



Sandeep Sirsat  
Architect

**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: 30.06.2023

To

M/s. Anushka Developers,  
Arya Group, Shop No. 5, 8, Randhir Vihar Society  
Lalashet Compound, Near Syndicate Bank,  
Bhandup (W), Mumbai – 400 078

**Subject:** Certificate of Percentage of Completion of Construction Work of **Arya Greens** having MahaRERA Registration Number **P51800020573**, being developed by **M/s. Anushka Developers**

Sir,

I, Mr. Sandeep Sirsat have undertaken assignment as Licensed Surveyor of certifying Percentage of Completion of Construction Work of **ARYA GREENS** having MahaRERA Registration Number **P51800020573** being developed by **M/s. Anushka Developers**.

Following technical professionals are appointed by Owner / Promoter: -

- (i) Sandeep Sirsat as Architect
- (ii) M/s. Nexus Project Solutions Pvt. Ltd. As Structural Consultant.
- (iii) M/s. Nexus Project Solutions Pvt. Ltd. As MEP Consultant.
- (iv) M/s. Nexus Project Solutions Pvt. Ltd. As PMC/ Quantity Surveyor.

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 as registered vide Number **P51800020573** 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.



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**Table A**

**PROJECT: - ARYA GREENS (PROJECT BY M/S ANUSHKA DEVELOPERS)**

| Sr.No.<br>(1) | Tasks / Activity<br>(2)                                                                                                                                                                                                                                                                                                                                                                                                                  | Percentage of<br>Actual Work<br>Done<br><br>(As on date of<br>the Certificate) |
|---------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------|
| 1.            | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                               | 100.00%                                                                        |
| 2.            | Basements (if any)                                                                                                                                                                                                                                                                                                                                                                                                                       | 0.00%                                                                          |
| 3.            | Podiums (if any)                                                                                                                                                                                                                                                                                                                                                                                                                         | N.A.                                                                           |
| 4.            | Plinth                                                                                                                                                                                                                                                                                                                                                                                                                                   | 100.00%                                                                        |
| 5.            | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                                                              | 100.00%                                                                        |
| 6.            | Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                                                 | 60.00%                                                                         |
| 7.            | Internal walls, Internal Plaster, Floorings, Doors and windows within Flats / Premises                                                                                                                                                                                                                                                                                                                                                   | 0.00%                                                                          |
| 8.            | Sanitary Fittings within the Flat / Premises                                                                                                                                                                                                                                                                                                                                                                                             | 0.00%                                                                          |
| 9.            | Staircases, Lift Wells and Lobbies at each Floor Level<br>Overhead and Underground Water Tanks                                                                                                                                                                                                                                                                                                                                           | 60.00%                                                                         |
| 10.           | External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing                                                                                                                                                                                                                                                                                                                      | 0.00%                                                                          |
| 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 and all other requirements as may be required to complete project as per specifications in agreement of Sale. Any other activities. | 0.00%                                                                          |



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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 & Foot-paths                           | NO                | N. A                    | N. A      |
| 2.    | Water Supply                                          | YES               | 0%                      | MCGM      |
| 3.    | Sewerage (chamber, lines, Septic Tank, STP)           | YES               | 0%                      | MCGM      |
| 4.    | Storm Water Drains                                    | YES               | 0%                      | Developer |
| 5.    | Landscaping & Tree Planting                           | NO                | N. A                    | N. A      |
| 6.    | Street Lighting                                       | NO                | N. A                    | N. A      |
| 7.    | Community Buildings                                   | NO                | N. A                    | N. A      |
| 8.    | Treatment and disposal of sewage and sullage water    | NO                | N. A                    | N. A      |
| 9.    | Solid Waste management & Disposal                     | NO                | N. A                    | N. A      |
| 10.   | Water conservation, Rain water harvesting             | YES               | 0%                      | Developer |
| 11.   | Energy management                                     | NO                | N. A                    | N. A      |
| 12.   | Fire protection and fire safety requirements          | YES               | 0%                      | Developer |
| 13.   | Electrical meter room, sub-station, receiving station | YES               | 0%                      | Developer |
| 14.   | Pump Room                                             | YES               | 0%                      | Developer |

Yours Faithfully

Sandeep Sirsat  
(Architect)  
(CA/92/14707)



Agreed and accepted by:  
Signature of Partner  
Name: Mr. Nitin B. Kshirsagar  
Date: 30.06.2023