RSA

RAVI SONKUSARE ARCHITECTS

FORM 1

ARCHITECTS CERTIFICATE

(To be submitted at the time of Registration of ongoing Project and for withdrawal of money from Designated Account)

Date: 31-03-2018

To,
Mr. Sunil Laddhad/ Mr. Nimish Laddhad,
01, Manoj Building, Central Bazar Road, Ramdaspeth,
Nagpur 440010.

Subject: Certificate of Percentage of Completion of Construction Work of "Sumangal Vihar" Three No. of Building(s)/Three (Bhalchandra, Moreshwar & Sarvesh) Wing(s) of Project [Maha RERA Registration Number P50500007042] situated on the Plot No. 1 bearing Kh. No. 04 on Final demarcated by its boundaries (latitude and longitude of the end points) Kh.No. 3 to the North, Kh.No. 6 to the South, Kh.No. 6 to the East, Khasara Boundary of Mouza Wagdhara to the West, Nagpur of Division, Village: Isasani, Taluka: Hingna, District: Nagpur. Pin - 441110 Admeasuring – 37300.00 Sq.mts. Area being developed by – Mr. Sunil Laddhad/Mr. Nimish Laddhad.

Sir,

I/ We **Ravindra Sonkusare** have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of "Sumangal Vihar" Three No. of Building(s)/Three (Bhalchandra, Moreshwar & Sarvesh) Wing(s) of Project [Maha RERA Registration Number P50500007042] situated on the Plot No. 1 bearing Kh. No. 04 on Final demarcated by its boundaries (latitude and longitude of the end points) Kh.No. 3 to the North, Kh.No. 6 to the South, Kh.No. 6 to the East, Khasara Boundary of Mouza Wagdhara to the West, Nagpur of Division, Village: Isasani, Taluka: Hingna, District: Nagpur. Pin - 441110 Admeasuring – 37300.00 Sq.mts. Area being developed by – Mr. Sunil Laddhad/Mr. Nimish Laddhad.

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

(i) M/s/Shri/Smt **Ravindra Sonkusare Architects** as L.S/Architect.

(ii) M/s/Shri/Smt **Aaj Engineer** as Structural Consultant.

(iii) M/s/Shri/Smt **N.A** as MEP Consultant.

(iv) M/s/Shri/Smt **Shiv** as Site Supervisor.

Based on site inspection, with respect to Layout/ 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 under MahaRera is as per Table A herein below. The percentage of the work executed with respect to each activity of the entire Phase is detailed in Table B.

RAVI SONKUSARE ARCHITECTS
ARCHITECTURE URBAN DESIGN LANDSCAPE INTERIOR
SC-2 RADHAKRISHNA APARTMENT,187, GOKULPETH, NAGPUR, 440010. P 0712-6458130/2551321 M 9822578331

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RAVI SONKUSARE ARCHITECTS

TABLE A

Layout/Building/Wing Number **Moreshwar** (to be prepared separately for each Layout/Building/Wing of the Project)

SR NO (1)	TASK/ACTIVITY (2)	PERCENTAGE OF WORK ACTUAL DONE (As on date of Certificate) (3)
1.	Excavation	100
2.	Basements (if any)	Nil
3.	Podiums (if any)	Nil
4.	Plinth	100
5.	Stilt Floors	Nil
6.	Slabs of Super Structure	100
7.	Internal Walls, Internal Plaster, Floorings, Floorings, Doors and windows within Flat/Premises	0
8.	Sanitary Fittings within Flat/Premises	0
9.	Staircase, Lift Wells and Lobbies at each Floor Level overhead and Underground Water Tanks	50
10.	External Plumbing and External Plaster, elevation and completion of Terraces with waterproofing of 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 area appurtenant to Building/Wing. Compound Wall and all other requirements as may be required to complete project as per specifications in Agreement to Sale. Any other Activities.	0

R.S SONKUSARE C.A NO 97/22270 NAGPUR

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TABLE A

Layout/Building/Wing Number **Sarvesh** (to be prepared separately for each Layout/Building/Wing of the Project)

SR NO (1)	TASK/ACTIVITY (2)	PERCENTAGE OF WORK ACTUAL DONE (As on date of Certificate) (3)
1.	Excavation	100
2.	Basements (if any)	Nil
3.	Podiums (if any)	Nil
4.	Plinth	100
5.	Stilt Floors	Nil
6.	Slabs of Super Structure	70
7.	Internal Walls, Internal Plaster, Floorings, Floorings, Doors and windows within Flat/Premises	0
8.	Sanitary Fittings within Flat/Premises	0
9.	Staircase, Lift Wells and Lobbies at each Floor Level overhead and Underground Water Tanks	0
10.	External Plumbing and External Plaster, elevation and completion of Terraces with waterproofing of 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 area appurtenant to Building/Wing. Compound Wall and all other requirements as may be required to complete project as per specifications in Agreement to Sale. Any other Activities.	0

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TABLE A

Layout/Building/Wing Number **Bhalchandra** (to be prepared separately for each Layout/Building/Wing of the Project)

SR NO (1)	TASK/ACTIVITY (2)	PERCENTAGE OF WORK ACTUAL DONE (As on date of Certificate) (3)
1.	Excavation	100
2.	Basements (if any)	Nil
3.	Podiums (if any)	Nil
4.	Plinth	100
5.	Stilt Floors	Nil
6.	Slabs of Super Structure	80
7.	Internal Walls, Internal Plaster, Floorings, Floorings, Doors and windows within Flat/Premises	0
8.	Sanitary Fittings within Flat/Premises	0
9.	Staircase, Lift Wells and Lobbies at each Floor Level overhead and Underground Water Tanks	0
10.	External Plumbing and External Plaster, elevation and completion of Terraces with waterproofing of 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 area appurtenant to Building/Wing. Compound Wall and all other requirements as may be required to complete project as per specifications in Agreement to Sale. Any other Activities.	0

R.S. SONKUSARE C.A NO 97/22270 NAGPUR

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TABLE B

Common Areas (Internal and External Development Works) in Respect of the Registered Phase/Project.

SR NO (1)	COMMON AREAS AND FACILITIES (2)	PROPOSED (Yes/No) (3)	Percentage of Actual Work Done (As on the date of the Certificate) (4)	Details (5)
1.	Internal Roads and Footpaths	Yes	0	
2.	Water Supply	Yes	0	
3.	Sewerage (Chamber lines, septic Tank, STP)	Yes	0	
4.	Storm Water Drains	Yes	0	
5.	Landscaping and Tree Planting	Yes	0	
6.	Street Lighting	Yes	0	
7.	Community Buildings	Yes	0	
8.	Treatment and Disposal of Sewage and Sullage Water	Yes	0	
9.	Solid Waste Management & Disposal	Yes	0	
10.	Water Conservation/ Rain water Harvesting	Yes	0	
11.	Energy Management	Yes	0	
12.	Fire Protection and Fire Safety Requirements	Yes	0	
13.	Electrical meter rooms, substation receiving station	Yes	0	
14.	Other (Option to add more)			

Yours Faithfully,

R. SONKUSARE C.A NO 97/22270 NAGPUR

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R.S Sonkusare
Signature & Name Ls/ Architect
Mr. Ravi Sonkusare
License No: C.A No 97/22270

Agreed and accepted by
SUNIL LADDHAD &
NIMISH LADDHAD (AOP)
Association Person

Signature of Promoter
Name: Mr. Nimish Laddhad
Date: 31-03-2018