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 : 28.06.2021.

M/s. J.D. Buildcon Pvt. Ltd.,
Through its Director
Shri. Sanjay Joshi & Shri. Mahesh Dande.
G001, Yash Enclave, Plot No. 1, Buty Layout,
Dharempeth Extention, Nagpur 440010.

Subject: Certificate of Percentage of Completion of Construction work of Building **"J.D. PEARL"** of the Project (MahaRERA Registration Number) situated on the Plot no. 9, Thak no. 183, Mouza : Lendra, C.T.S. No. 55, Sheet no. 18, House no. 313, Ward no. 70, Khare Town; Dist. Nagpur, demarcated by its boundaries (latitude and longitude (21°08'23.4"N 79°03'48.7"E); 12M wide road to the North; C.T.S. No. 57 to the South; Plot no. 8 to the East; Plot no. 10 to the West; Division : Nagpur, District : Nagpur, Pin 440010 admeasuring 630.340 sq.mts. area being developed by **M/s. J.D. Buildcon Pvt. Ltd., Nagpur.**

Sir,

I/We DESIGN CELL have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the Building "J.D. **PEARL"** of the Project (MahaRERA Registration Number) situated on the Plot no. 9, Thak no. 183, Mouza : Lendra, C.T.S. No. 55, Sheet no. 18, House no. 313, Ward no. 70, Khare Town; Dist. Nagpur, Pin 441108 admeasuring 630.340 sq.mts. area being developed by **M/s. J.D. Buildcon Pvt. Ltd., Nagpur.**

1. Following technical professionals are appointed by Owner / Promoters:
   - i. Shri. Prashant Satpute as Architect.
   - ii. Shri P. S. Patankar as Structural Consultant.
   - iii. Shri N.A as MEP Consultant.
   - iv. Shri Narendra Ramteke 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 vide number (MahaRERA Registration Number) 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.

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TABLE – A

Building Name : "J.D. PEARL" Building.
Plot no. 9, Thak no. 183, Mouza : Lendra, C.T.S. No. 55, Sheet no. 18, House no. 313, Ward no. 70, Khare Town; Dist. Nagpur.

Sr. No Tasks / Activity	Percentage of Work Done
1. Excavation	80 %
2. 01 number of Plinth	90 %
3. 0 number of Podiums	----
4. Stilt Floor	80 %
5. 09 number of Slabs of Super Structure	11 %
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 Tank	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 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.	0 %

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/91/13818
NIT LS. No. 491
N.M.C. L.S. No. [illegible]-222

Signature

Name:- PRASHANT B. SATPUTE.

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TABLE – B

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

Plot no. 9, Thak no. 183, Mouza : Lendra, C.T.S. No. 55, Sheet no. 18, House no. 313, Ward no. 70, Khare Town; Dist. Nagpur.

S. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	% of work done	Details
1.	Internal Roads & Footpaths	NO	---	
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	NO	---	
7.	Community Buildings	NO	---	
8.	Treatment and disposal of sewage and sullage water	NO	---	
9.	Solid Waste Management and disposal.	NO	---	
10.	Water Conservation, Rain water harvesting	YES	0 %	Efficient water management.
11.	Energy Management	YES	0 %	Solar Panels
12.	Fire protection and fire safety requirement	YES	0 %	As per Sanction
13.	Electrical meter room, sub-station, receiving station	YES	0 %	As per Sanction.
14.	Other			

Yours Faithfully,

PRASHANT SATPUTE
B.ARCH. (HONS.) B'BAY, M.C.A.
REG. No.: CA/91/13818
NIT LS. No. 491
N.M.C. L.S. No. R-222

Signature

Name:- PRASHANT B. SATPUTE.

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