

FORM 1 [see Regulation 3]
ARCHITECT'S CERTIFICATE

Date: 29/07/2017

To

Sandeep Dwellers Pvt Ltd
3C, Gulmohar, Temple Road
Civil Lines, Nagpur – 440001

Subject: Certificate of Percentage of Completion of Construction Work of SPDL Aashray - I for Construction of ONE building of the only Phase (MahaRERA Registration Number - Applied) situated on the Plot bearing C.N. No/CTS No./ Survey No. 295 - Sheet No.72, Kh. No. 53/2, 54, 58, 59/3, demarcated by its boundaries (21°09'53"N 79°00'17"E) to the North – Road, to the South – City Survey No. 296, to the East – Road, to the West – City Survey No. 294 of Division Nagpur, Village Nagpur (M Corp.), Taluka Nagpur (Urban) District Nagpur PIN 440023, admeasuring 1425.26 Sq.mts. area being developed by Sandeep Dwellers Pvt. Ltd.

Sir,

I, Anand Sarda have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of the ONE Building of the only Phase of the Project, situated on the plot bearing C.N. No/CTS No./ Survey No. 295 - Sheet No.72, Kh. No. 53/2, 54, 58, 59/3, demarcated by its boundaries (21°09'53"N 79°00'17"E) to the North – Road, to the South – City Survey No. 296, to the East – Road, to the West – City Survey No. 294 of Division Nagpur, Village Nagpur (M Corp.), Taluka Nagpur (Urban) District Nagpur PIN 440023, admeasuring 1425.26 Sq.mts. area being developed by Sandeep Dwellers Pvt. Ltd.

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

- (i) Shri Anand Sarda as L.S. / Architect
- (ii) Shri Aman Kumar Singh as Structural Consultant
- (iii) Shri Anand Sarda as MEP Consultant
- (iv) Shri Aman Kumar Singh as Quantity Surveyor *

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 - Applied 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

Building /Wing Number ONE

Sr. No.	Tasks /Activity	Percentage of work done
1	Excavation	0
2	<u>1</u> number of Plinth	0
3	<u>0</u> number of Podiums	NA
4	Stilt Floor	0
5	<u>8</u> number of Slabs of Super Structure	0
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0
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	0

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	No		NA
2.	Water Supply	Yes	0	NMC to supply water
3.	Sewarage (chamber, lines, Septic Tank, STP)	Yes	75	STP complete
4.	Storm Water Drains	Yes	75	Lines laid as per norms
5.	Landscaping & Tree Planting	Yes	0	Requisite Trees to be planted
6.	Street Lighting	No	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 conservation, Rain water harvesting	Yes	75	Connection to Harvesting pit left
11.	Energy management	No	0	NA
12.	Fire protection and fire safety requirements	Yes	0	As per law
13.	Electrical meter room, sub-station, receiving station	Yes	0	MSEB to provide meters
14.	Aggregate area of recreational open space	No	0	NA
15.	Open Parking	Yes	0	Paving to be done

Yours Faithfully



ANAND SARDA

Architect

License No. COA – CA/99/24614

NIT LS No. - 1196

Anand N. Sarda

Architect & Interior Designer

C.O.A. Reg. No. - CA /99 /24614

N. I. T. L. S. No. - 1196

N. M. C. L. S. No. - 635