



DIPAK K. PHALAK

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

BEHIND NAVSHAKTI FACTORY
VANJOLA ROAD, BHUSAWAL Mob. 93269 51888

Annexure A

FORM 1

[see Regulation 3]

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

Date: 05/05/2026

To,

RAKA CONSTRUCTIONS

JALGAON, MAHARASHTRA, 425201

Subject : Certificate of percentage of Work of completion of construction work of **CASA DE ROYALE** having MahaRERA Registration Number **P49900078963** (Only Applicable after project Registration) being developed by **RAKA CONSTRUCTIONS**

Sir,

I/We **DIPAK PHALAK** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of completion of Construction Work of **CASA DE ROYALE** having MahaRERA Registration Number **P49900078963** (Only Applicable after project Registration, being developed by **RAKA CONSTRUCTIONS**)

Based on Site Inspection, with respect to Layout / 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 under MahaRERA is as per Table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B.

Table A

Layout/Building/Wing Number: Row House/NA

Sr. No.	Tasks/Activity	Percentage of Actual Work Done (As on date of the Certificate)
(1)	(2)	(3)
1	Excavation	100.00
2	Basements (if any)	0.00
3	Podiums (if any)	0.00
4	Plinth,	100.00
5	Stilt Floor	0.00
6	Slabs of Super Structure	66.00
7	Internal walls, Internal plaster, Floorings, Floors and windows within Flats/Premises	25.00
8	Sanitary Fitting within the Flat/Premises	0.00

Law

Sr. No.	Tasks/Activity	Percentage of Actual Work Done (As on date of the Certificate)
9	Staircases, lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	0.00
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/wing.	0.00
11	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specifications in agreement of Sale. Any other activities.	0.00

Law



Table B - Common Areas (Internal and External Development Works) in respect of Registered Phase / Project Number)

Sr.No	Common areas and facilities	Is Available (Yes / No)	Percentage of Actual Work Done (As on date of the Certificate)	Details
(1)	(2)	(3)	(4)	(5)
1	Internal Roads & Footpaths	Yes	0.00	To be completed with project
2	Water Supply	Yes	0.00	To be completed with project
3	Sewerage (Chamber, Lines, Septic Tank , STP)	Yes	0.00	To be completed with project
4	Storm Water Drains	Yes	0.00	To be completed with project
5	Landscaping & Tree Planting	Yes	0.00	To be completed with project
6	Street Lighting	Yes	0.00	To be completed with project
7	Community Buildings	No	0.00	NA
8	Treatment And Disposal Of Sewage And Sullage Water	No	0.00	NA
9	Solid Waste Management And Disposal	No	0.00	NA
10	Water conservation /Rain water harvesting	Yes	0.00	To be completed with project
11	Energy management	No	0.00	NA
12	Fire protection and fire safety requirements	No	0.00	NA
13	Electrical meter room, sub-station, receiving station	Yes	0.00	To be completed with project
14	Aggregate area of recreational Open Space	No	0.00	NA
15	Open Parking	No	0.00	NA

Yours Faithfully




DIPAK PHALAK

Signature & Name (IN BLOCK LETTERS) of L.S/ Architect
(License No: STATE/R/2024/APL/10538)

Date of Certificate:

Agreed and accepted by:

Signature of Promoter

Name: Raka Constructions

Date: