March 2025

- STRUCTURAL CONSULTANTS
- CIVIL ENGINEERS
- APPROVED VALUERS
- LAYOUTS & BUILDING PLAN APPROVALS

P. S. GOKAK & ASSOCIATES

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Annexure A
FORM 1
(See Regulation 3)
ARCHITECT'S CERTIFICATE

Date:- 20/04/2025

To,
Nandadeep Homes Pvt. Ltd.
Office No. F-201, Building No. 2,
Nandadeep Residency,
Vadavali tarfe Varedi, Karjat,
Raigad – 410201.

Subject: Certificate of Percentage of Completion of Construction work of **Nandadeep Residency** having MahaRERA Registration Number: **P51700009698** being developed by **Nandadeep Homes Private Limited.**

Sir,

I **P. S. Gokak** have undertaken assignment as Architects/Licensed Surveyor of certifying Percentage of Completion of Construction work of **Nandadeep Residency** the building having MahaRERA Registration Number: **P51700009698,** situated on the **Plot Bearing No / CTS no / Survey Number / Final Plot no. 3-1B, 4-1, 4-2, 4-3, 4-4A2, 4-4B,& 81-1B, Village –Vadavali tarfe Varedi, Karjat, Raigad -410201** being developed by **Nandadeep Homes Private Limited.**

Based on Site Inspection, with respect to Layout/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 under MahaRERA is as registered 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

PHASE I, Building No-02,(Wing F/E/D) 01 Number of Building comprises of 3 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	100%
2.	Number of Basement(s)	100%
3.	Number of Plinth	100%
4.	Number of Podium	None
5.	Stilt Floor	100%
6.	5 Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	100%
8.	Sanitary Fittings within the Flat/Premises.	100%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	100%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	100%

Table A

PHASE II, Building No-A1-A2, 01 Number of Building comprises of 2 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	100%
2.	Number of Basement(s)	100%
3.	Number of Plinth	100%
4.	Number of Podium	None
5.	Stilt Floor	None
6.	5 Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	100%
8.	Sanitary Fittings within the Flat/Premises.	100%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	100%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	100%

Table A

PHASE III, Building No-C1-C2, 01 Number of Building comprises of 2 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	100%
2.	Number of Basement(s)	100%
3.	Number of Plinth	100%
4.	Number of Podium	None
5.	Stilt Floor	None
6.	5 Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	100%
8.	Sanitary Fittings within the Flat/Premises.	100%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	100%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	100%

Table A

PHASE IV, Building No-A3-A4, 01 Number of Building comprises of 2 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	100%
2.	Number of Basement(s)	100%
3.	Number of Plinth	100%
4.	Number of Podium	None
5.	Stilt Floor	None
6.	5 Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	100%
8.	Sanitary Fittings within the Flat/Premises.	100%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	100%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	100%

Table A

PHASE V, Building No. C3-C4, 01 Number of Building comprises of 2 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	100%
2.	Number of Basement(s)	100%
3.	Number of Plinth	100%
4.	Number of Podium	None
5.	Stilt Floor	None
6.	5 Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	100%
8.	Sanitary Fittings within the Flat/Premises.	100%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	100%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	100%

Table A

PHASE VI, Building No. C5, 01 Number of Building comprises of 1 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	100%
2.	Number of Basement(s)	100%
3.	Number of Plinth	100%
4.	Number of Podium	100%
5.	Stilt Floor	100%
6.	5 Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	80%
8.	Sanitary Fittings within the Flat/Premises.	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	90%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	90%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	0%

Table A

PHASE VII, Building No. A5-A6-A7, 01 Number of Building comprises of 3 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	100%
2.	Number of Basement(s)	100%
3.	Number of Plinth	100%
4.	Number of Podium	100%
5.	Stilt Floor	100%
6.	5 Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	80%
8.	Sanitary Fittings within the Flat/Premises.	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	90%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	90%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	0%

Table A

PHASE VIII, Building No. A12-A13-A14, 01 Number of Building comprises of 3 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	0%
2.	Number of Basement(s)	0%
3.	Number of Plinth	0%
4.	Number of Podium	None
5.	Stilt Floor	None
6.	5 Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	0%
8.	Sanitary Fittings within the Flat/Premises.	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	0%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	0%

Table A

PHASE IX, Building No. A8-A9, 01 Number of Building comprises of 2 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	0%
2.	Number of Basement(s)	0%
3.	Number of Plinth	0%
4.	Number of Podium	None
5.	Stilt Floor	None
6.	5 Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	0%
8.	Sanitary Fittings within the Flat/Premises.	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	0%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	0%

Table A

PHASE X, Building No. A10-A11, 01 Number of Building comprises of 2 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	0%
2.	Number of Basement(s)	0%
3.	Number of Plinth	0%
4.	Number of Podium	None
5.	Stilt Floor	None
6.	5 Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	0%
8.	Sanitary Fittings within the Flat/Premises.	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	0%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	0%

Table A

PHASE XI, Building No. B1-B2, 01 Number of Building comprises of 2 Wings

Sr. No.	Task/Activity	Percentage of Work Done
(1)	(2)	(3)
1.	Excavation	100%
2.	Number of Basement(s)	100%
3.	Number of Plinth	100%
4.	Number of Podium	None
5.	Stilt Floor	None
6.	5 Slabs of Super Structure	40%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	0%
8.	Sanitary Fittings within the Flat/Premises.	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water tanks.	0%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	0%

TABLE-B

Internal and External Development Work

Sr. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work Done (As on date of the Certified)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	Yes	100%	As per standard
2.	Water Supply	Yes	100%	As per standard
3.	Sewerage (chamber, lines, Septic Tank, STP)	Yes	80%	As per standard
4.	Storm Water Drains	Yes	90%	As per standard
5.	Landscaping & Tree Planting	Yes	100%	As per standard
6.	Street Lighting	Yes	100%	As per standard
7.	Community Buildings	Yes	100%	As per standard
8.	Treatment and disposal of sewage and sullage water.	No	0%	---NA---
9.	Solid Waste Management & Disposal	No	0%	---NA---
10.	Water Conversation & Rain Water Harvesting	Yes	100%	As per standard
11.	Energy Management	No	0%	---NA---
12.	Fire Protection and fire safety requirements	No	0%	---NA---
13.	Electrical metre room, sub-station, receiving station.	Yes	85%	As per standard
14.	Fitness Room	Yes	100%	As per standard
15.	Swimming Pool	Yes	100%	As per standard
14.	Temple	Yes	100%	As per standard
14.	Aggregate area of Recreation Open Space	Yes	85%	As per standard
14.	Open Parking	Yes	90%	As per standard

Note: -Building No. A5, A6, A7 & C5 are developed by Ashwamegh Construction. Building No. B1& B2 are developed by Sugoni Developers.

Yours Faithfully,
Signature & Name
(P. S. Gokak)
(License No. **STATE/R/2023/APL/08735**)

CONSULTANTS
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