



**SYED MOBIN
ARCHITECTS**

301, P 7/2, Style Homes,
Chitnavis Layout, Byramji Town,
Nagpur - 13 (MS) India.
Tel. : +91 - 0712 - 6618899.
email : sma@indiavision.com
www. syedmobin.com

**FORM 1
ARCHITECT'S CERTIFICATE**

Date :25.07.2017

To,
IVSS Infrastructures.

Subject : Certificate of Percentage of Completion of Construction Work of Pratiksha of the Project [Applied for Maha RERA Registration Number] situated on the Plot bearing CTS No. 284 , Plot no HA, Kh No. 131,133 & 134/1, Mouza- Nari, Sugat Nagar demarcated by its boundaries (latitude and longitude of the end points) 9.0 mtr wide road to the North , other plot to the South, 24.0 mtr wide road to the East & other plot to the West of Division, Sugat Nagar , taluka - Nagpur, District – Nagpur, PIN - 440014 admeasuring 716.44 sq.mts. area being developed by M/s IVSS Infrastructures.

Sir,

We, Syed Mobin Architects have undertaken assignment as Architect certifying Percentage of Completion of Construction Work of the Pratiksha Building , situated on the plot bearing CTS No. 284 , Plot no HA, Kh No. 131,133 & 134/1, Mouza- Nari, Sugat Nagar, taluka - Nagpur, District – Nagpur, PIN - 440014 admeasuring 716.44 sq.mts. area being developed by by M/s IVSS Infrastructures.

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

- (i) M / s Syed Mobin Architects as Architect
- (ii) M / s Aaj engineers and consultant as Structural Consultant
- (iii) M / s Sunil Dhaware as MEP consultant
- (iv) Shri Ramnath Dashmer as Site Supervisor



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 for Maha RERA Registration Number under Maha RERA 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

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100 %
2	0 number of Basement(s) and Plinth	100 %
3	0 number of Podiums	-----
4	Stilt Floor	75 %
5	4 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	75 %
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	50 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	50 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	60%
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	25%

Note :- building height 14.400 mtr. No fire norms application



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	Yes	0%	Paving Blocks in Setbacks. Internal Roads N.A.
2.	Water Supply	Yes	50%	
3.	Sewarage (chamber, lines, Septic Tank , STP)	Yes	70%	No septic tank & STP Required
4.	Storm Water Drains	Yes	75%	
5.	Landscaping & Tree Planting	Yes	0%	
6.	Street Lighting	Yes	0%	
7.	Community Buildings	No	--	N.A.
8.	Treatment and disposal of sewage and sullage water	No	--	N.A.
9.	Solid Waste management & Disposal	No	--	N.A.
10.	Water conservation, Rain water harvesting	Yes	0%	
11.	Energy management	No	0%	Solar Heating System
12.	Fire protection and fire safety requirements	No	--	N.A.
13.	Electrical meter room, sub-station, receiving station	Yes	10%	Sub-Station, Receiving Station N.A.

Yours Faithfully ,



For, SYED MOBIN ARCHITECTS

(License NO. CA/2002/29182)