :	YES	0	AS PER APPROVAL
Electrical Meter Room, Sub-Station, Receiving Station :	YES	0	AS PER APPROVAL
Aggregate area of recreational Open Space :	YES	0	AS PER APPROVAL
Open Parking :	NO	0	NA
Water Supply :	YES	0	CONNECTION FROM BMC
Sewerage (Chamber, Lines, Septic Tank , STP) :	YES	0	AS PER APPROVAL
Storm Water Drains :	YES	0	AS PER APPROVAL
Landscaping & Tree Planting :	YES	0	AS PER APPROVAL
Street Lighting :	NO	0	NA
Community Buildings :	NO	0	NA
Treatment And Disposal Of Sewage And Sullage Water :	NO	0	NA
Solid Waste Management And Disposal :	YES	0	AS PER APPROVAL

Building Details

Sr.No.	Project Name	Name (Also mention identification of building/wing/other as per approved plan)	Proposed Date of Completion	Number of Basement's	Number of Plinth	Number of Podium's	Number of Sanctioned Floors	Number of Stilts	Total no. of open Parking as per Sanctioned Plan (4-wheeler+2-	Number of Closed Parking
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Serenity Heights	Bombay High Court	S/427/2015	Civil	No	Suit	NA	2015	Pending	NA
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Uploaded Documents

Document Name	Uploaded Document
1 Copy of the legal title report	View Download
1 a Details of encumbrances concerned to Finance	View Download
2 a Details of encumbrances concerned to Finance	View Download
1 b Details of encumbrances concerned to Legal	View Download
2 b Details of encumbrances concerned to Legal	View Download
1 Copy of Layout Approval (in case of layout)	View Download
1 Building Plan Approval / NA Order for plotted development	View Download
1 Commencement Certificates / NA Order for plotted development	View Download
1 Declaration about Commencement Certificate	View Download
1 Declaration in FORM B	View Download
1 Architect's Certificate of Percentage of Completion of Work (Form 1)	View Download
1 Engineer's Certificate on Cost Incurred on Project (Form 2)	View Download
1 Engineers Certificate on Quality Assurance (Form 2A FY 2019-20)	Not Uploaded
1 Engineers Certificate on Quality Assurance (Form 2A FY 2020-21)	Not Uploaded
1 Engineers Certificate on Quality Assurance (Form 2A FY 2021-22)	Not Uploaded
1 Engineers Certificate on Quality Assurance (Form 2A FY 2022-23)	Not Uploaded
1 Engineers Certificate on Quality Assurance (Form 2A FY 2023-24)	Not Uploaded
1 Disclosure of sold/ booked inventory	Not Uploaded
1 CERSAI details	View Download
1 Disclosure of Interest in Other Real Estate Organizations	View Download
2 Disclosure of Interest in Other Real Estate Organizations	View Download
1 Annual Audit Report of Statutory CA (Form 5) (FY 2017-18)	Not Uploaded
1 Annual Audit Report of Statutory CA (Form 5) (FY 2018-19)	Not Uploaded
1 Annual Audit Report of Statutory CA (Form 5) (FY 2019-20)	Not Uploaded
1 Annual Audit Report of Statutory CA (Form 5) (FY 2020-21)	Not Uploaded
1 Annual Audit Report of Statutory CA (Form 5) (FY 2022-23)	Not Uploaded
1 Annual Audit Report of Statutory CA (Form 5) (FY 2021-22)	Not Uploaded
1 Annual Audit Report of Statutory CA (Form 5) (FY 2023-24)	Not Uploaded
1 Proforma of Agreement for sale	View Download
1 Proforma of Allotment letter	View Download

1 Occupancy Certificate/ Completion Certificate/ Architect's certificate of completion for plotted development	Not Uploaded
1 Status of Formation of Legal Entity (Society/Co Op etc.)	Not Uploaded
1 Status of Conveyance	Not Uploaded
1 Foreclosure of the Project	Not Uploaded
1 Deviation Report with respect to Allotment letter	View Download
1 Deviation Report with respect to model copy of Agreement	View Download
1 Other – Legal	View Download
2 Other – Legal	View Download
1 Other – Finance	Not Uploaded
1 Other – Technical	View Download