Ar. Prashant Satpute
Reg. No. CA/91/13818

design cell
ARCHITECTS
PLANNERS &
INTERIOR
DESIGNERS

FORM 1

ARCHITECT'S CERTIFICATE

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

To,

Date: - 28-10-2020.

M/s. Radiance Infraventure
F/1/A Sagar Jyoti Complex,
Ayodhya Nagar, Nagpur.
Maharashtra, 440024 India.

Subject:- Certificate of Percentage of Completion of Construction work Group housing residential building **"Sai Krishna Residency"** Wing "A" of the Project (MahaRERA Registration Number : **P50500020607)** situated on the bearing Kh. No. 189/1, P.H. 38, mouza- Pipla, Tah.-Nagpur (Gramin), Dist.-Nagpur demarcated by its boundaries **(Kh. No. 190) 21,084.225° , 79.118064° to the North; (Kh. No. 189/1 (part)) 21,083910° , 79.117960° to the South; (18 Mt. wide road) 21,083976° , 79.118476° to the East; (Kh. No. 188) 21,084106° , 79.117455° to the West**; Division NAGPUR, village Pipla, Taluka Nagpur (Gramin), District NAGPUR, Pin 440034 admeasuring **4001.387 sq.mts.** area being developed by **M/s. Radiance Infraventure.**

Sir,

I/We DESIGN CELL have undertaken assignment as Architect/Licensed Surveyor of certifying Percentage of Completion of Construction Work Group housing residential building **"Sai Krishna Residency"** Wing "A" of the Project (MahaRERA Registration Number : **P50500020607**) situated on the bearing Kh. No. 189/1, P.H. 38, village Pipla, Taluka Nagpur (Gramin), District NAGPUR, Pin 440034 admeasuring **4001.387 sq.mts.** area being developed by **M/s. Radiance Infraventure**

1. Following technical professionals are appointed by Owner / Promoters:
   i. Shri. Prashant Satpute as L.S. / Architect.
   ii. Shri P.S. Patankar as Structural Consultant.
   iii. Shri Abhinav Nikam as MEP Consultant.
   iv. Shri Harshal S. Katolkar as Site Engineer.

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 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.

TABLE – A

WING – "A"

Sr. No Tasks / Activity	Percentage of Work Done
1. Excavation	100%
2. 01 number of Plinth	100 %
3. 0 number of Podiums	----
4. Stilt Floor	100 %
5. **10** number of Slabs of Super Structure	80 %
6. Internal walls, Internal Plaster, Floorings within Flats/ Premises, Doors and windows to each of the Flat / Premises	30 %
7. Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	10 %
8. Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tank	30 %
9. The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	10 %
10. Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fitting to Common Area, electro, 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 Obtain Occupation /Completion Certificate.	25 % (Compound Wall work is under progress)

On the day of visit/inspection, I did not find any deviation from the sanctioned plan. Henceforth if any deviation made from the sanctioned plan by the promoter/builder/owner of individual unit, the same shall be the sole responsibility of the promoter/builder/owner.

Yours Faithfully,



PRASHANT SATPUTE
B.ARCH. (HONS.) B'BAY, M.C.A.
REG. No.: CA / 1991 / 13818
NIT LS. No. 491
N.M.C. L.S. No. R-222

Signature

Name:- PRASHANT B. SATPUTE

TABLE – B

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

S. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	% of work done	Details
1.	Internal Roads & 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 & 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 and disposal.	YES	0 %	
10.	Water Conservation, Rain water harvesting	YES	0 %	
11.	Energy Management	----	----	
12.	Fire protection and fire safety requirement	YES	0 %	
13.	Electrical meter room, sub-station, receiving station	YES	0 %	Only Electric Panel Board
14.	Installation of Lift	YES	0 %	

Yours Faithfully,

PRASHANT SATPUTE
B.ARCH. (HONS.) B'BAY, M.C.A.
REG. No.: CA / 1991 / 13818
NIT LS. No. 491
N.M.C. L.S. No. R-222

Signature

Name:- PRASHANT B. SATPUTE