

OFFICE : 101 / WING-B, 1<sup>ST</sup> FLOOR, CRESCENT NEXUS BUILDING, KOLIVARY VILLAGE ROAD, OFF. SCLR. KALINA, SANTACRUZ (EAST), MUMBAI-400 098.

**Annexure A**  
**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: 08/10/2024

To  
**POONAM HOUSECON PVT. LTD.**  
501, 5<sup>th</sup> Floor, Office – 2, Shah Trade  
Center, Rani Sati Marg, Malad (E),  
Mumbai – 400 097

**Subject:** Certificate of Percentage of completion of construction work of the **Composite building No. 1 of Rehab Wing 'A', Sale Wing 'B' & Sale Wing 'C'** situated on the Plot bearing CTS No. 581A/3B/1(pt) 581A/3B/1/1 to 9 of Village Malad,(E)Taluka: Borivali, M.S.D. at Rani Sati Marg, Malad (East), Mumbai: 400 097 for "EKTA S.R.A Co. Op. Housing Society Ltd." having **[Maha RERA Registration Number P51800024202]**, area being developed by **M/s. Poonam Housecon Pvt. Ltd.**

**(For work upto 30<sup>th</sup> Sept. 2024).**

Sir,

I, Shri Vishwas Satodia, Architect for above referred Project have undertaken assignment as Architect of certifying percentage of completing of construction work of **Composite building No. 1 of Rehab Wing 'A', Sale Wing 'B' & Sale Wing 'C'** situated on the Plot bearing CTS No. 581A/3B/1(pt) 581A/3B/1/1 to 9 of Village Malad,(E)Taluka: Borivali, M.S.D. at Rani Sati Marg, Malad (East), Mumbai: 400 097 for "EKTA S.R.A Co. Op. Housing Society Ltd.", of the Project **[Maha RERA Registration Number P51800024202]** area being developed by **M/s. Poonam Housecon Pvt. Ltd.**

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 Maha RERA 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.

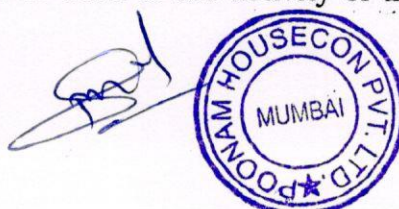


**Table A**  
**Rehab Wing 'A', Sale Wing 'B' & Sale Wing 'C'**

| Sr. No. | Tasks/Activity                                                                                                                                                                                                                                                                                                                                                                                                                          | Percentage of work done |             |             |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|-------------|-------------|
|         |                                                                                                                                                                                                                                                                                                                                                                                                                                         | Rehab Wing A            | Sale Wing B | Sale Wing C |
| 1       | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                              | 100%                    | 100%        | 100%        |
| 2       | Basements (Part)                                                                                                                                                                                                                                                                                                                                                                                                                        | 100%                    | 100%        | 100%        |
| 3       | Podiums (Part)                                                                                                                                                                                                                                                                                                                                                                                                                          | 100%                    | 100%        | 100%        |
| 4       | Plinth                                                                                                                                                                                                                                                                                                                                                                                                                                  | 100%                    | 100%        | 100%        |
| 5       | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                                                             | 100%                    | 100%        | 100%        |
| 6       | number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                                      | 100%                    | 100%        | 100%        |
| 7       | Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats / Premises.                                                                                                                                                                                                                                                                                                                                                 | 100%                    | 100%        | 100%        |
| 8       | Sanitary Fittings within the Flat/Premises,                                                                                                                                                                                                                                                                                                                                                                                             | 100%                    | 100%        | 100%        |
| 9       | Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks                                                                                                                                                                                                                                                                                                                                           | 100%                    | 100%        | 100%        |
| 10      | External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,                                                                                                                                                                                                                                                                                                                      | 100%                    | 100%        | 100%        |
| 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. | 100%                    | 100%        | 95%         |

*[Handwritten signature]*

*[Handwritten signature]*



**TABLE-B**  
**Rehab Wing 'A', Sale Wing 'B' & Sale Wing 'C'**  
**Common Areas (Internal & External Development Works in Respect of the entire Registered Phase)**

| S. No. | Common Areas and Facilities, Amenities             | Proposal (Yes/No) | Percentage of Work Done | Details |
|--------|----------------------------------------------------|-------------------|-------------------------|---------|
| 1.     | Internal Roads & Foothpaths                        | No                | 0%                      |         |
| 2.     | Water Supply                                       | Yes               | 100%                    |         |
| 3.     | Sewarage (chamber, lines, Septic Tank , STP)       | Yes               | 100%                    |         |
| 4.     | Storm Water Drains                                 | Yes               | 100%                    |         |
| 5.     | Landscaping & Tree Planting                        | Yes               | 100%                    |         |
| 6.     | Street Lighting                                    | No                | -                       |         |
| 7.     | Community Buildings                                | No                | -                       |         |
| 8.     | Treatment and disposal of sewage and sullage water | Yes               | 80%                     |         |
| 9.     | Solid Waste management & Disposal                  | Yes               | 60%                     |         |
| 10.    | Water conservation, Rain water harvesting          | Yes               | 100%                    |         |
| 11.    | Energy management                                  | Yes               | 0%                      |         |
| 12.    | Fire protection and fire safety requirements       | Yes               | 100%                    |         |
| 13.    | Electrical meter room                              | Yes               | 100%                    |         |
| 14.    | Others ( Option to Add more)                       | -                 | -                       |         |



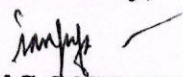
**Agreed & Accepted by**  
**Signature of Promoter**

**Name :**

**Date :**



Yours faithfully,

  
**(VISHWAS SATODIA)**  
**ARCHITECT**  
**Regn.No.CA/86/9600**