PAWAN RAVIPRASAD GUPTA

CONSULTING CIVIL ENGINEER
PLANNERS, BUILDERS AND DEVELOPERS
LICENCE. NO. N.I.T. -1969, N.M.C.-380,N.M.R.D.A- 39
(STATE/R/2022/APL/00265)

OFF. : - SHOP NO.115 SECOND FLOOR SHRI SHYAM TOWER SADAR NAGPUR -440001. M- 9923432949

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)
For the **January to March 2026**

Date: 15/04/2026

To,
Shayona Valley
001, 3rd Floor, Aman's Serenity,
Near SBI Bank,
Chhaoni Road,
Nagpur 440013.

Subject: Certificate of Percentage of Completion of Construction Work of the Project "Shayona Valley 2" [MahaRera Registration Number- P50500079174] bearing Khasra Nnumber 196(Part), 197(Part) and 198 being developed by **Shayona Valley (Through Partner/Member Mr. Haris Niyaz Ali)**

Sir,
I/We **Pawan Gupta** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of the project **Shayona Valley 2** having admeasuring 2.89 Hectares, having net plottable area admeasuring 14281.94 sq mtr developed by **Shayona Valley (Through Partner/ Member Mr. Haris Niyaz Ali)**

Based on Site Inspection, with respect to each of the Plot of Layout for the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for the Layout of the Real Estate Project as registered vide number **P50500079174** 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 the Table B.

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Table A

Building /Wing Number_____(to be prepared separately for each Building /Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	**Not Applicable**
2	_____ number of Basement(s) and Plinth	**Not Applicable**
3	_____ number of Podiums	**Not Applicable**
4	Stilt Floor	**Not Applicable**
5	Plinth	**Not Applicable**
6	_____number of Slabs of Super Structure	**Not Applicable**
7	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	**Not Applicable**
8	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	**Not Applicable**
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	**Not Applicable**
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	**Not Applicable**
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	**Not Applicable**

NOTE. Table –A is not applicable to this project as it is a project of plotted development (layout of plots) and not construction of building .

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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 Roads & Footpaths	YES	100%	Completed
2.	Water Pipe Line	YES	100%	Completed
3.	Sewerage (chamber, lines, Septic Tank , STP)	YES	100%	Completed
4.	Storm Water Drains	YES	100%	Completed
5.	Landscaping & Tree Planting	YES	20%	Not Completed
6.	Street Lighting	YES	100%	Completed
7.	Community Buildings	NO		
8.	Treatment and disposal of sewage and sullage water	NO		
9.	Solid Waste management & Disposal	NO		
10.	Rain water harvesting	YES	100%	Completed
11.	Energy management	NO		
12.	Fire protection and fire safety requirements	NO		
13.	Electrical meter room, sub-station, receiving station	NO		
14.	Others (Open space)	YES	95%	Not Completed

NOTE- Entire development work in the project is ongoing as per specifications given by NMRDA (Nagpur Metropolitan Regional Development Authority)

Signature of Promoter

Name: Haris Niyaz Ali

Date: 15-04-2026

Yours faithfully,

Pawan Raviprasad Gupta
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