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SpaceBar Atelier

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FORM 1
[see Regulation 3]

ARCHITECT'S CERTIFICATE

Date:02-04- 2024

To,
M/S S.N INFRASTRUCTURE
Shop No. B-4 Nanik's Ashtavinayak Aradhana,
Plot No. 496, Power Grid Square,
Nari Ring Road, Nagpur -440026

Subject: Certificate of Percentage of Completion of Construction Work of **Nanik Ashtavinayak Luxuria situated** on the Plot bearing C.T.S. No.2066/1/ Sheet No.40 Final Plot no.01 demarcated by its boundaries to the North – Remaining portion of plot no.2, to the South – 12.00 M. W road to the East – Plot no.4, to the West of Division – Flat Scheme Swami Sadan, Tahsil & District Nagpur admeasuring 2145.669 sq. mtrs. area being developed by **M/S S.N INFRASTRUCTURE** Partner Mr. Girish Nanikram Sadhwani {Promoter}.

Dear Sir,

I, Sandesh Ragit have undertaken assignment as Architect /Licensed Surveyor of **NANIK'S ASHTAVINAYAK LUXURIA"** certifying Percentage of Completion of Construction Work of the NANIK'S ASHTAVINAYAK LUXURIA" of the Project, situated on the Plot bearing C.T.S. No.2066/1/ Sheet No.40 Final Plot no.01 demarcated by its boundaries to the North – Remaining portion of plot no.2, to the South – 12.00 M.W road to the East – Plot no.4, to the West of Division – Flat Scheme Swami Sadan, Tahsil & District Nagpur admeasuring 2145.669 sq. mtrs. area being developed by **M/S S.N INFRASTRUCTURE** Partner Mr. Girish Nanikram Sadhwani {Promoter}.

1. Following technical professionals are appointed by Owner / Promoter

M/s SKA Consortium	as L.S. / Architect;
M/s Engineers league Inc.	as Structural Consultants
Shri Praveen Balany	as MEP Consultant
Shri Sandesh Ragit	as Quantity Surveyor and Site supervisor

AR. SANDESH RAGIT
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M/s. S N INFRASTRUCTURES
Partner

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 under Real Estate Regulatory Authority, Maharashtra 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

Building (**NANIK'S ASHTAVINAYAK LUXURIA**) (to be prepared separately for each Building /Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	1 Number of Basement(s) and Plinth	100%
3	0 Number of Podium	NA
4	1 Stilt Floor	90%
5	21 Number of Slabs of Super Structure	90%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises.	85%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	40%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	50%
9	The external plumbing and external plaster,	20%
10	Elevation, completion of terraces with waterproofing of the Building/Wing, 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 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	20%

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COA/2019/117762

TABLE-B

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

S. No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1.	Internal Roads & Footh paths	No	0%	AS PER THE SANCTION PLAN
2.	Water Supply	Yes	25%	NA AS PER THE SANCTION PLAN
3.	Sewerage (chamber, lines, Septic Tank , STP)	Yes	0%	AS PER THE SANCTION PLAN
4.	Storm Water Drains	No	0%	AS PER THE SANCTION PLAN
5.	Landscaping & Tree Planting	Yes	0%	AS PER THE SANCTION PLAN
6.	Street Lighting	No	0%	AS PER THE SANCTION PLAN
7.	Community Buildings	No	0%	AS PER THE SANCTION PLAN
8.	Treatment and disposal of sewage and sullage water	Yes	10%	AS PER THE SANCTION PLAN

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9.	Solid Waste management & Disposal	No	0%	AS PER THE SANCTION PLAN
10.	Water conservation, Rain water harvesting	Yes	20%	AS PER THE SANCTION PLAN
11.	Energy management	No	0%	AS PER THE SANCTION PLAN
12.	Fire protection and fire safety requirements	Yes	40%	AS PER THE SANCTION PLAN
13.	Electrical meter room, sub-station, receiving station	Yes	10%	AS PER THE SANCTION PLAN
14.	Energy Management	Yes	20%	AS PER THE SANCTION PLAN

Yours Faithfully

AR. SANDESH RAGIT
COA/2019/117762

SANDESH RAGIT

ARCHITECT (LIC- COA /2019/117762)

Promoter

Girish Sadhwani
Designate Partner
Nanik Realties LLP
02-04-2024.