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)

Date: 18/12/2017

To,

The Nirmit Buildtech,
Nashik

Subject : Certificate of Percentage of Completion of Construction Work of Residential Phase Building of the Phase I of the Project " TOWN SQUARRE - commercial" [MahaRERA Registration Number **P51600012559**] situated on the Plot bearing CTS No. 6138/ Survey No. 108/B, demarcated by its boundaries Sampat Dhotre's Plot to the North, 12 mtr wide road to the South, S.No.108 remaining part to the East, 30 mtr Peth Road to the West of Division Nashik, Village Nashik, District Nashik PIN – 422003 admeasuring 3637.10 sq.mts. area being developed by Land Owner Vinod Chhajed & others being developed by Nirmiti Buildtech.

Sir, .

I **Sagar Kabre, Partner of Kabre Consultants**, have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the **RESIDENTIAL Building Phase I of Project " TOWN SQUARRE"** [MahaRERA Registration Number **P51600012559**] situated on the Plot bearing CTS No. 6138/ Survey No. 108/B, demarcated by its boundaries Sampat Dhotre's Plot to the North, 12 mtr wide road to the South, S.No.108 remaining part to the East, 30 mtr Peth Road to the West of Division Nashik, Village Nashik, District Nashik PIN – 422003 admeasuring 3637.10 sq.mts. area being developed by Land Owner Vinod Chhajed & others being developed by Nirmiti Buildtech.

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

   (*i*) Shri. Sagar Kabre, Partner Kabre Consultants as Architect;

   (*ii*) Shri. Milind Rathi as Structural Consultant

   (iv) Shri Bhushan Sarda as Engineer

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 **P51600012559** 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 Table B.

TABLE-A

Building Part_B (A Wing Flat no-1/2/3/4/5/10/11/16/17/22)

Sr. No. (1)	Tasks /Activity (2)	Percentage of work done (3)
1.	Excavation	50%
2.	0 number of Basement(s) and Plinth	
3.	1 number of Podiums	0%
4.	Stilt Floor	N.A.
5.	6 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.	20%
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.	0%

TABLE-A

Building Part_D (B Wing Flat no-3/4/7/8/13/14/19/20/25)

Sr. No. (1)	Tasks /Activity (2)	Percentage of work done (3)
1.	Excavation	0%
2.	0 number of Basement(s) and Plinth	
3.	1 number of Podiums	0%
4.	Stilt Floor	N.A.
5.	6 number of Slabs of Super Structure	0%
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.	0%

TABLE-A

Building Part_C (B Wing Flat no-1/2/5/6/11/12/17/18/23/24)

Sr. No. (1)	Tasks /Activity (2)	Percentage of work done (3)
1.	Excavation	0%
2.	0 number of Basement(s) and Plinth	
3.	1 number of Podiums	0%
4.	Stilt Floor	N.A.
5.	6 number of Slabs of Super Structure	0%
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.	0%

TABLE-A

Building Part_A (A Wing Flat no-6/7/8/9/12/13/14/15/18/19/20/21/23/24/25/26/27/28/29/30) (B wing Flat no- 9/10/15/16/21/22/26/27/28/29)s

Sr. No. (1)	Tasks /Activity (2)	Percentage of work done (3)
1.	Excavation	N.A.
2.	0 number of Basement(s) and Plinth	
3.	1 number of Podiums	0%
4.	Stilt Floor	N.A.
5.	5 number of Slabs of Super Structure	75%
6.	Internal Walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises.	20%
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.	0%

TABLE-B

Internal and External Development Works in respect of the entire Registered Phase.

S.No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footh-paths.	No		
2.	Water Supply	Yes	0%	
3.	Sewarage (chamber, lines, Septic Tank, STP).	Yes	50%	
4.	Storm Water Drains			
5.	Landscaping& Tree Planting.	Yes	0%	
6.	Street Lighting	No		
7.	Community Buildings	No		
8.	Treatment and disposal of sewage and sullage water.	No		
9.	Solid Waste management & Disposal.	No		
10.	Water conservation, Rain water harvesting.	Yes	0%	
11.	Energy management	No		
12.	Fire protection and Fire Safety requirements	Yes	0%	
13.	Electrical meter room, sub-Station, receiving station.	No		
14.	Others (Option to Add more).			

Yours Faithfully,

Ar.Sagar Kabre.

Partner, Kabre Consultants.

Architect (License No. CA/2000/25830)

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