

FORM 1
[see Regulation 3]
ARCHITECT'S CERTIFICATE

Date: 01/07/2024

To,

MANOJ LAXMIKANT ITKELWAR

RAJU LAXMIKANT ITKELWAR

2nd Floor, NKY Tower,

Ajni Square, Wardha Road,

Nagpur, Maharashtra - 440015 (MH)

Subject: Certificate of Percentage of Completion of Construction Work of **Laxmi Narayan Park** having MahaRERA Registration no. **(Not Allotted Yet)** being developed by **MANOJ LAXMIKANT ITKELWAR and RAJU LAXMIKANT ITKELWAR.**

Sir,

I/We **Architect Chandrashekhar Giripunje** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of **Laxmi Narayan Park** having MahaRERA Registration no. **(Not Allotted Yet)** being developed by **MANOJ LAXMIKANT ITKELWAR and RAJU LAXMIKANT ITKELWAR.**

Based on Site Inspection, with respect to the building 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 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.

WING A

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0%
2	Basements (if any)	NA
3	Podiums (if any)	NA
4	Plinth	0%
5	Stilt Floor	NA
6	Slabs of Super Structure	0%
7	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flat/Premises	0%
8	Sanitary Fittings within the Flat/Premises	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks	0%
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
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%

WING B

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0%
2	Basements (if any)	NA
3	Podiums (if any)	NA
4	Plinth	0%
5	Stilt Floor	NA
6	Slabs of Super Structure	0%
7	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flat/Premises	0%
8	Sanitary Fittings within the Flat/Premises	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks	0%
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
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%

WING C

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0%
2	Basements (if any)	NA
3	Podiums (if any)	NA
4	Plinth	0%
5	Stilt Floor	NA
6	Slabs of Super Structure	0%
7	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flat/Premises	0%
8	Sanitary Fittings within the Flat/Premises	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks	0%
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
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%

WING D

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0%
2	Basements (if any)	NA
3	Podiums (if any)	NA
4	Plinth	0%
5	Stilt Floor	NA
6	Slabs of Super Structure	0%
7	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flat/Premises	0%
8	Sanitary Fittings within the Flat/Premises	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks	0%
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
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%

WING E

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0%
2	Basements (if any)	NA
3	Podiums (if any)	NA
4	Plinth	0%
5	Stilt Floor	NA
6	Slabs of Super Structure	0%
7	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flat/Premises	0%
8	Sanitary Fittings within the Flat/Premises	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks	0%
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
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%

TABLE-B
Common Areas (Internal & External Development Works) in Respect of
the entire Registered Phase / Project Number

S.No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Actual Work done (As on date of the certificate)	Details
1	Internal Roads & Footpaths	Yes	0%	As Per Sanctioned Plan
2.	Water Supply	Yes	0%	As Per Sanctioned Plan
3.	Sewerage (chamber, lines, Septic Tank, STP)	Yes	0%	As Per Sanctioned Plan
4.	Storm Water Drains	Yes	0%	As Per Sanctioned Plan
5.	Landscaping & Tree Planting	Yes	0%	As Per Sanctioned Plan
6.	Street Lighting	Yes	0%	As Per Sanctioned Plan
7.	Community Buildings	No	0	NA
8.	Treatment and disposal of sewage and sullage water	No	0	NA
9.	Solid Waste management & Disposal	No	0	NA
10.	Water conservation/ Rain water harvesting	Yes	0%	As Per Sanctioned

				Plan
11.	Energy Management	No	0	NA
12.	Fire Protection and fire safety Requirement	No	0	NA
13.	Electrical meter room, sub-station, receiving station	Yes	0%	As Per Sanctioned Plan

Architect Chandrashekhar Giripunje

Name of Architect & Signature

Agreed and Accepted by:



MANOJ LAXMIKANT ITKELWAR
(Proprietor and Authorised Signatory)

Date:- 01/07/2024

ARCHITECT
C.D. Giripunje
C.D. No. 127832
N.I.T. No. 1321
N.M.C. No. R-198



RAJU LAXMIKANT ITKELWAR
(Proprietor and Authorised Signatory)