RAJ ASSOCIATES
ARCHITECT & ENGINEERS

Office No. 102 & 103, 1st Floor, Vighnaharta Arcade, Katrap, New D.P. Road, Near Spandan Hospital, Badlapur (E) - 421 503
rajandassociates@yahoo.com

Date : 31/03/2026

FORM 1
ARCHITECT CERTIFICATE

To,
M/s. Vinayak Enterprises
Through Partners
Mr. Narhari K. Patil & Mr. Ishwar N. Patel.
Address- Shop No. 03, Sai Bhakti Apartment,
Near Vijaya Bank, Katrap,
Badlapur (E) 421503.

Subject : Certificate of Percentage of Completion of Redevelopment Construction Work of "New Vanrai Parag Co.Op.Hsg.Soc.Ltd." of Building Nos. 1 of the Project having MahaRera Registration Number P51700056295 being developed M/s. Vinayak Enterprises.

Ref: 1) Approval Plan wide letter No. K.B.M.C./NRV/B.P./1580-06 Dated- 13/04/2023.

Sir,

We M/s Raj Associates Through Partner **Ar. Mrs. S. R. Khambayat (Architect)** have undertaken assignment as Licence Engineer of certify Percentage of Completion of Redevelopment Construction Work of **"New Vanrai Parag Co.Op.Hsg.Soc.Ltd."** of the project situated on the plot bearing **S.No.93, H.No.1/A, At Village- Katrap**, Taluka - **Ambernath, District – Thane, PIN –** 421503 having MahaRera Registration Number **P51700056295** admeasuring Plot **area as per plot 1517.00 Sq. Mtrs. = Net Plot Area 1448.90 sq. mtrs. & Redevelopment Approval building plan as per UDCPR Permissible Built up area including Basic F.S.I. & Payment of Premium Area, TDR Area & Ancillary Area, Redevelopment Incentive Area =6195.35 Sq. Mtrs. Total Proposed Built up area 6182.11 Sq. Mtrs. being developed by M/s. Vinayak Enterprises.**

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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 **P51700056295** 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

"New Vanrai Parag Co.Op.Hsg.Soc.Ltd." (Below Ground + Ground+13th Floor)

Sr. No.	Task/Activity	Percentage of work done
1	Excavation	100%
2	Basement (if any)	--
3	Podiums (if any)	--
4	**One** Number of Plinth work	100%
6	Stilt Floor	100%
7	**Fifteen** Number of Slabs of Super Structure (**Below Ground** + **Ground** +13= 15 Slabs)13th slab work has been completed	85%
8	Internal Walls & External Walls work is in progress	60%
	Internal Plaster work is in progress	
	Floorings within flats/premises work is in progress	
	Doors work yet not started and windows to each of the Flat/Premises work is in progress	
9	Sanitary Fittings within the Flat & Electrical Fittings within the Flat/Premises work is in progress	40%
10	Staircases, Lifts Well and lobbies at each Floor level connecting upto floor Staircases and Lifts work	25%
	Overhead water tank work yet not started and Underground Water Tanks work has been completed	
11	The External plumbing work is in progress	55%
	External plaster and elevation work is in progress	
	completion of Terraces with waterproofing of the Building/Wing work	
12	Installation of lifts work, water pumps, Electrical fittings to Common Areas, Finishing to entrance lobby/s, plinth protection & paving of areas appurtenant to building/wing work & compound wall work is in progress and all other requirements as may be required to Obtain Occupation/ Completion Certificate.	20%

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Table B

Internal & External Development Works in Respect of the entire Registered Phase

"New Vanrai Parag Co.Op.Hsg.Soc.Ltd." (Below Ground + Ground+13th Floor)

Sr No	Common Areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of work done	Details
1	Internal Roads & Footpaths	No	-	-
2	Water Supply	Yes	0%	M.J.P will provided water connection after OC.
3	Sewerage (chamber, Lines, Septic Tank, STP)	Yes	0%	Municipal Sewerage Line work
4	Storm Water Drains	Yes	0%	Storm Water Drains Work
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 and Disposal	No	--	-
10	Water Conservation, Rain Water harvesting	Yes	0%	Rain Water harvesting Work
11	Energy management	No	-	-
12	Fire Protection and Fire safety requirements	Yes	0%	Fire Protection and Fire safety requirements Work
13	Electrical Meter Room, Sub Station, Receiving station	Yes	0%	Meter room provided Work
14	Open Parking	Yes	0%	As per Plan Work

Yours Faithfully,

RAJ ASSOCIATES
ARCHITECT & ENGINEER

RAJ ASSOCIATES
Architect & Engineer
License No.**CA/2001/27259.**
BADLAPUR(E)

Signature of Promoter
Name :
Date :