



**SAI SANKET  
CONSTRUCTION**

WE CONSTRUCT DREAM

## OM SAI DEVELOPERS

001, C Wing, Sai Vishwa Appt. Murbad Mhasa Road,  
Near Devdarshan, 421401

saisanketconstructionofficial@gmail.com

www.saisanketconstruction.com

+91 8879678910

### 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: 30.09.2024

To,  
The M/S. Om Sai Developers,  
997/24, Ramkrushna apt, Saralgaon,  
Shahapur Road, Opp. Saileela,  
Shahapur Saralgaon Road, At Village- Saralgaon,  
Tal. Murbad, Dist. Thane. Pin-421 401.

**Subject:** Certificate of Percentage of Completion of Construction Work of 01 No. of Building(s)/ -- Wing(s) of the -- Phase of the Project [P51700055211] situated on the Plot bearing C.N. No./CTS No./Survey no./ Final Plot no 197/A/2/A, 197/A/2/B, 197/B, 198. demarcated by its boundaries ( latitude and longitude of the end points) C.T.S. No. 194 to the North Internal Road to the South Internal Road to the East 15.00 M, W. DP Road ( Bajarpeth Road) to the West of Division Kokan village Murbad taluka Murbad District Thane PIN 421 401 admeasuring 869.70 sq.mts. area being developed by [M/S. Om Sai Developers].

Sir,

I/ We Shri. Sanket P. Alam, have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of the 01 Building(s)/ -- Wing(s) of the -- Phase of the Project, situated on the plot bearing C.N. No./CTS No./Survey no./ Final Plot no 197/A/2/A, 197/A/2/B, 197/B, 198. of Division Kokan village Murbad taluka Murbad District Thane PIN 421 401 admeasuring 869.70 sq.mts. area being developed by [M/S. Om Sai Developers]

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

(i) M/s/Shri.

(ii)

(iii) Shri. Sanket P. Alam as L.S. / Architect.

(iv) M/s /Shri / Smt Trekkbench Structural Engineers & Consultants, Mr. Bhavesh J. Patel as Structural Consultant

(v) M/s /Shri / Smt \_\_\_\_\_ as MEP Consultant

(vi) M/s /Shri / Smt \_\_\_\_\_ as Site Supervisor

MAHARERA NO: P51700055211 | GST NO: 27AAIFO1365L1ZX



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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 **P51700055211** under MahaRERA is as per table A herein below. The percentage of the work executed with respect to each of the activities of the entire phase is detailed in Table B.

**Table A**

Building /Wing Number \_\_\_\_\_ (to be prepared separately for each Building /Wing of the Project)

| Sr. No | Tasks / activity                                                                                                                                                                                                                                                                                                                                                                                                        | Percentage of work done |
|--------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|
| 1      | Excavation                                                                                                                                                                                                                                                                                                                                                                                                              | 100 %                   |
| 2      | <u>PLINTH</u> number of Besement (s) and Plinth                                                                                                                                                                                                                                                                                                                                                                         | 100 %                   |
| 3      | <u>N.A.</u> number of Podiums                                                                                                                                                                                                                                                                                                                                                                                           | 0 %                     |
| 4      | Still Floor                                                                                                                                                                                                                                                                                                                                                                                                             | 100 %                   |
| 5      | <u>08</u> number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                            | 75 %                    |
| 6      | Internal walls, Internal Plaster, Floorings within Flats/ Premises. Door 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                                                                                                                                                                                                                                                                                           | 20 %                    |
| 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 %                     |



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**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 & Foothpaths                           | NO                | --                      | --                           |
| 2    | Water Supply                                          | YES               | --                      | --                           |
| 3    | Sewarage (chamber, lines, Septic Tank, STP)           | YES               | --                      | CHAMBER, LINES & SEPTIC TANK |
| 4    | Storm Water Drains                                    | NO                | --                      | --                           |
| 5    | Landscaping & Tree Planting                           | NO                | --                      | --                           |
| 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, Rainwater harvesting              | NO                | --                      | --                           |
| 11   | Energy management                                     | NO                | --                      | --                           |
| 12   | Fire protection and fire safety requirements          | NO                | --                      | --                           |
| 13   | Electrical meter room, sub-station, receiving station | YES               | --                      | ONLY METER ROOM              |
| 14   | Others (Option to Add more)                           | --                | --                      | --                           |



Faithfully,

Mr. Sanket P. Alam

(License NO. STATE/R/2022/APL/02617)

Agreed and accepted by:  
**OM SAI DEVELOPERS**

*[Handwritten signatures]*

Signature of **PARTNER**

Name: M/S. Om Sai Developers, 1) Mr. Pandharinath Bhau Alam (Partner),  
2) Mr. Gurunath Shamrao Zunjarao (Partner), 3) Mr. Vasant Malu jadhav (Partner),  
4) Mr. Mayur Subhash Telavane (Partner),

Date: -30.09.2024

MAHARERA NO: P51700055211 | GST NO: 27AAIF01365L1ZX