



202, Second Floor, Rongta Arcade,
Opp. Kulkarni Garden, Sharanpur Road, Nashik- 422 001.
Ph : 0253 - 2232575. e-mail : jadhavpankaj02@gmail.com

Ar. Pankaj Jadhav

FORM 1
ARCHITECT'S CERTIFICATE

Date: 12.10.2019

To,
M/s. Kalantri And Musale Realcon LLP
Shop No. 2, Building No. F/10.
Shreeram Kunj, Tigrania Road,
Dwarka, Nashik-422011

Subject: Certificate of Percentage of Completion work of project name **BALAJI PARK** having 11 buildings named A, B, C, D, E, F, G, H, I, J & K situated on the Survey.No / Gut No. 449 demarcated by its boundaries (latitude and longitude of the end points) Adj. Gut No. 453 to the North, 30.0 Mtr wide D.P. road to the South, Adj. Gut No. 448 to the East, Adj. Gut No. 452 to the West of Division NASHIK, Village Satpur, Taluka & District NASHIK, PIN 422007 admeasuring 8830.07 Sq. Mtrs. Net plot area (Total admeasuring 11000.00 Sq. Mtrs) area being developed by M/s. Kalantri And Musale Realcon LLP .

Sir,

I Ar. Pankaj Prabhakar Jadhav have undertaken assignment as Architect of certifying Percentage of Completion of construction work of the project **BALAJI PARK** having 11 buildings named A, B, C, D, E, F, G, H, I, J & K situated on the Survey.No / Gut No. 449, of Division NASHIK, Village Satpur, Taluka & District NASHIK, PIN 422007 admeasuring 8830.07 Sq. Mtrs. Net plot area (Total admeasuring 11000.00 Sq. Mtrs) area being developed by M/s. Kalantri And Musale Realcon LLP

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

- (i) **Ar. Pankaj Prabhakar Jadhav** as Architect ;
- (ii) **Er. Milind Rathi** as Structural Consultant
M/S. ENG. SAGAR SHAH Quantity Surveyor.

Based on Site Inspection, with respect to each of the Buildings 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 _____ 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 / Wing and Overall Percentage of the work done with respect to each Building / Wing is detailed in the Table B.


Ar. Pankaj P. Jadhav
B. Arch.
CA/2014/64783
Office No. 202,
Rungta Arcade Apartment,
Opp. Kulkarni Garden,
Sharanpur Road, Nashik-422 005.

Table A
BALAJI PARK " A " Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	100%
2	1 number of Plinth	100%
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	2 number of Slabs of Super Structure	100%
6	Internal Walls, Internal Plaster, Floorings within the Flat / Premises, Doors and Windows to each of the Flat / Premises	10%
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	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


Ar. Pankaj P. Jadhav
B. Arch.
CA/2014/64783
Office No. 202,
Rungta Arcade Apartment,
Opp. Kulkarni Garden,
Sharanpur Road, Nashik-422 005.

Table A
BALAJI PARK " B " Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	0
2	1 number of Plinth	0
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	2 number of Slabs of Super Structure	0
6	Internal Walls, Internal Plaster, Floorings within the Flat / 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	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


Ar. Pankaj P. Jadhav
B. Arch.
CA/2014/64783
Office No. 202,
Rungta Arcade Apartment,
Opp. Kulkarni Garden,
Sharanpur Road, Nashik-422 005.

Table A
BALAJI PARK " C " Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	0
2	1 number of Plinth	0
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	2 number of Slabs of Super Structure	0
6	Internal Walls, Internal Plaster, Floorings within the Flat / 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	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


Ar. Pankaj P. Jadhav
B. Arch.
CA/2014/64783
Office No. 202,
Rungta Arcade Apartment,
Opp. Kulkarni Garden,
Sharanpur Road, Nashik-422 005,

Table A
BALAJI PARK " D " Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	0
2	1 number of Plinth	0
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	2 number of Slabs of Super Structure	0
6	Internal Walls, Internal Plaster, Floorings within the Flat / 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	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


Ar. Pankaj P. Jadhav
 B. Arch.
 CA/2014/64783
 Office No. 202,
 Rungta Arcade Apartment,
 Opp. Kulkarni Garden,
 Sharanpur Road, Nashik-422 005.

Table A
BALAJI PARK " E " Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	0
2	1 number of Plinth	0
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	2 number of Slabs of Super Structure	0
6	Internal Walls, Internal Plaster, Floorings within the Flat / 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	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


Ar. Pankaj P. Jadhav
 B. Arch.
 CA/2014/64783
 Office No. 202,
 Rungta Arcade Apartment,
 Opp. Kulkarni Garden,
 Sharanpur Road, Nashik-422 005.

