**AR. SANDEEP INDERCHAND PATNI**

351, Ogle Road 2nd Floor Ganpati Sadan, Mahal, Nagpur – 440002
Mob: 09823135900 E-mail: patniassociates@gmail.com

FORM 1

[*See* Regulation 3]

ARCHITECT'SCERTIFICATE

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

Date 5th January 2019

To,

Patni Properties,
Rakesh Babulal Patni,
G1 Bharuka Annex,
DajiDeshmukh Marg,
Beside HDFC Bank,
Dhantoli,
Nagpur-440012

**Subject :** Certificate of Percentage of Completion of Development Work of 48 plots of the Project Maha RERA Registration Number- P50500009893 situated on the Plot bearing C.N. No/CTS No./Survey No./ Final Kh No 120/2 demarcated by its boundaries (latitude and longitude of the end points) Kh. No. 135 to the North Kh No. 115/114/113 to the South Kh. No. 121to the East Road to the West of Fetari Village, Taluka Nagpur District Nagpur Pin 441501 admeasuring 20186.20 sq.mts. area being developed by M/s Patni Properties.

Sir,

I/ Sandeep Patni have undertaken assignment as Architect /Licensed Surveyor of Certifying Percentage of Completion of Development Work of **48 plots** of the Project, situated on the plot bearing C.N. No/ CTS No./Survey No./Final KhNo.120/2 of village Fetari, taluka Nagpur, District Nagpur PIN 441501 admeasuring 20186.20sq.mts. area being developed by Rakesh Patni and others.

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

   (i) (i) Shri Sandeep Patni as Architect, Shri Ravindrasingh Janewar as engineer;

   (ii) Shri Shubham Rajesh Fuladias Site Supervisor

Table A of the prescribed certificate is not applicable in this case since the project is not for construction of any building but for development of land.

Based on 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 the work executed with respect to each of the activity of the entire phase is detailed in TableB.

SANDEEP PATNI ARCHITECT Regd. No. CA/1992/20

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~~TABLE A (NA)~~

Building /Wing Number_____(to be prepared separately for each Building /Wing of the Project)

| Sr. No. (1) | Task/ Activity (2) | Percentage of work done (3) |
|---|---|---|
| 1. | Excavation | NA |
| 2. | _____number of Basement(s) and Plinth | NA |
| 3. | _____number of Podiums | NA |
| 4. | Stilt Floor | NA |
| 5. | _____number of Slabs of Super Structure | NA |
| 6. | Internal Walls, Internal Plaster, Floorings 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. | Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks. | NA |
| 9. | Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks. | NA |
| 10 | The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing. | NA |
| 11 | 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. | NA |



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TABLE-B

Internal and External Development Works in respect of the entire Registered Phase.

| Sl. No. (1) | Common areas and Facilities, Amenities (2) | Proposed (Yes/No) (3) | Percentage of Workdone (4) | Details (5) |
|---|---|---|---|---|
| 1. | Internal Roads&Foot-paths. | Yes | 45% | |
| 2. | WaterSupply | Yes | 80% | |
| 3. | Sewerage (chamber, lines, Septic Tank , STP) | Yes | 70% | |
| 4. | Storm WaterDrains | Yes | 100% | |
| 5. | Landscaping& Tree Planting. | No | 100% | |
| 6. | Street Lighting | Yes | 50% | |
| 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 | 75% | |
| 11 | Energy management | Yes | | |
| 12 | Fire protection and fire safety requirements | No | | |
| 13 | Electrical meter room, sub-station, receiving station. | Yes | | |
| 14 | Others (Option to Add more). | No | | |

Yours Faithfully,

Ar. SANDEEP PATNI

(License No CA/97/22269)

SANDEEP PATNI ARCHITECT REGD. No. CA/97/22269