2ND FLOOR, NAKSHATRA, WING A, NEAR TMC, ALMEIDA ROAD, PANCHPAKHADI, THANE (W) 400 601
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saakaar
ARCHITECTS

FORM 1

ARCHITECT'S CERTIFICATE

29/06/2024

To
M/s. Bright Sky Heights Builders & Developers Pvt. Ltd.,
59/1A, 60/1, 60/2A, 2B, Near Millennium Toyota Showroom,
village Padale, Kalyan Shil Road, Thane – 421 204.

Subject : Certificate of Percentage of Completion of Construction Work of Residential cum Commercial building -5 of the 2ndPhase of the Project [MahaRERA Registration Number (P51700009788)] situated on the Plot bearing Survey No. 59/1A + 2B, 59/1B, 60/1, 60/2A, 2B, 61/1, 61/4, 61/5, 62, 67, demarcated by its boundaries (latitude and longitude of the end points) 19°9'6.31"N, 73°3'15.27"E to the North west, 19° 9'7.43"N, 73°3'21.17"E to the North East, 19° 9'2.76"N, 73° 3'21.80"E to the South East, 19°9'1.07"N, 73°3'19.62"E to the South West of Division Konkan village Padle, Tal. & Dist. Thane admeasuring 15779.62 sq.m. area being developed by M/s. Bright Sky Heights Builders & Developers Pvt. Ltd.

Sir,

I Sandeep Prabhu, Partner of M/s. SAAKAAR have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the Residential cum Commercial building C (Wing 5) of the 2nd Phase, situated on the plot bearing Survey No.59/1A + 2B, 59/1B, 60/1, 60/2A, 2B, 61/1, 61/4, 61/5, 62, 67 village Padle, Tal. & Dist. Thane admeasuring 15779.62 sq.mts. area being developed by M/s. Bright Sky Heights Builders & Developers Pvt. Ltd.

Based on Site Inspection, with respect to **'building - 5 of the 2nd Phase'** Building Project of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for **'building – 5 of the 2nd Phase'** building of the Real Estate Project as registered vide number **P51700009788** 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 Permission/Commencement Certificate has been approved for building by Thane Municipal Corporation vide No. S11/0015/10 TMC/TDD/3727/21 dated 26/10/2021.

Details of Work Completion is as per revised Building plans which is as follows :

Sr. No.	Tasks/Activity	Percentage of work done
1	Excavation / Piling	100%
2	1 number of Plinth	100%
3	Number of Podiums	NA
4	Stilt Floor	100%
5	21 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.	89%
7	Sanitary fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	60%
8	Staircase, Lifts Wells and Lobbies at each floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	90%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	80%
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	40%

TABLE-B

Internal & 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.	Internal Roads & Footpaths	No		NA
2.	Water Supply	Yes	0%	Water connection will be provided by Thane Municipal Corporation after Occupation certificate
3.	Sewerage (chamber, lines, Septic Tank, STP)	Yes	0%	Work to commence
4.	Storm Water Drains	Yes	0%	Work to commence
5.	Landscaping & Tree Planting	Yes	0%	As per Tree Authority requirement
6.	Street Lighting	Yes		NA
7.	Community Buildings	No		NA
8.	Treatment and disposal of sewage and sullage water	No	0%	STP treated water to be recycled for flushing & gardening.
9.	Solid Waste management & Disposal	No	0%	Organic waste composter on site for composting of biodegradable waste will be provided. Output will be used as manure and work will be completed with Phase 6.
10.	Water Conservation, Rain water harvesting	Yes	0%	Work to commence
11.	Energy management	Yes	0%	Solar Heater to be installed before Occupation Certificate
12.	Fire Protection and fire safety requirements	Yes	0%	Work to commence
13.	Electrical meter room	Yes	0%	Work to commence
14.	Open Parking	Yes	0%	Work to commence
15.	Club House	Yes	35%	Work in progress

Yours Faithfully,

SANDEEP PRABHU
(Reg. No. CA-92/14860)

Agreed & Accepted By
M/s. Bright Sky Heights Builders & Developers Pvt. Ltd

Partner