

FORM - 1

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of ongoing Project and for Withdrawal of money from Designated Account for

"SAI NAGRI" vide Project Registration Number P50500028633)

[Quarter Ended 31st December 2022] Date: 8th February 2023

To,

M/s. AR AND S Developers

Flat No. 01, Shubhangi Enclave, EA-5,

Sai Nagar, Nagpur - 440027

Subject: Certificate of percentage of Completion of Residential Layout Work of **"SAI NAGRI"**, of the **Project Registration Number P50500028633**, situated on the Kh. No. 149, PH No. 62, Mouza – Kotewada, Tah. – Hingna, Distt. Nagpur, demarcated by its boundaries (latitude and longitude of the end points) **18.00 Mtr. Road to the North, Kh. No. 150 to the South, 12.00 mtr. Road to the East, Kh. No. 148 to the West**, of Division **NAGPUR**, village **KOTEWADA**, Tahsil – **HINGNA**, District – **NAGPUR**, PIN – **441108**, admeasuring **12385.65 sq. mtrs.** Area, being developed by **M/s. AR AND S Developers**.

Sir,

I/We _____ have undertaken assignment as Architect/Licensed Surveyor of certifying Percentage of Completion of residential layout work of the **"SAI NAGRI"**, of the **Project Registration Number P50500028633**, situated on the Kh. No. 149, PH No. 62, Mouza – Kotewada, Tah. – Hingna, Distt. Nagpur, demarcated by its boundaries (latitude and longitude of the end points) **18.00 Mtr. Road to the North, Kh. No. 150 to the South, 12.00 mtr. Road to the East, Kh. No. 148 to the West**, of Division **NAGPUR**, village **KOTEWADA**, Tahsil – **HINGNA**, District – **NAGPUR**, PIN – **441108**, admeasuring **12385.65 sq. mtrs.** Area, being developed by **M/s. AR AND S Developers**.

1. Following technical professionals are appointed by Owner / Promoters:

- i. M/s/Shri/Smt. _____ as L.S. / Architect;
- ii. M/s /Shri/ Smt. _____ as Structural Consultant


A. TUSHANT HEDAO
CA/2001/27148

iii. M/s /Shri/ Smt. _____ as MEP Consultant
iv. M/S /Shri/ Smt. _____ as Site Supervisor

Based on Site Inspection, with respect to each of the Building/Wing of the aforesaid Real Estate Project, I Certify that as on date of this certificate, the Percentage of Work done for each of the building/Wing of the Real Estate Project as registered vide number **P50500028633** under RERA is as per table A herein below. The percentage of the work executed with respect to each of the major activity of the Building/Wing and Overall Percentage of work done with respect to each Building/Wing is detailed in the Table B.

TABLE - A
Details of the "SAI NAGRI"

Sr. No Tasks / Activity	Percentage of Work Done
1. Excavation	NA
2. _____ number of Basement(s) and Plinth	NA
3. _____ number of Podiums	NA
4. Stilt Floor	NA
5. _____ number of Slabs of Super Structure	NA
6. Internal walls, Internal Plaster, Floorings within Flats/ Premises, Doors and windows to each of the Flat / Premises	NA
7. Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	NA
8. Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tank	NA
9. The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	NA
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	NA

Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate.	
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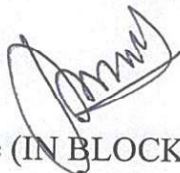
TABLE – B

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		Work in Progress
2.	Water Supply	YES		100% ----
3.	Sewerage (chamber, lines, Septic Tank, STP)	YES		100% ----
4.	Storm Water Drains	YES		100% ----
5.	Landscaping & Tree Planting	YES		100% ----
6.	Street Lighting	YES		100% ----
7.	Community Buildings	NO		NA
8.	Treatment and disposal of sewage and sullage water	NO		NA
9.	Solid Waste Management and disposal.	YES		Work in progress
10.	Water Conservation, Rain water harvesting	YES		100% ----
11.	Energy Management	NO		NA
12.	Fire protection and fire safety requirement	NO		NA
13.	Electrical meter room, sub-station, receiving station	YES		NA
14.				Work in

	Other (Option to Add More)	NO		progress
				NA

Yours Faithfully



Signature & Name (IN BLOCK LETTERS) OF L.S./ Architect

(License No. AL TUSHANT HEDA00
CA/2001/27148)



Agreed and Accepted

Signature of Promoter

Name: M/s. AR AND S Developers

Date: 8th February 2023

