Annexure A
FORM 1
[see Regulation 3]
ARCHITECTI'S CERTIFICATE,
(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

Date: 30-Sept.-2025

To,
M/s. Pramukh Developers,
Office No. 30,
Jeevandeep Apt., Station Road,
Near Sibbu Palace,
Ambernath – 421501, Thane District.

Subject: Certificate of percentage of completion of construction work of proposed building of project **"Patels Pearl"** is located at **C.T.S. No. 185 & 186** at Village – New Dombivali, Tal. - Kalyan, Dist. - Thane having MahaRERA Registration Number **P51700076936** being developed by **M/s. Pramukh Developers through Patel RPL Realty Pvt. Ltd. through Director Mr. Ankit Patel.**

Sir,

I/We have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of Building having MahaRERA Registration Number **P51700076936** being developed by **M/s. Pramukh Developers through Patel RPL Realty Pvt. Ltd. through Director Mr. Ankit Patel.**

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 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

Sr. No. (1)	Task/Activity (2)	Percentage of Actual Work done (As on date of the certificate) (3)
1.	Excavation	100%
2.	Basement (if any)	N/A
3.	Podiums (if any)	N/A

4.	Plinth	100%
5.	Stilt Floor	100%
6.	8 No. Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flats/Premises	0%
8.	Sanitary Fittings/ Electrical work 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 external plaster, elevation, completion of terraces with water proofing of Building / Wing.	0%
11.	Installation lifts, water pumps, firefighting fitting and equipment as per CFO NOC, Electrician Fittings to Common areas, Electro, mechanical equipment, compliance to conditions of environment / CRZ / NOC, finishing to entrance lobby, plinth protection, paving of areas appurtenant to Building / Wing, Compound Wall and all other requirement as may be required to obtain Occupation / Completion Certificate.	0%

TABLE-B

Common Areas (Internal and External Development Works) in respect of the Registered Phase / Project Number

Sr. No. (1)	Common Areas and Facilities (2)	Proposed (Yes/No) (3)	Percentage of Actual Work Done (As on date of the Certificate) (4)	Details (5)
1.	Internal Roads and Footpaths	No	--	
2.	Water Supply	Yes	0%	As per ADTP norms
3.	Sewerage (Chamber, Lines, Septic Tank, STP)	Yes	0%	
4.	Storm Water Drains	No	--	

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5.	Landscaping and Tree Planting	Yes	0%	As per ADTP norms
6.	Street Lighting	No	--	
7.	Community Building	N/A	N/A	
8.	Treatment of Disposal of Sewerage and Sullage Water	N/A	N/A	
9.	Solid Waste Management and Disposal	N/A	N/A	
10.	Water Conservation / Rain water harvesting	Yes	0%	As per ADTP norms
11.	Energy Management	N/A	N/A	
12.	Fire Protection and fire safety requirements	N/A	N/A	
13.	Electric Meter room, sub-station, receiving station	No	--	
14.	Aggregate area of recreational open space	N/A	N/A	
15.	Open Parking	No	--	

Yours Faithfully,

For **De-Con Consultants,**

DE-CON CONSULTANTS ARCHITECTS

Varghese John
(Architect)
CA/92/15118

Agreed and Accepted by:

PRAMUKH DEVELOPERS

H.Patel

PARTNER

Signature of Promoter

Name: Pramukh Developers

Date: 30/09/2025