Date : 31-12-2021

ARCHITECT'S CERTIFICATE

To,

Luxora Infrastructures Pvt. Ltd.
Unit No 150, Avior Corporate Park,
Nirmal Galaxy, L.B.S. Road,
Mulund (West), Mumbai – 400080

Site Address: On the Plot bearing Khasra Nos- 48/2, 50, 51, 56/2, 63/1, 63/2, 64/1, 64/2, 65/1, 65/2, 65/4, 65/5, 66/1, 66/2, 68, 69, 70, 71, 73/1, 73/2, 74, 75/1, 75/3, 75/4, 76, 77, 78, 79, 80/1, 80/2, 80/3, 81/1, 81/2, 81-2/1, 81-2/2, 81-2/3, 81-2/4, 81-2/5, 81-2/6, 82, 83, 84/1, 84/2, 85/1, 85/2, 85/3, 86-A, 86-B/1/1 & 86-B/1/2, 86-B/2, 87, 88-1, 2, 3, 4, 90/1, 90/2, 91, 92, 93, 94, 95/A, 95/B, 96/1, 96/2, 96/3, 96/4, 97/1, 97/2, 97/3, 98, 99/1, 99/2, 100/2, 101/1, 101/2, 102, 103, 104/1, 104/2, 104/3, 105/1, 105/2, 106/1, 106/2, 107, 108/1, 108/2, 108/3, 109/3, 110/1(110/4 new), 110/2(110/5 new), Demarcated by boundaries- Part of **Pora river** on the north, **Khasra nos. 46, 47, 52, 55, 57 and others** on the south, **Pipla – Kharsoli road** on the East, **Ghogli village boundary** on the west, Village Pipla, Tahsil- **Nagpur(Rural.)**, District- **Nagpur- 440034, admeasuring 11,60,000 Sq.Mtr.** area.

Developed By : **Luxora Infrastructures Pvt. Ltd.**
Reference : **MahaRERA Registration Number P50500018570**

Subject : **Certificate of Percentage Completion** of development work of **Plotting project, 'Springfield-03'** of the Project **Ensaara Metropark** which is **part of 3rd Phase. (RERA No.- P50500018570)**

Sir,

I/we **STUDIO ELEVEN** have undertaken assignment as an Architect/Licensed surveyor of certifying percentage of completion of development work of the **Plotting project – 'Springfield-03 '** of **Ensaara Metropark** which is part of **Third Phase** of the project situated on plot bearing Khasra Nos- 48/2, 50, 51, 56/2, 63/1, 63/2, 64/1, 64/2, 65/1, 65/2, 65/4, 65/5, 66/1, 66/2, 68, 69, 70, 71, 73/1, 73/2, 74, 75/1, 75/3, 75/4, 76, 77, 78, 79, 80/1, 80/2, 80/3, 81/1, 81/2, 81-2/1, 81-2/2, 81-2/3, 81-2/4, 81-2/5, 81-2/6, 82, 83, 84/1, 84/2, 85/1, 85/2, 85/3, 86-A, 86-B/1/1 & 86-B/1/2, 86-B/2, 87, 88-1, 2, 3, 4, 90/1, 90/2, 91, 92, 93, 94, 95/A, 95/B, 96/1, 96/2, 96/3, 96/4, 97/1, 97/2, 97/3, 98, 99/1, 99/2, 100/2, 101/1, 101/2, 102, 103, 104/1, 104/2, 104/3, 105/1, 105/2, 106/1, 106/2, 107, 108/1, 108/2, 108/3, 109/3, 110/1(110/4 new), 110/2(110/5 new), Part of **Pora river** on the north, **Khasra nos. 46, 47, 52, 55, 57 and others** on the south, **Pipla – Kharsoli road** on the East, **Ghogli village boundary** on the west, Village Pipla, Tahsil- **Nagpur(Rural.)**, District- **Nagpur- 440034,** being developed by **Luxora Infrastructures Pvt. Ltd.**

1. Following technical professionals are appointed by **Luxora Infrastructures Pvt. Ltd.**

(i) **M/s. Studio Eleven as an Architect;**

(ii) **M/s. GIVPL as infrastructure contractor,**

2. Based on site inspection, with respect of development of the aforesaid Real estate Project, I/we certify that as on the date of this certificate, the percentage of work done for common areas and facilities of Real Estate Project '**Springfield-03**' are registered vide **P50500018570** under MahaRERA is as per Table herein below. This is apportioned percentage towards total infrastructure work in the township.

INTERNAL & EXTERNAL DEVELOPMENT IN RESPECT OF PLOTTING PROJECT 'SPRINGFIELD-03' PERCENTAGE COMPLETION OF COMMON AREAS AND FACILITIES AS ON DEC-2021

Sr.No.	Description	%age of Work Done
1	Internal Road & footpath	58.45%
2	Water Supply	23.84%
3	Sewerage (Sewer lines and Chanbers)	93.45%
4	Strom Water Drain	84.47%
5	Land Scape & Tree Planting	86.79%
6	Street Light	0.00%
7	Community Building (Including Interior Work)	0.00%
8	Treatment and disposal of sewage and sullage water	0.00%
9	Solid waste management and disposal	N.A.
10	Water conservation, rain water harvesting	0.00
11	Energy management	N.A.
12	Fire protection and fire safety requirements	N.A.
13	Electrical meter room, substation, receiving station	41.83%

Thanking You,
Your's Sincerely,
For **STUDIO ELEVEN**

Ar. Sachin K. Kukade
Regd. Architect
CA/2007/39385
NIT-2307
NMC/R-483

Architect SACHIN KUKADE