Vinayak Sahasrabudhe
B.Arch.
Architect
Interior designer
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B – 13 NAVSANTOSH SOCIETY , SHIVAJI NAGAR , B – CABIN ,THANE (W) 400 602

Date: 10/04/2024

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)

To,
The HEMERA BUILDERS AND DEVELOPERS PVT LTD.
4, Shree Sadguru Krupa CHS,
Vadavali Section,
Behind Bombay House,
Ambarnath, Thane-421501

Subject: Certificate of Percentage of Completion of Construction Work of Building known as GEMINI ICON on Plot bearing CTS no. 1000, 1001, 912 (pt) of village Kanjur (E) at Damle colony in 'S' ward, Kanjurmarg (E), Mumbai -400042 having MahaRERA Registration Number P51800053513 (only applicable after project registration) being developed by Hemera Builders and Developers Pvt Ltd.

Sir,

I VINAYAK SAHASRABUDHE have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work Building known as GEMINI ICON on Plot bearing CTS no. 1000, 1001, 912 (pt) of village Kanjur (E) at Damle colony in 'S' ward, Kanjurmarg (E), Mumbai -400042 having MahaRERA Registration Number P51800053513 (only applicable after project registration) being developed by Hemera Builders and Developers 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 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
Lavout/Building/Wing Number GEMINI ICON
(to be prepared separately for each Layout /Building /Wing of the Project)

Sr. No (1)	Tasks /Activity (2)	Percentage of Actual work done (as on the date of certificate) (3)

1	Excavation	85%
2	Basements (if any)	NIL
3	Podiums (if any)	NIL
4	Plinth	85%
5	Stilt Floor	NIL
6	Slabs of Super Structure	NIL
7	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats/Premises	NIL
8	Sanitary Fittings within the Flat/Premises	NIL
9	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	NIL
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	NIL
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	NIL

TABLE-B

Common Areas (Internal & 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 the date of certificate) (4)	Details (5)
1.	Internal Roads & Footpaths	YES	0	Yet to Start
2.	Water Supply	YES	0	Yet to Start
3.	Sewerage (chamber, lines, Septic Tank, STP)	YES	0	Yet to Start
4.	Storm Water Drains	YES	0	Yet to Start
5.	Landscaping & Tree Planting	YES	0	Yet to Start
6.	Street Lighting	YES	0	Yet to Start
7.	Community Buildings	NO	NA	NA
8.	Treatment and disposal of sewage and sullage water	NO	NA	NA
9.	Solid Waste management & Disposal	YES	0	Yet to Start
10.	Water conservation/ Rain water harvesting	YES	0	Yet to Start

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Sr. No. (1)	Common areas and Facilities (2)	Proposed (Yes/No) (3)	Percentage of Actual Work done (as on the date of certificate) (4)	Details (5)
11.	Energy management	YES	0	Yet to Start
12.	Fire protection and fire safety requirements	YES	0	Yet to Start
13.	Electrical meter room, sub-station receiving station	YES	0	Yet to Start
14.	Others (option to add more)			
	a) Puzzle Parking	YES	0	Yet to Start
	b) Fire fighting system	YES	0	Yet to Start
	c) Passenger Lift	YES	0	Yet to Start

Thanking you

VINAYAK SAHASRABUDHE CA/92/14754 ARCHITECT

Vinayak Sahasrabudhe
B. Arch.
CA/92/14754
Agreed and Accepted by:

HEMERA BUILDERS & DEVELOPERS (P) LTD.

Signature of Promoter

Name:

Date: 10/04/2024