

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

Date : 4th January 2025

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

Subject: Certificate of Percentage of Completion of Construction Work
Project: SDPL Aashray Beltarodi II
MahaRERA No: P50500053748

Sir,

I Rahul Agarwala have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of **SDPL Aashray Beltarodi II** for Construction of 2 buildings (MahaRERA Registration Number – P50500053748) situated on Plot No. 10, on Kh. No. 6/2 P.H. No. 38, Mouza Beltarodi, Nagpur – 441108 demarcated by its boundaries (21°04'17.9"N 79°04'23.3"E) to the North By 18.00 Mtrs. Wide Road, to the South By 9.00 Mtrs. Wide Road, to the East By Open Space, to the West By Kh.No.6/1 admeasuring 2,698.87 Sq. mts. area being developed by M/s. Sandeep Dwellers Pvt. Ltd.

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

- (i) Shri Rahul Agarwala as L.S. / Architect
- (ii) Shri Aman Kumar Singh as Structural Consultant
- (iii) Shri Rahul Agarwala as MEP Consultant
- (iv) Shri Aman Kumar Singh as Quantity Surveyor *

Based on Site Inspection, with respect to each of the Building 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 – P50500053748 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.

Calculation for Architect's Certificate - Form 1
Project - Aashray Beltarodi II

Wing A

Sr. No.	Tasks /Activity	Work Done %
		A
1	Excavation	100%
2	___ 1 ___ number of Plinth	100%
3	___ 0 ___ number of Podiums	0%
4	0 Stilt Floor	0%
5	___ 8 ___ number of Slabs of Super Structure	7%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	15%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
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		21%

Wing B

Sr. No.	Tasks /Activity	Work Done %
		A
1	Excavation	100%
2	___1___ number of Plinth	100%
3	___0___ number of Podiums	0%
4	0 Stilt Floor	0%
5	___8___ number of Slabs of Super Structure	13%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	15%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
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	23%

TABLE-B

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

Sr. No.	Common areas and Facilities, Amenities	Work Done %
		A
1	Water Conservation, Rain water Harvesting	0%
2	Fire Protection And Fire Safety Requirements	0%
3	Electrical Meter Room, Sub-Station, Receiving Station	20%
4	Open Parking	0%
5	Water Supply	50%
6	Sewerage (chamber, lines, Septic Tank , STP)	50%
7	Storm Water Drains	50%
8	Landscaping & Tree Planting	0%
9	Solid Waste Management And Disposal :	0%
	Total Work Done for the Wing / Building	25%

Yours Faithfully


RAHUL AGARWALA
Architect
License No. _____

