

FORM-A

[See rule 3(2)]

APPLICATION FOR REGISTRATION OF PROJECT

To
The Real Estate Regulatory Authority
Rajasthan, JAIPUR



Sir,

I/We hereby apply for the grant of registration of my/our project **"SHREE VIHAR"** Situated at Araj
No. 281/1, 282/1, 284, 300/2, 300, 920/285, 922/297, 926/299 Village- Sawroopganj, Teh.
Hamirgarh, District- Bhilwara, Rajasthan.

(i) Status of the applicant, whether individual/company/proprietorship firm/society/trust/ limited
liability partnership/competent authority: **Individual**

(ii) (In case of individual)

- (a) Name: **NEELAM KABRA**
- (b) Husband's Name: **Dilip Kabra**
- (c) Occupation: **BUSINESS**
- (d) Permanent address: **H-11, Mahesh Colony, Seva Sadan Road, Bhilwara, Rajasthan**
- (e) Photograph: **Attached**
- (f) PAN Number of the promoter: **AIRPK1002F**

(iii) Name, Photograph, Address, KYC Details of Other Promoter

Details of other promoters	Photograph
OM PRAKASH SHISODIYA HUF C/o SAJJEN SINGH SHISODIYA, 1-A-15, HOUSING BOARD OLD, SHASTRI NAGAR BHILWARA (Adhar Number xxxx xxxx 2456) (PAN Number AAAHO6XXXX)	

Om Prakash Shisodiya
Neelam Kabra

Om Prakash

SATISH TAPARIA HUF
C/o Ram Jeevan Taparia, 82, Kishore nagar
extc. Scheme, Rajnagar, Rajsamand
(Adhar Number xxxx xxxx 7482)
(PAN Number AAGHS5XXXX)



Satish Taparia

NIDHI JAIN
C/o OM PRAKASH SHISODIYA, 1-A-15, OLD
HOUSING BOARD, NEAR INCOME TAX OFFICE,
SHASTRI NAGAR BHILWARA
(Adhar Number xxxx xxxx 2756)
(PAN Number AVGPJ3XXXX)



Nidhi Jain

PUSHPA TAPARIA
C/o SATISH TAPARIA, 82, Kishore nagar extc.
Scheme, Rajnagar, Rajsamand
(Adhar Number xxxx xxxx 7588)
(PAN Number AAKPT6XXXX)



Pushpa Taparia

Neelam. Keshav

RATAN DEVI

C/o RAMRAY KABRA, H-11, MAHESH COLONY-
SEWA SADAN ROAD, BHILWARA
(Adhar Number xxxx xxxx 2197)
(PAN Number (AMUPDOXXXX))



28/12/2021

(iv) Name and address of the bank or banker with which account in terms of sub-clause (D) of clause (1) of sub-section (2) of section 4 of the Real Estate (Regulation and Development) Act, 2016 will be maintained:

Bank Name – **CENTRAL BANK OF INDIA**

Branch Name – **Textile Market BRANCH - BHILWARA**

IFSC code - **CBIN0285120**

Bank A/c Number - **5903052469**

Bank Address- **OLD RTO ROAD, GHANDHI NAGAR, BHILWARA, RAJASTHAN - 311001**

(v) Details of project land: Arajji No. 281/1, 282/1, 284, 300/2, 300, 920/285, 922/297, 926/299
Village- Sawroopganj, Teh. Hamirgarh, District- Bhilwara, Rajasthan is a new project
Total Area: **15769.00 square meters**

(vi) Brief details of the projects launched by the promoter in the last five years, whether already completed or being developed, as the case may be, including the current status of the said projects, any delay in its completion, details of cases pending related to project land, details of type of land and payments pending etc. **NA**

(vii) Agency to take up external development works..... Local Authority/Self Development:

(viii) Registration fee for an amount of Rs. **157,690/-** /- paid through online payment..... (give details of online payment such as transaction number, date etc.)
Transaction No. RERA-TRANS-268 dated 17-12-2025

(ix) Any other information the applicant may like to furnish.

1. I/we enclose the following documents in triplicate, namely :-
2. (i) Authenticated copy of the PAN card of the promoter: **Attached**
(ii) Audited balance sheet of the promoter for the preceding financial year: **NA**

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- (iii) Copy of the legal title deed reflecting the title of the promoter to the land on which the real estate project is proposed to be developed along with legally valid documents for chain of title with authentication of such title: **Attached**
- (iv) The details of encumbrances on the land on which development is proposed including any rights, title, interest or name of any party in or over such land along with details: **NA**
- (v) Where the promoter is not the owner of the land on which development is proposed details of the consent of the owner of the land along with a copy of the collaboration agreement, development agreement, joint development agreement or any other agreement, as the case may be, duly executed, entered into between the promoter and such owner and copies of title and other documents reflecting the title of such owner on the land proposed to be developed: **N.A**
- (vi) An authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority obtained in accordance with the laws as may be applicable for the real estate project mentioned in the application, and where the project is proposed to be developed in phases, an authenticated copy of the approvals and commencement certificate (wherever required under local law) from the competent authority for each of such phases:
- (vii) The Sanctioned Plan, Layout plan and Specifications of the proposed project or the phase thereof, and the whole project as sanctioned by the competent authority: **Attached**
- (viii) The plan of development works to be executed in the proposed project and the proposed facilities to be provided thereof including fire-fighting facilities, drinking water facilities (wherever applicable) emergency evacuation services, use of renewable energy: **Attached**
- (ix) The location details of the project, with clear demarcation of land dedicated for the project along with its boundaries including the latitude and longitude of the end points of the project: **Attached**
- (x) Performa of the allotment letter, agreement for sale, and the conveyance deed proposed to be executed with the allottees: **Attached**
- (xi) The number, type and the carpet area of apartments for sale in the project along with the area of the exclusive Balcony or Verandah areas and the exclusive open terrace areas with the apartment, if any:
- (xii) The number and areas of garage for sale in the project:
- (xiii) The number of parking areas in each type of parking such as open, basement, stilt, mechanical parking etc. available in the real estate project:
- (xiv) The names and addresses of his real estate agents, if any, for the proposed project
- (xv) The names and addresses of the contractors, architect, structural engineer, if any and other persons concerned with the development of the proposed project:
- (xvi) A declaration in Form-B. **Attached**

(Note: If any of the above items is not applicable write "N.A." against the appropriate items)

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3. I/We enclose the following additional documents and information regarding ongoing projects, as required under rule 4 of the Rajasthan Real Estate (Regulation and Development) Rules, 2017 and other provisions of the Act, rules and regulations made there under, namely:-

(i)

(ii)

(iii)

3. I/We solemnly affirm and declare that the particulars given in herein are correct to my /our knowledge and belief.

Neelesh Keshri

Yours faithfully
Signature and seal of the applicant(s)

Date:

Place: Bhilwara