

**FORM 1 [see Regulation 3]
ARCHITECT'S CERTIFICATE**

Date: 3rd January 22

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

**Subject: Certificate of Percentage of Completion of Construction Work of
SPDL Paradise II – C Wing
MahaRERA Registration Number -P50500006021**

Sir,

I, Anand Sarda have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of the 1 Building of the Second 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 1153.82 Sq.mts. out of 8319.80 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 - P50500006021 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 C

Sr. No	Tasks /Activity	Work Done %
		A
1	Excavation	100%
2	<u>1</u> number of Plinth	100%
3	<u>0</u> number of Podiums	NA
4	Stilt Floor	100%
5	<u>10</u> number of Slabs of Super Structure	100%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	95%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	6%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	100%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	75%

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%
Total Work Done for the Wing / Building		72%

TABLE-B

Internal & External Development Works in Respect of the entire Registered Phase

Sr. No	Common areas and Facilities, Amenities	Work Done %
		A
1	Internal Roads & Footpaths	NA
2	Water Supply	100%
3	Sewerage (chamber, lines, Septic Tank , STP)	100%
4	Storm Water Drains	100%
5	Landscaping & Tree Planting	100%
6	Street Lighting	0%
7	Community Buildings	100%
8	Treatment and disposal of sewage and sullage water	100%
9	Solid Waste management & Disposal	0%
10	Water conservation, Rain water harvesting	90%
11	Energy management	80%
12	Fire protection and fire safety requirements	0%
13	Electrical meter room, sub-station, receiving station	0%
14	Generator Back up	100%
15	Security CCTV Camera	0%
16	Lift	0%
17	Society Office	0%
18	Aggregate area of recreational open space	100%
19	Open Parking	0%
Total Work Done for the Wing / Building		

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.: R-284