FORM 1 [see Regulation 3]
ARCHITECT'S CERTIFICATE

Date : 3rd July 21

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 Hazaripahad
MahaRERA No: P50500026715

Sir,
I Rahul Agarwala have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of SDPL Aashray Hazaripahad for Construction of 2 building (MahaRERA Registration Number – P50500026715) situated on the Plot No. 5 & 6 bearing Survey no. 19, Kh. No. 25/5, demarcated by its boundaries (21°10'18.9"N 79°01'27.1"E) to the North Kh No 22, to the South 9 M Road, to the East Kh No 19, to the West 9 Mt Road of Division Nagpur, Village Nagpur (M Corp.), Taluka Nagpur (Urban) District Nagpur PIN 440008, admeasuring 2434.17 Sq.mts. area being developed by Sandeep Dwellers Pvt. Ltd.

1. Following technical professionals are appointed by Owner / Promoter:-
(i) Shri Rahul Agarwala as L.S. / Architect
(ii) Shri Prasanna Kulkarni as Structural Consultant
(iii) Shri Rahul Agarwala as MEP Consultant
(iv) Shri Prasanna Kulkarni 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 – P50500026715 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.

Wing 1

Sr. No.	Tasks /Activity	Work Done %
		A
1	Excavation	100%
2	____1___ number of Plinth	80%
3	_____0___ number of Podiums	0%
4	1 Stilt Floor	0%
5	___7_____number of Slabs of Super Structure	0%
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	0%
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	13%

Wing 2

Sr. No.	Tasks /Activity	Work Done %
		A
1	Excavation	100%
2	____1___ number of Plinth	50%
3	_____0___ number of Podiums	0%
4	1 Stilt Floor	0%
5	___7_____number of Slabs of Super Structure	0%
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	0%
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	10%

TABLE-B

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

Sr. No.	Common areas and Facilities, Amenities	Work Done %	Details
		A	
	Internal Roads & Footpaths	50%	Paved
2	Water Conservation, Rain water Harvesting	0%	As per law
3	Electrical Meter Room, Sub-Station, Receiving Station	0%	As per law
4	Generator Back up	0%	For common lighting
5	Lift	0%	1 in each wing no 1 2
6	Security CCTV camera	0%	For common areas
7	Open Parking	0%	As per law

8	Water Supply	25%	From NMC
9	Sewarage (chamber, lines, Septic Tank , STP)	25%	Sewerage line of corporation
10	Storm Water Drains	25%	As per law
11	Landscaping & Tree Planting	25%	As per law
	Total Work Done for the Wing / Building	17%	

Yours Faithfully

AR. RAHUL AGARWALA
REG NO.- CA/2008/41949
PRAC - MH/NMC/R/2019/APL/00851

RAHUL AGARWALA
Architect
License No. _____