VIJAY PHULKAR G. D. Arch, AIIA
ANUP PHULKAR B. Arch, P.G. DACM
RASHMI PHULKAR B. Arch., P.G. DPM

PHULKAR & PHULKAR
(ARCHITECTS)

D-1, Gr. Fl. Prashal Society, Sant Janabai Road, Vile Parle (E), Mumbai–400 057. Tel: 022 35673383

Ref.: N-1614/265/2026 Date : 14 July 2026

ANNEXURE A - FORM 1

(See Regulation 3)

ARCHITECT'S CERTIFICATE

(As on 30/06/2026)

To,
M/s. Pearl Infra
F-48, Profit Centre,
90ft Road, Kandivali West,
Mahavir Nagar, Mumbai Suburban,
Borivali – 400067

Subject: Certificate of Percentage of Completion of Construction work as on **30/06/2026** of **Ashiyana Apartment CHSL** having MahaRERA Registration Number: **P51800054430** being developed by **M/s. Pearl Infra.**

Sir,

I Mr. Anup Vijay Phulkar, of M/s Phulkar & Phulkar Architects have undertaken assignment as Architects/Licensed Surveyor of certifying Percentage of Completion of Construction work of Ashiyana Apartment CHSL the building having MahaRERA Registration Number: P51800054430 being developed by M/s. Pearl Infra.

Based on Site Inspection, with respect to Layout of the Building of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done of the building of the said Real Estate Project under MahaRERA is as registered 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

Layout/Building/ Ashiyana

Sr. No.	**Task/Activity**	**Percentage of Work Done** (As of date of the Certificate)
(1)	**(2)**	**(3)**
1.	Excavation	100%
2.	Number of Basement(s)-NIL	NA
3.	Number of Plinth- 1	100%
4.	Number of Podium NIL	NA
5.	Stilt Slab (Transfer Lvl Slab)-1	100%
6.	Slabs of Super Structure-13	65%
7.	Internal walls, Internal Plaster Floorings, Doors and Windows within Flat/Premises	15%
8.	Sanitary Fittings 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 and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0%
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 protection and all other requirements as may be required to complete project as per specification in agreement of sale. Any other activities.	0%

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TABLE-B

Common Area (Internal and External Development Works) for (Project Ashiyana Apartment Chsl)

Sr. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work Done (As on date of the Certified)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Compound Paving	Yes	0%	NA
2.	Water Supply (UGT/ OHT Etc.)	Yes	40%	----NA----
3.	Sewerage (chamber, lines, Septic Tank, STP)	Yes	0%	----NA----
4.	Storm Water Drains	Yes	0%	----NA----
5.	Landscaping & Tree Planting	No	0%	----NA----
6.	Compound Area Lighting	Yes	0%	---NA---
7.	Community Buildings	No	0%	---NA---
8.	Treatment and disposal of sewage and sullage water.	No	0%	---NA---
9.	Solid Waste Management & Disposal	No	0%	---NA---
10.	Water Conversation & Rain Water Harvesting	Yes	0%	---NA---
11.	Energy Management	No	0%	---NA---
12.	Fire Protection and fire safety requirements	Yes	0%	---NA---
13.	Electrical meter room	Yes	0%	----NA----
14.	Others (options to add more)	Yes		

Yours Faithfully,

ANUP VIJAY PHULKAR

Digitally signed by ANUP VIJAY PHULKAR
DN: c=IN, o=PERSONAL, pseudonym=e5e4803d5ccc42439daea6dec1121468, 2.5.4.20=1909f2f808b58b66344c2d655fb7f56d9b2e9ef98f797361949d928ba526372e, postalCode=400057, st=MAHARASHTRA, serialNumber=e35ab9321961899ebfc39ca1e77f78922c97a5134e53c0382d1080fc33570c24, cn=ANUP VIJAY PHULKAR
Date: 2026.07.14 12:20:09 +05'30'

(ANUP V. PHULKAR)
Architect
License No-CA/2004/34540

Agreed and Accepted by:

Signature of Promoter
Name : M/s. Pearl Infra
Date : 14/04/2026