Ken assist
Sachin Jadhav
Architect
Consultant

36/1930, Shree Shraddha C.H.S., Gr. Floor, W.E. Highway Service Road, Bandra (East), Mumbai - 51.

Annexure A

FORM 1

[See regulation 3]

ARCHITECT CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Accounts)

Date :- 04.02.2025

To,
M/S. SHIV SAI DEVELOPER,
608, Suchita Business Park,
Y. S. Jadhav Marg, Ghatkopar (East),
Mumbai 400 077.

Subject : Certificate of percentage of Completion of Construction Work of Proposed Building known as **''Nebula Empress''** on plot bearing CTS No. F/1533, FP No.578 of Village Bandra situated at 5th Road Khar West Mumbai – 400 052 in H-West Ward for "SARVODAYA SRA CO.OP.HSG. SOC. Ltd'' having MaharRera Registration Number applied Being developed by M/S. SHIV SAI DEVELOER.

Sir,

I Sachin Jadhav of M/s **Ken Assist** have undertaken assignment as Architect of percentage of Completion of construction work of SARVODAYA SRA CO.OP.HSG. SOC. Ltd. Having MahaRera Registration Number applied (Only Applicable after project registration, being developed By M/S. SHIVSAI DEVELOER.

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.

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TABLE-A

Composite Building/ Wing-A & B (Single building in layout) (Amended IOA & further CC issued upto 13th floor and building u/ref. earlier constructed upto 13th floor)

Sr. no.	Task and activity	Percentage of Actual Work Done (As on date of the Certificate) (further CC upto 13th floor issued on 2/11/2023)
1	Excavation	100%
2	Basement (if any)	100%
3	Podiums (if any)	NA
4	Plinth	100%
5	Stilt Floor	100%
6	Slab of super Structure	100% (as per further CC upto 13th floor)
7	Internal walls, Internal plaster, floorings, Doors and windows within Flats/Premises	100% (as per further CC upto 13th floor)
8	Sanitary Fittings within the Flat/Premises	100% (as per further CC upto 13th floor)
9	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and underground water tanks.	100% (as per further CC upto 13th floor)
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	90% (as per further CC upto 13th floor)
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.	95% (as per further CC upto 13th floor)

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TABLE B

Common areas (internal and external road development works) in respect of the registered phase / project number

Sr no	Common areas and Facilities	Proposed (YES/NO)	Percentage of Actual Work Done	Details
1	Internal Roads & Footpaths	YES	100% (as per further CC upto 13th floor)	
2	Water Supply	YES	100% (as per further CC upto 13th floor)	
3	Sewerage (Chamber, lines, Septic tank, STP)	YES	100% (as per further CC upto 13th floor)	
4	Storm Water Drains	YES	100% (as per further CC upto 13th floor)	
5	Landscaping & Tree Planting	NO	-	
6	Street Lighting	100%	100% (as per further CC upto 13th floor)	
7	Community Buildings	NA	--	
8	Treatment and disposal of sewage and sullage water.	NA	--	
9	Solid Waste management & Disposal	NA	--	
10	Water conservation / Rain water harvesting	YES	--	
11	Energy management	NO	--	
12	Fire protection and Fire Safety Requirements	YES	95% (as per further CC upto 13th floor)	
13	Electrical motor room, sub-station, receiving station.	YES	95% (as per further CC upto 13th floor)	
14	Others (Option to Add more)	--	--	

Yours Faithfully,

SACHIN TANAJI JADHAV

M/s **Ken Assist**
(License No. CA/2004/34628)

Agreed and Accepted by

C.m.makar

SHIV SAI DEVELOPER MUMBAI 77.

Signature of Promoter

Name : Chandrakant makar
Date : 4.2.2025

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