

# MANOJ KALA AND ASSOCIATES

Architect & Interior

## CERTIFICATE (Form-I)

Date: 02<sup>nd</sup> APRIL, 2019

To,

M/S PREMCHAND BUILDERS & DEVELOPERS  
PLOT NO.D5, API COMPOUND, API CORNER,  
MIDC CHIKALTHANA, AURANGABAD- 431210,

Subject: Certificate of Percentage of Completion of Construction Work of "BLUE BELLS" Building "A, B, C" of the Project situated on the Plot no. RH-07 MIDC demarcated by its boundaries MIDC 30 mtr Wide Road to the North, Plot NO P-80 to the South, Plot No D-5 to the East, Plot No D5/1A to the West of Division Aurangabad village Chikalthana, MIDC District Aurangabad PIN 431210 admeasuring 5406.5 sq.mts. of area being developed by "Mr. Santosh Muthiyan" of "M/S PREMCHAND BUILDERS & DEVELOPERS."

Sir,

I, Ar. Manoj Kapurchand Kala, have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the "BLUE BELLS" Building "A,B,C" Project, situated on the Plot no: RH-07 MIDC of Division Aurangabad village Chikalthana, MIDC District Aurangabad PIN 431210 admeasuring 5406.5sq.mts. area being developed by "Mr. Santosh Muthiyan" of "M/S PREMCHAND BUILDERS & DEVELOPERS".

Following technical professionals are appointed by Promoter:-

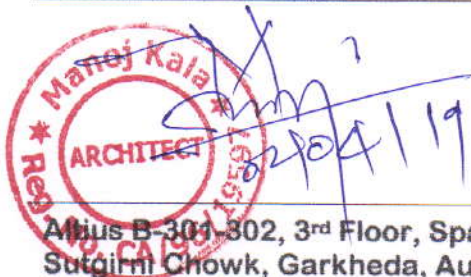
- (i) M/s Manoj Kala & Associates as Architect;
- (ii) M/s Shreeram Kulkarni as Structural Consultant.
- (iii) Shri Vipul Shah as Site Supervisor

Based on Site Inspection, with respect to each of 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 as registered vide number (for registration) -under RERA is as per Table A herein below. The percentage of the work executed with respect to each of the major activity of the Building "A,B,C" and Overall Percentage of work done with respect to Building is detailed in the Table B

  
Altius B-301-302, 3<sup>rd</sup> Floor, Space Olympia,  
Sutgiri Chowk, Garkheda, Aurangabad - 431009

**TABLE-A****Project: BLUE BELLS Building "A, B, C" (Ongoing-Project).**

| Sr. No | Tasks /Activity                                                                                                                                                                                                                                                                                                                                                                                                          | Percentage of work done |
|--------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|
| 1      | Excavation                                                                                                                                                                                                                                                                                                                                                                                                               | 100%                    |
| 2      | "x" number of Plinth                                                                                                                                                                                                                                                                                                                                                                                                     | 100%                    |
| 3      | Number of Podiums                                                                                                                                                                                                                                                                                                                                                                                                        | Not Applicable          |
| 4      | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                                              | 100%                    |
| 5      | "x" number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                   | 100%                    |
| 6      | Internal walls, Internal Plaster, Floorings within Flats/Premises,<br>Doors and Windows to each of the Flat/Premises                                                                                                                                                                                                                                                                                                     | 100%                    |
| 7      | Sanitary Fittings within the Flat/Premises,                                                                                                                                                                                                                                                                                                                                                                              | 100%                    |
| 8      | Electrical Fittings within the Flat/Premises                                                                                                                                                                                                                                                                                                                                                                             | 100%                    |
| 9      | Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts,<br>Overhead and Underground Water Tanks                                                                                                                                                                                                                                                                                         | 100%                    |
| 10     | The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building                                                                                                                                                                                                                                                                                                         | 100%                    |
| 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. | 85%                     |

  
Manoj Kala  
ARCHITECT  
20/4/19

Aptus B-301-302, 3<sup>rd</sup> Floor, Space Olympia,  
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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                | 95%                      | CEMENT CONCRETE ROAD, (Work in Progress) |
| 2.      | Water Supply.                                          | YES                | 100%                     | MIDC WATER SUPPLY                        |
| 3.      | Sewerage (chamber, lines, Septic Tank, STP).           | YES                | 100%                     | COMPLETED                                |
| 4.      | Storm Water Drains.                                    | YES                | 100%                     | COMPLETED                                |
| 5.      | Landscaping & Tree Planting.                           | YES                | 100%                     | COMPLETED                                |
| 6.      | Street Lighting.                                       | YES                | 100%                     | COMPLETED                                |
| 7.      | Community Buildings.                                   | YES                | 90%                      | WORK IN PROGRESS                         |
| 8.      | Treatment and disposal of sewage and sullage water.    | NO                 | -                        | -                                        |
| 9.      | Solid Waste management disposal.                       | NO                 | -                        | -                                        |
| 10.     | Water conservation, Rain Water Harvesting.             | YES                | 100%                     | RECHARGE BORE WELL                       |
| 11.     | Energy management.                                     | NO                 | -                        | -                                        |
| 12.     | Fire protection and fire safety requirements.          | YES                | 100%                     | COMPLETED.                               |
| 13.     | Electrical Meter Room, sub-station, receiving station. | YES                | 100%                     | COMPLETED                                |
| 14.     | Aggregate Area of Recreational Open Space              | YES                | 100%                     | GARDENS                                  |
| 15.     | Open Parking                                           | YES                | 100%                     | ALONG ROADSIDE                           |

Yours Faithfully,

MANOJ K KALA

(Architect)

(License No: CA/96/19597)

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