Table A
BALAJI PARK " F " Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	0
2	1 number of Plinth	0
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	1 number of Slabs of Super Structure	0
6	Internal Walls, Internal Plaster, Floorings within the Flat / 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	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

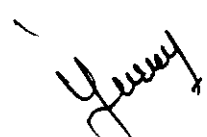

Ar. Pankaj P. Jadhav
 B. Arch.
 CA/2014/64783
 Office No. 202,
 Rungta Arcade Apartment,
 Opp. Kulkarni Garden,
 Sharanpur Road, Nashik-422 005.

Table A
BALAJI PARK " G " Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	0
2	1 number of Plinth	0
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	2 number of Slabs of Super Structure	0
6	Internal Walls, Internal Plaster, Floorings within the Flat / 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	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


Ar. Pankaj P. Jadhav
B. Arch.
CA/2014/64783
Office No. 202,
Rungta Arcade Apartment,
Opp. Kulkarni Garden,
Shriharipur Road, Nashik-422 005.

Table A
BALAJI PARK " H " Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	0
2	1 number of Plinth	0
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	2 number of Slabs of Super Structure	0
6	Internal Walls, Internal Plaster, Floorings within the Flat / 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	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


Ar. Pankaj P. Jadhav
B. Arch.
CA/2014/64783
Office No. 202,
Rungta Arcade Apartment,
Opp. Kulkarni Garden,
Sharanpur Road, Nashik-422 005.

Table A
BALAJI PARK "I" Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	100%
2	1 number of Plinth	100%
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	2 number of Slabs of Super Structure	100%
6	Internal Walls, Internal Plaster, Floorings within the Flat / Premises, Doors and Windows to each of the Flat / Premises	10%
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	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


Ar. Pankaj P. Jadhav
B. Arch.
CA/2014/64783
Office No. 202,
Rungta Arcade Apartment,
Opp. Kulkarni Garden,
Sharanpur Road, Nashik-422 005.

Table A
BALAJI PARK "J" Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	100%
2	1 number of Plinth	100%
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	1 number of Slabs of Super Structure	0
6	Internal Walls, Internal Plaster, Floorings within the Flat / 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	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


Ar. Pankaj P. Jadhav
 B. Arch.
 CA/2014/64783
 Office No. 202,
 Runyta Arcade Apartment,
 Opp. Kulkarni Garden,
 Sharanpur Road, Nashik-422 005.

Table A
BALAJI PARK " K " Building

Sr.No.	Tasks / Activity	Percentage
1	Excavation	100%
2	1 number of Plinth	100%
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	1 number of Slabs of Super Structure	100%
6	Internal Walls, Internal Plaster, Floorings within the Flat / Premises, Doors and Windows to each of the Flat / Premises	50%
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	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


Ar. Pankaj P. Jadhav
B. Arch.
CA/2014/64783
Office No. 202,
Rungta Arcade Apartment,
Opp. Kulkarni Garden,
Sharanpur Road, Nashik-422 005.

TABLE- B

Internal & External Development works in respect of the entire "VARAD RESIDENCY"

S. no.	Common areas and Facilities, Amenities	Proposed (Yes/ No)	Percentage of work done	Details
1.	Internal Roads & Footpaths	No	0	To be obtained from NMC on completion of the project
2.	Water supply	YES	0	To be obtained from NMC on completion of the project
3.	Sewerage (chamber, lines, septic tank, STP)	YES	0	Will be provided only if required by NMC DC Rules
4.	Storm Water Drains	No	0	NA
5.	Landscaping & Tree Planting	No	0	Will be provided only if required by NMC DC Rules
6.	Street Lighting	No	0	NA
7.	Community Buildings	No	0	NA
8.	Treatment and disposal of sewage and sullage water	Yes	0	Will be provided only if required by NMC DC Rules
9.	Soild Waste management & Disposal	No	0	NA
10.	Water conservation, rain Water harvesting	Yes	0	Will be provided only if required by NMC DC Rules
11.	Energy management	No	0	NA
12.	Fire protection and fire safety requirements	Yes	0	Will be provided only if required by NMC DC Rules
13.	Electrical meter room, sub-station, receiving station	No	0	Individual Electric Meter provided after completion


AR. PANKAJ P. JADHAV
(CA/2014/64783)

Ar. Pankaj P. Jadhav
B. Arch.
CA/2014/64783
Office No. 202,
Rungta Arcade Apartment,
Opp. Kulkarni Garden,
Sharanpur Road, Nashik-422 005.