

**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)**

Date : 26.07.2017

To,

Mr. Atul Manoharrao Yamsanwar

Mr. Vyanktesh Kunawar and

Mr. Chandrakant Padmawar

N.K.Y. Towers , Ajni Square, Wardha Road, Nagpur.

Subject: Certificate of Percentage of Completion of Development work of Residential Layout to be known and style as **"UNIQUE CITY"** Whose development work in progress on land situated on the Khasra No. 43/2-4/1, 43/2-4/2, 43/2-4/3, 43/2-4/4A, PH. No.48 , Mouza – kanholi, Tah. – Hingna, Dist. – Nagpur, demarcated by its boundaries

(latitude and longitude of the end points)

**20°58'55.1"N 79°00'17.1"E**

of Khasra No. 43/2-4/1, 43/2-4/2, 43/2-4/3, 43/2-4/4A, PH. No.48 , Mouza – kanholi, Tah. – Hingna, Dist. – Nagpur, admeasuring ( 7.6807 Ha.) **76807.82** Sq. Mts.

Being developed by

Mr. Atul Manoharrao Yamsanwar

Mr. Vyanktesh Kunawar and

Mr. Chandrakant Padmawar

Sir,

I RAVI D. CHOUDHARI , have undertaken assignment as Architect certifying Percentage of Completion of Development Work of Residential Layout to be known and style as **"UNIQUE CITY"** Whose development work in progress on land situated on the Khasra No. 43/2-4/1, 43/2-4/2, 43/2-4/3, 43/2-4/4A, PH. No.48 ,

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Following technical professionals are appointed by Owner/Promoter : -

- (I) Shri. Ravi D. Choudahri as LS Architect.
- (II) NA - Structural Consultant.
- (III) NA - MEP Consultant;
- (IV) Shri. Rishikesh Manjre as Site Supervisor;

Based on the Site Inspection, with respect to each of the Plot 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 layout plot Developement of the Real Estate Project as registered vide number ----- under RERA is as per table A herein below. The percentage of work executed with respect to each of the major activity of the Residential Layout of plot and Overall Percentage of work done with respect to each plot is detailed in the Table B.

**Table A**  
**Project Name – “UNIQUE CITY” (Residential Layout)**

| <b>Sr. No.</b> | <b>Tasks/Activity</b>                                                                                                                                                                                                                                                                                                                                                                                                 | <b>Percentage of Work Done</b> |
|----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------|
| 1              | Excavation                                                                                                                                                                                                                                                                                                                                                                                                            | NA                             |
| 2              | Number of Basement – 0 and Plinth - 0                                                                                                                                                                                                                                                                                                                                                                                 | NA                             |
| 3              | Number of Podiums – 0                                                                                                                                                                                                                                                                                                                                                                                                 | NA                             |
| 4              | Stilt Floor – 0                                                                                                                                                                                                                                                                                                                                                                                                       | NA                             |
| 5              | Number of Slabs of Super Structure –0                                                                                                                                                                                                                                                                                                                                                                                 | NA                             |
| 6              | Internal Walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows to each of the Flat/Premises                                                                                                                                                                                                                                                                                                      | NA                             |
| 7              | Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises                                                                                                                                                                                                                                                                                                                              | NA                             |
| 8              | Staircase, Lift Wells and Lobbies at each Floor Level connecting Staircases and Lifts, Overhead and Underground Water Tanks                                                                                                                                                                                                                                                                                           | NA                             |
| 9              | The External Plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing                                                                                                                                                                                                                                                                                                 | NA                             |
| 10             | Installation of Lifts, Water Pumps, Fire Fighting Fittings and Equipments as per CFO NOC, Electrical fittings to Common Areas, Electro Mechanical Equipment, Compliance to conditions of Environment/CRZ NOC, Finishing to entrance Lorry/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 | NA                             |

**Table B**

**Project Name – “UNIQUE CITY” (Residential Layout)**

**Internal and External Development Works in Respect of the Entire Registered Phase**

| Sr. No. | Common Area and Facilities, Amenities              | Proposed (Yes/No) | Percentage of Work Done | Details                                                    |
|---------|----------------------------------------------------|-------------------|-------------------------|------------------------------------------------------------|
| 1       | Internal Roads                                     | YES               | 54%                     | Work in Progress                                           |
| 2       | Water Supply                                       | YES               | 100%                    | Layout water supply line is completed as per sanction plan |
| 3       | Sewerage (Chamber, Lines, Septic Tanks, STP)       | YES               | 100%                    | Layout Sewerage line is completed as per sanction plan     |
| 4       | Storm Water Drains                                 | YES               | 100%                    | Layout Strom water drain is completed as per sanction plan |
| 5       | Landscaping and Tree Planting                      | YES               | 54%                     | Work in Progress                                           |
| 6       | Street Lighting                                    | YES               | 0                       | Work to start                                              |
| 7       | Community Buildings                                | NO                | 0                       | NA                                                         |
| 8       | Treatment and Disposal of Sewage and Sullage Water | YES               | 100%                    | STP Completed as per plan                                  |
| 9       | Solid Waste Management and Disposal                | NO                | 0                       | NA                                                         |
| 10      | Water Conservation, Rain Water Harvesting          | YES               | 100%                    | Completed as per                                           |

# ARCSPACE

DESIGN CONSULTANTS

Architects, interior & landscape

|    |                                                             |     |   | SANCTION<br>plan |
|----|-------------------------------------------------------------|-----|---|------------------|
| 11 | Energy Management                                           | NO  | 0 | NA               |
| 12 | Fire protection and Fire<br>Safety Equipments               | NO  | 0 | NA               |
| 13 | Electrical Meter Room,<br>Sub-station, Receiving<br>Station | NO  | 0 | NA               |
| 14 | Aggregate Area of<br>Recreational Open Space                | YES | 0 | AS PER PLAN      |
| 15 | Open Parking                                                | NO  | 0 | NA               |



Yours Faithfully

**RAVI CHOUDHARY**  
**ARCHITECT**  
**CA/2009/46071**  
**N.I.T. Regd. No.: 2339**  
**N.M.C. Regd. No.: 502**  
**AR. RAVI CHOUDHARY**  
**CA/2009/46071**