P.S. CONSULTANTS

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C-7, MHADA COMPLEX, SAMRUDDHI SANKUL, OPP BHOLE PETROL PUMP, NAGPUR
8149048784

Date : 31-03-2019

ARCHITECT'S CERTIFICATE

To,

Luxora Infrastructures Pvt. Ltd.
Office No – 1207, 12th Floor,
A-Wing, O2 Commercial Building,
23-24 Minerva Industrial Estate, Off. LBS Road,
Mulund (W).

Site Address: On the Plot bearing Khasra Nos- 48/2, 50, 51, 56/2, 63/1, 63/2, 64/1, 64/2, 65/1, 65/2, 65/4, 65/5, 66/1, 66/2, 68, 69, 70, 71, 73/1, 73/2, 74, 75/1, 75/3, 75/4, 76, 77, 78, 79, 80/1, 80/2, 80/3, 81/1, 81/2, 81-2/1, 81-2/2, 81-2/3, 81-2/4, 81-2/5, 81-2/6, 82, 83, 84/1, 84/2, 85/1, 85/2, 85/3, 86-A, 86-B/1/1 & 86-B/1/2, 86-B/2, 87, 88-1, 2, 3, 4, 90/1, 90/2, 91, 92, 93, 94, 95/A, 95/B, 96/1, 96/2, 96/3, 96/4, 97/1, 97/2, 97/3, 98, 99/1, 99/2, 100/2, 101/1, 101/2, 102, 103, 104/1, 104/2, 104/3, 105/1, 105/2, 106/1, 106/2, 107, 108/1, 108/2, 108/3, 109/3, 110/1(110/4 new), 110/2(110/5 new), Demarcated by boundaries- Part of **Pora river** on the north**, Khasra nos. 46, 47, 52, 55, 57 and others** on the south**, Pipla – Kharsoli road** on the East**, Ghogli village boundary** on the west, Village Pipla, Tahsil- **Nagpur(Rural.),** District- **Nagpur-440034, admeasuring 11,60,000 Sq.Mtr.** area.

Developed By : **Luxora Infrastructures Pvt. Ltd.**
Reference : **MahaRERA Registration Number P50500018825**

Subject : **Certificate of Percentage Completion** of development work of **Plotting project, 'Springfield-02'** of the Project **Ensaara Metropark** which is **part of 3rd Phase.**
(RERA No.- P50500018825)

Sir,

I/we **Sanrachna** have undertaken assignment as an Architect/Licensed surveyor of certifying percentage of completion of development work of the **Plotting project – 'Springfield-02'** of **Ensaara Metropark** which is part of **Third Phase** of the project situated on plot bearing Khasra Nos- 48/2, 50, 51, 56/2, 63/1, 63/2, 64/1, 64/2, 65/1, 65/2, 65/4, 65/5, 66/1, 66/2, 68, 69, 70, 71, 73/1, 73/2, 74, 75/1, 75/3, 75/4, 76, 77, 78, 79, 80/1, 80/2, 80/3, 81/1, 81/2, 81-2/1, 81-2/2, 81-2/3, 81-2/4, 81-2/5, 81-2/6, 82, 83, 84/1, 84/2, 85/1, 85/2, 85/3, 86-A, 86-B/1/1 & 86-B/1/2, 86-B/2, 87, 88-1, 2, 3, 4, 90/1, 90/2, 91, 92, 93, 94, 95/A, 95/B, 96/1, 96/2, 96/3, 96/4, 97/1, 97/2, 97/3, 98, 99/1, 99/2, 100/2, 101/1, 101/2, 102, 103, 104/1, 104/2, 104/3, 105/1, 105/2, 106/1, 106/2, 107, 108/1, 108/2, 108/3, 109/3, 110/1(110/4 new), 110/2(110/5 new), Part of **Pora river** on the north**, Khasra nos. 46, 47, 52, 55, 57 and others** on the south**, Pipla – Kharsoli road** on the East**, Ghogli village boundary** on the west, Village Pipla, Tahsil- **Nagpur(Rural.),** District- **Nagpur-440034,** being developed by **Luxora Infrastructures Pvt. Ltd.**

1. Following technical professionals are appointed by **Luxora Infrastructures Pvt. Ltd.**

(i) **M/s. Sanrachna as an Architect;**

(ii) **M/s. GIVPL as infrastructure contractor,**

2. Based on site inspection, with respect of development of the aforesaid Real estate Project, I/we certify that as on the date of this certificate, the percentage of work done for common areas and facilities of Real Estate Project '**Springfield-02**' are registered vide **P50500018825** under MahaRERA is as per Table herein below. This is apportioned percentage towards total infrastructure work in the township.

INTERNAL & EXTERNAL DEVELOPMENT IN RESPECT OF PLOTTING PROJECT 'SPRINGFIELD-02' PERCENTAGE COMPLETION OF COMMON AREAS AND FACILITIES AS ON MARCH-2019

Sr.No.	Description	%age of Work Done
1	Internal Road & footpath	56.90%
2	Water Supply	26.78%
3	Sewerage (Sewer lines and Chanbers)	41.85%
4	Strom Water Drain	0.00%
5	Land Scape & Tree Planting	92.16%
6	Street Light	0.00%
7	Community Building (Including Interior Work)	38.98%
8	Treatment and disposal of sewage and sullage water	0.00%
9	Solid waste management and disposal	N.A.
10	Water conservation, rain water harvesting	0.00
11	Energy management	N.A.
12	Fire protection and fire safety requirements	N.A.
13	Electrical meter room, substation, receiving station	41.58%

Thanking You,
Your's Sincerely,
For **P S CONSULTANTS**

Rupesh Kalambhe
CA/2004/34980