



NITIN BAGADIA & ASSOCIATES

ARCHITECTS ▪
INTERIOR DESIGNERS ▪
LANDSCAPE DESIGNERS ▪
ENGINEERS ▪
& REG. VALUERS ▪

Ar. Nitin V. Bagadia
B.Arch., P.V.A., L.I.V.

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Ref. :

Date :

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- Building/Wing wise)

Date: 03/10/2020

To

M/S PRIDE VENTURES (I) PVT. LTD.

Gut No 708, Aurangabad – Jalna Road,

Opp. Airport, Chikalthana, Aurangabad.

Subject: Certificate of Completion of Construction Work of **D** Buildings of Project **PRIDE PHOENIX**, [**MAHA RERA Registration No. P51500000852**] situated on the **Gut No. 736, Village Chikalthana, Aurangabad**, demarcated by its boundaries (latitude and longitude of the end points) **19° 52' 8.33" North** and **75° 24' 13.35" East**, to the
North – Side Margin
South – Side Margin, 9.00 m Road & MHADA Plot
East – Side Margin & 24.00 m Road
West – Side Margin & C Type Building

at **Gut No. 736, Behind Civil Hospital, Jalna Road, Chikalthana, Aurangabad PIN 431007**
admeasuring **Building D 4495.67 sq. mts.** area & proportionate open space **394.88 sq. mts** & Club House Area **75.20 sq. mts** being developed by **Pride Ventures (I) Pvt. Ltd.**

Sir,

I **Ar. Nitin Venuprasad Bagadia** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of **D** Buildings of Project **PRIDE PHOENIX**, [**MAHA RERA Registration No. P51500000852**] situated on the **Gut No. 736, Behind Civil Hospital, Jalna Road, Village Chikalthana, Aurangabad, Tq. & Dist. Aurangabad** admeasuring **Building D 4495.67 sq. mts.** area & proportionate open space **394.88 sq. mts** area & Club House Area **75.20 sq. mts**, being developed by **Pride Ventures (I) Pvt. Ltd**

1. Following technical professionals are appointed by Owner / Promoter: -
 - i. M/s/ **Nitin Venuprasad Bagadia and Associates (Reg. No .CA / 2000/ 26895), Aurangabad** as L.S. / Architect;
 - ii. M/s **CORE CONSULTANTS (Er. Rajesh Vargantwar), Aurangabad** as Structural Consultant.
 - iii. **Mr. Santosh Uttamrao Thorat, Aurangabad** Site Supervisor.

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 **MAHA RERA Registration No. P51500000852** is, as per table A herein below. The percentage of the work executed with respect to each of the major activity of the **Building D** and Overall Percentage of work done with respect to each Building is detailed in the Table B.

Table A

Building D

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

BUILDING A1		
SR.NO.	TASKS / ACTIVITY	% OF WORKDONE
01	Excavation	100%
02	1 Number of Plinth	100%
03	0 Number of Basement Floor	100%
04	1 Number of Stilt Floor	100%
05	4 Number of Slabs of Super Structure	100%
06	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	100%
07	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	85%

08	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	85%
09	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	50%
10	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	50%
11	Overall Percentage of Completion of the work done for the entire Building/Wing	70%

Table B

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

SR.NO.	TASKS / ACTIVITY	PROPOSED (YES/NO)	% OF WORKDONE	DETAILS
01	Internal Roads & Footpaths	Yes	75%	As per drawings by Consultants
02	Water Supply	Yes	75%	As per drawings by Consultants
03	Sewerage (chamber, lines, Septic Tank, STP)	Yes	90%	As per drawings by Consultants
04	Storm Water Drains	Yes	100%	As per drawings by Consultants
05	Landscaping & Tree Planting	Yes	75%	As per drawings by Consultants

06	Aggregate Area of Recreational open Space	Yes	80%	As per drawings by Consultants
07	Street Lighting	Yes	85%	As per drawings by Consultants
08	Community Buildings	Yes	90%	Not Applicable
09	Treatment and disposal of sewage and sullage water	NO		Not Applicable
10	Solid Waste management & Disposal	NO		Not Applicable
11	Water conservation, Rain water harvesting	Yes	90%	As per drawings by Consultants
12	Energy management	NO		Not Applicable
13	Fire protection and fire safety requirements	Yes	90%	As per drawings by Consultants
14	Electrical meter room. Sub-station, receiving station	Yes	75%	As per drawings by Consultants
15	Others. Compound wall & Entrance Gate	Yes	75%	As per drawings by Consultants

Overall project completion is 80.00 % for building & 83.00 % for Internal & External developments work.

Yours Faithfully,
Ar. NITIN V. BAGADIA
 R. Arch
 Reg.No.CA/2000/26895
 Aurangabad.

AR. NITIN VENUPRASAD BAGADIA

(License No.CA / 2000/ 26895)