

**The details pertaining to the Online Application for Extension of Registration of Project are submitted for kind perusal in the following checklist:**

A.	Project Name	Unique Sapphire
B.	Promoter Name	Royal Living Homes Pvt Ltd
C.	Project Registration No.	RAJ/P/2017/215
D.	Project Type	Group Housing
E.	Project Registration valid till (as per Registration Certificate)	<b>31-07-2019</b>
F.	Project Registration valid till (as per 1 <sup>st</sup> Extension Certificate)	<b>30-06-2020</b> (11 Months)
G.	Project Registration valid till (as per 2 <sup>nd</sup> Extension Certificate)	<b>30-06-2021</b> (Due to Corona Pandemic)
H.	Extension Application No.	RAJ-RERA-APP-PE-2021-553 (30-06-2021)
I.	<b>Extension sought till</b>	<b>31-07-2021</b> (1 Month)
<b>Sr.No.</b>	<b>Document description</b>	<b>Remarks</b>
1.	First Approval Date of Building Plan	08-01-2014
2.	Permission/Approval of Building Plan Valid Till	30-06-2020 (As per point no. 1 of revised approval letter dated 30.01.2018)
3.	Reason for Extension	Other than force majeure
4.	Explanatory Note regarding the stage of development works in the project and reasons for not completing the development works by the estimated finish date	Partial Completion of this project already uploaded i.e Block 1 & Block 2 is completed in all respect. Due to Covid19 Pandemic & Recession in all industries especially in Real estate Sector.
5.	a) Land Cost as per online form	₹ 35,47,00,000.00
	b) Development Cost as per online form	₹ 50,44,00,000.00
6.	Form R-1 (25-06-2021)	
7.	Form R-2 (25-06-2021)	Percentage on Cost Incurred on Construction - 66.05%
8.	Form R-3 (24-06-2021)	Percentage of Cost Incurred on Land – 72.68% Percentage of Cost Incurred on Development - 70.21%
9.	Total Fee paid for Extension – ₹ 75,000.00	Verified by Accountant via comments at para 12/N & 22/N

In the said case promoter has uploaded the completion certificate of Building Block A & D issued by Empanelled Ar. Shyam Thakkar (CA/2005/35803) dated 25.06.2021 and also uploaded the Phase plan of the project accordingly. Thus, the fee deposited by the promoter in the said case is on the phase area 5000.00 sq.mt. in accordance of the Authority's order dated 17.03.2021, because remaining development area of the project is 1895.73 sq.mt.

Therefore, file is submitted for kind perusal and decision regarding **Extension of Registration of Project upto 31-07-2021.**



**(Rishabh Sharma)**  
**AR (P)**