

Ulhas Mude & Associates

B. Arch

C. A. No. - CA/95/19279

**ARCHITECT'S CERTIFICATE
(FORM-1 – TO BE SUBMITTED FOR ONGOING BUILDING/WINGS OF PROJECT)**

Date : 30/09/2019

To

The- Rachana Construction Co. (Nagpur) Pvt. Ltd.,
4th floor, LOTUS,WHC Road, Dharampeth,
(Gorepeth layout), between coffee house square &
Law college square, Nagpur(Maharashtra)

Subject: Certificate of Percentage of Completion of Construction Work of Rachana 24 Carat project situated on the Plot bearing NO. 87 /CTS Nos. 1047/final plot no-87 as per sanctioned plan, demarcated by its boundaries Road to the North, conservancy lane and plot CTS no 1060 and 1059 beyond to the South, plot bearing CTS no 1048 to the East & plot bearing CTS no 1046 to the West of Division- Nagpur, village- Nagpur (M Corp.), Taluka- Nagpur(Urban), District – Nagpur PIN - 440010 measuring 1114.83 sq.mts. area being developed by Rachana Construction Co. (Nagpur) Pvt. Ltd.,

Sir,

I Ulhas Mude & Associates have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of Rachana 24 Carat project situated on the Plot bearing NO. 87 /CTS Nos. 1047/final plot no-87 as per sanctioned plan, demarcated by its boundaries Road to the North, conservancy lane and plot CTS no 1060 and 1059 beyond to the South, plot bearing CTS no 1048 to the East & plot bearing CTS no 1046 to the West of Division- Nagpur, village- Nagpur (M Corp.), Taluka- Nagpur(Urban), District – Nagpur PIN - 440010 measuring 1114.83 sq.mts. area being developed by Rachana Construction Co. (Nagpur) Pvt. Ltd.,

1. Following technical professionals are appointed by Owner / Promoter :-

- (i) M/s Ulhas mude & Associates, Nagpur as Architect ;
- (ii) M/s P.S. Patankar & Associates, Nagpur as Structural Consultant
- (iii) M/s Zopate Electrical consultants pvt. ltd., Pune as Electrical Consultant
- (iv) Shri Sanjay singh as Site In charge

Based on Site Inspection, with respect to 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-(P50500002136)--under RERA is as per table A herein below. The percentage of the work executed with respect to each of the major activity of the building and Overall Percentage of work done of development work with respect to building is detailed in the Table B.

Table A

Project - Rachana 24 Carat

Sr. No.	Task/ Activity	Percentage of Work Done
1	Excavation	100%
2	Plinth	100%
3	No. of podiums	NA
4	Stilt floor	85%
5	11 Numbers of slabs of superstructure	100%
6	Internal walls, internal plaster, flooring within flat/ Premises, door & windows to each of the flat/premises	20%
7	Sanitary fittings within flat/premises, electrical fitting within Flat/premises.	10%
8	Staircases, lift wells & lobbies at each floor level connecting to staircases & lifts, overhead & underground water tanks	75%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing	65%
10	Installation Of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, 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 Obtain Occupation /Completion Certificate.	10%

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 & Footpaths	Yes	50%	Work in Progress
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	No		
7	Community Buildings	No		
8	Treatment and disposal of sewage and sullage water	No		
9	Solid Waste management & Disposal	No		
10	Water conservation, Rain water harvesting	Yes	0 %	Yet to Start
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	50%	Work in Progress

Yours Faithfully**ULHAS MUDE & ASSOCIATES.**

(License NO. CA/95/19279)