



DIPAK K. PHALAK

LICENCED ENGINEER, VALUAR
LIC NO. STATE/R/2024/APL/10538

BEHIND NAVSHAKTI FACTORY
VANJOLA ROAD, BHUSAWAL Mob. 93269 51888

FORM 1
ARCHITECT'S CERTIFICATE

To,
Rahul Raka ,
Raka Constructions,
Bhusawal

Date: 31/12/2025

Subject: Certificate of Percentage of Completion of Construction Work of **CASA DE ROYALE** in P.No. 88+89 in S.No. 196/2B/1To7 at Bhusawal having [MahaRERA No. **P49900078963**] being developed by **Raka Constructions**.

Sir,

We, Dipak Krishna Phalak have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of **CASA DE ROYALE** having [MahaRERA No. **P49900078963**] being developed by **Raka Constructions**.

Based on Site Inspection, with respect to each of the Building/ Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the Building/ Wing of the Real Estate Project as registered vide number under MahaRERA is as per table A here in below. The percentage of the work done executed with respect to each of the activity of the entire phase is in Table B.



Table A

Building /Wing Number

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	66%
2	Basements	N/A
3	Podiums	N/A
4	Plinth	0%
5	Stilt Floor	N/A
6	Slabs of Super Structure	66%
7	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	30%
8	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	30%
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	30%
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0%

TABLE-B

Internal & External Development Works in Respect of the entire Registered Phase

Sr. No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1	Internal Road & Footpath	NO	N/A	-
2	Water supply	YES	0%	-
3	Sewerage (Chamber, Lines, Septic tank, etc.)	YES	0%	-
4	Storm water drains	YES	0%	-
5	Landscaping and tree planting	YES	0%	-
6	Street lighting	YES	0%	-
7	Community buildings	NO	N/A	-



8	Treatment and disposal of sewage and sullage water	NO	N/A	-
9	Solid waste Management and disposal	NO	N/A	-
10	Water Conservation, rain water harvesting	YES	0%	-
11	Energy management	NO	N/A	-
12	Fire protection and fire safety requirements	NO	N/A	-
13	Electrical meter room, substation, receiving station	YES	0%	-
14	Aggregate area of recreational open space	NO	N/A	-
15	Open parking	NO	N/A	-

Yours Faithfully,

Name:

Date: 31st December, 2025.

Regn. No:



Dipak K. Phalak
Dipak K. Phalak
 Lic Engineer Valuer
 MHR Council 81/95 T P Jaigaon 10/2014
 Behind Navashakti Factory
 Vanjola Road, Bhusawal
 M.No. 9326951888

Agreed & Accepted by –

Promoter Name:

Date: