

**FORM 1 [see Regulation 3]**

**ARCHITECT'S CERTIFICATE**

Date: 28/05/2020

To,

**AVENUEGOLD LANDMARKS LLP**

OFFICE NO.4/5, 2 nd Floor, PLOT NO. G-8,  
TOWN CENTER, CIDCO,  
AURANGABAD- 431001

**Subject: Certificate of Cost Incurred for Development of Esmeralde Building for Construction of the Project SAI PARADISE PROJECT A [P51500018843] situated on, Gut No. 31, Plot No 1 & 2, Itkheda, Aurangabad demarcated by its boundaries ( latitude and longitude of the end points), by its boundaries.**

**To the North – Sai Paradise Project B**

**To the South – Gut No 31 Remaining Land And Gut No 33**

**To the East – Gut No 30 Remaining Land**

**To the West – Gut No-32 & Road**

**Gut No. 31, Plot No 1 & 2, Itkheda, Aurangabad, admeasuring 1222.95 Sq.mts for SAI PARADISE PROJECT A Building is being developed by Promoter AVENUEGOLD LANDMARKS LLP**



Sir,

I Avinash B Pawar have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of the of the Project comprising Building, of the Project "**Sai Paradies Project A**" , situated on the, **Gut No. 31, Plot No 1 & 2, Itkheda, Aurangabad, admeasuring 1222.95 Sq.mts** for **SAI PARADISE PROJECT A Building is being developed by Promoter AVENUEGOLD LANDMARKS LLP**

1. Following technical professionals are appointed by Owner / Promoter:-

- (i) Avinash B Pawar as Architect;
- (ii) Prasad Aphale as Structural Consultant
- (iii) Akshay Mathe as Site supervisor

Based on Site Inspection, with respect to each of Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for comprising Building of the Real Estate Project – "**Sai Paradies Project A**" Building as registered vide number **P51500018843** under Maha RERA 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.



Table A

"Sai Paradies Project A" ( Building Name) (Flats No 1 to 24) &

| S. No. | Tasks / Activity                                                                                                                                                                                                                                                                                                                                                                                                           | Percentage of Work |
|--------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------|
| 1      | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                 | 100%               |
| 2      | 1 Number of Basement(s) and Plinth                                                                                                                                                                                                                                                                                                                                                                                         | 100%               |
| 3      | Number of Podiums                                                                                                                                                                                                                                                                                                                                                                                                          | 0%                 |
| 4      | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                                                | 100%               |
| 5      | number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                         | 100%               |
| 6      | Internal walls, Internal Plaster, Floorings within Flats / Premises, Doors and Windows to each of the Flat / Premise                                                                                                                                                                                                                                                                                                       | 85%                |
| 7      | Sanitary Fittings within the Flat / Premises, Electrical Fittings with the Flat / Premises                                                                                                                                                                                                                                                                                                                                 | 50%                |
| 8      | Staircases, Lift Wells and Lobbies at each Floor Level connecting Staircases and Lifts, Overhead and Under-ground Water Tanks                                                                                                                                                                                                                                                                                              | 20%                |
| 9      | The external plumbing and external plaster, elevation completion of terraces with water-proofing of the Building / Wing                                                                                                                                                                                                                                                                                                    | 50%                |
| 10     | Installation of lifts, water pumps, Fire Fighting Fittings and Equipments 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 area appurtenant to Building / Wing, Compound Wall and all other requirements as may be required to Obtain Occupation / Completion Certificate | 0%                 |
| 11     | Overall Percentage of Completion of the work done for the entire Building / Wing                                                                                                                                                                                                                                                                                                                                           | 75.00%             |



TABLE-B

**Internal & External Development Works in Respect of the entire Registered  
Sai Paradies Project A**

| <b>Common Areas and Facilities,<br/>Amenities</b>        | <b>Proposed</b> | <b>Percentage<br/>of</b> | <b>Details</b>         |
|----------------------------------------------------------|-----------------|--------------------------|------------------------|
| Internal Roads and Footpath                              | 0               | 0%                       |                        |
| Water Supply                                             | 01              | 0%                       | One Common<br>Borewell |
| Sewerage (Chamber, Line, Septic,<br>Tank, STP)           | 0               | 0%                       |                        |
| Storm Water Drains                                       | 0               | 0%                       |                        |
| Landscaping & Tree Planting                              | 0               | 0%                       |                        |
| Street Lighting                                          | 0               | 0%                       |                        |
| Community Buildings                                      | 0               | 0%                       |                        |
| Treatment and Disposal of Sewage<br>and Silage Water     | 0               | 0%                       |                        |
| Solid Waste Management and<br>Disposal                   | 0               | 0%                       |                        |
| Water Conversation, Rain Water<br>Harvesting             | 01              | 0%                       |                        |
| Energy Management                                        | 0               | 0%                       |                        |
| Fire Protection and Fire Safety<br>Requirements          | 01              | 0%                       |                        |
| Electrical Meter Room, Sub-station,<br>Receiving Station | 01              | 0%                       |                        |
| Aggregate Area of Recreational Open<br>Space             | 0               | 0%                       |                        |
| Covered Parking                                          | 24              | 0%                       |                        |

  
 Yours Faithfully  
 AVINASH D. DAWAR