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: 03/01/2024

To

Choudhary Bhaishree Landmarks LLP,
Office No. 321/322, Opp. MTDC Office, Beside Goldie Theatre,
Railway Station Road, Aurangabad.

Subject: Certificate of Percentage of Completion of Construction Work of **Row house nos. 01 to 67** Building(s)/ ___ Wing(s) of **Villo-67 [**MAHARERA Registration No. **P51500024894]** being developed by **Choudhary Bhaishree Landmarks LLP.**

Sir,

We **Samil Architects** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of the **Row house nos. 01 to 67** Building of the Project **Villo-67 [**MAHARERA Registration No. **P51500024894]** being developed by **Choudhary Bhaishree Landmarks LLP.**

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 **[**MAHARERA Registration No. **P51500024894]** is as per table A herein below. The percentage of the work executed with respect to each of the major activity of the **Row house nos. 01 to 67** Building and Overall Percentage of work done with respect to each Building is detailed in the Table B.

Table A

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

ROW HOUSES A 01 TO 09

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	**0** Number of Plinth	0 %
3	**0** Number of Basement Floor	0 %
4	**0** Number of Stilt Floor	0 %
5	**3** Number of Slabs of Super Structure	100 %
6	Internal walls, Internal Plaster, Floorings within Flats/Premises,	100 %

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	Doors and Windows to each of the Flat/Premises	
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	100 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	100 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	100 %
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 Occupation /Completion Certificate	100 %

ROW HOUSES B 10 TO 17

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100 %
2	**0** Number of Plinth	0 %
3	**0** Number of Basement Floor	0 %
4	**0** Number of Stilt Floor	0 %
5	**3** Number of Slabs of Super Structure	50 %
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0 %
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	25 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0 %
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~~	0 %

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	~~protection~~, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate Occupation /Completion Certificate	

ROW HOUSES C 18 TO 24

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100 %
2	**0** Number of Plinth	0 %
3	**0** Number of Basement Floor	0 %
4	**0** Number of Stilt Floor	0 %
5	**3** Number of Slabs of Super Structure	50 %
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0 %
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	25 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0 %
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 Occupation /Completion Certificate	0 %

ROW HOUSES D 25 TO 32

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	**0** Number of Plinth	0 %
3	**0** Number of Basement Floor	0 %
4	**0** Number of Stilt Floor	0 %

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5	**3** Number of Slabs of Super Structure	100 %
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	100 %
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	100 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	100 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	100 %
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 Occupation /Completion Certificate	100 %

ROW HOUSES E 33 TO 40

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	**0** Number of Plinth	0 %
3	**0** Number of Basement Floor	0 %
4	**0** Number of Stilt Floor	0 %
5	**3** Number of Slabs of Super Structure	100 %
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	100 %
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	100 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	100 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	100 %
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~~	100 %

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	~~protection~~, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate Occupation /Completion Certificate	

ROW HOUSES F 41 TO 50

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100 %
2	**0** Number of Plinth	0 %
3	**0** Number of Basement Floor	0 %
4	**0** Number of Stilt Floor	0 %
5	**3** Number of Slabs of Super Structure	50 %
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0 %
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	25 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0 %
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 Occupation /Completion Certificate	0 %

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ROW HOUSES G 51 TO 59

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100 %
2	**0** Number of Plinth	0 %
3	**0** Number of Basement Floor	0 %
4	**0** Number of Stilt Floor	0 %
5	**3** Number of Slabs of Super Structure	25 %
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0 %
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0 %
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 Occupation /Completion Certificate	0 %

ROW HOUSES H 60 TO 67

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	**0** Number of Plinth	0 %
3	**0** Number of Basement Floor	0 %
4	**0** Number of Stilt Floor	0 %
5	**3** Number of Slabs of Super Structure	100 %
6	Internal walls, Internal Plaster, Floorings within	100 %

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	Flats/Premises, Doors and Windows to each of the Flat/Premises	
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	100 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	100 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	100 %
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 Occupation /Completion Certificate	100 %

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	75%	Only Paved surface in Tremix Concrete No Foot Paths
2.	Water Supply	Yes	65%	Through Bore well and AMC water supply when available.
3.	Sewerage (chamber, lines, Septic Tank, STP)	Yes	70%	Chambers, Drainage lines Septic Tank. STP As per consultant's design
4.	Storm Water Drains	No		-----
5.	Landscaping & Tree Planting	Yes	80%	As per consultant's design

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6.	Aggregate Area Of Recreational open Space	Yes	100%	As per consultant's design
7.	Street Lighting	Yes	65%	As per Norms
8.	Community Buildings	No		-----
9.	Treatment and disposal of sewage and sullage water	Yes	50%	As per consultant's design
10.	Solid Waste management & Disposal	No		-----
11.	Water conservation, Rain water harvesting	Yes	70%	As per consultant's design
12.	Energy management	No.		-----
13.	Fire protection and fire safety requirements	No.		-----
14.	Electrical meter room. sub-station, receiving station	Yes	60%	As per drawings of Consultants
15.	Others Compound Wall & Entrance Gate	Yes	75%	

Overall Project completion is 64.73% & 75.70% for internal & external development works.

Yours Faithfully,

AR. SAMEER N. AUSEKAR Reg.No CA-95/19301 AURANGABAD

Ar. Sameer N. Ausekar

Reg. No. CA-95/19301

Agreed & Accepted by,

CHOUDHARY BHAISHREE LANDMARKS LLP

PARTNER

Name :- M/S Choudhary Bhaishree Landmarks LLP

Date :-

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