

**FORM 1 [see Regulation 3]
ARCHITECT'S CERTIFICATE**

Date : 4th April 2024

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 II
MahaRERA No: P50500034209

Sir,

I Rahul Agarwala have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of SDPL Aashray Hazaripahad II for Construction of 2 building (MahaRERA Registration Number – P50500034209) situated on the Plot No. 3 & 4 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 Other Layout, to the South 9 M Road, to the East 9 Mt Road, to the West Other Layout 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 – P50500034209 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 3

Sr. No.	Tasks /Activity	Work Done %
		A
1	Excavation	100%
2	___1___ number of Plinth	100%
3	___0___ number of Podiums	0%
4	1 Stilt Floor	100%
5	___7___ number of Slabs of Super Structure	72%
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	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	15%
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		48%

Wing 4

Sr. No.	Tasks /Activity	Work Done %
		A
1	Excavation	100%
2	___1___ number of Plinth	100%
3	___0___ number of Podiums	0%

4	1 Stilt Floor	100%
5	___7___ number of Slabs of Super Structure	85%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	15%
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	49%

TABLE-B

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

Sr. No.	Common areas and Facilities, Amenities	Work Done %
		A
1	Internal Roads & Footpaths	100%
2	Water Conservation, Rain water Harvesting	0%
3	Fire Protection And Fire Safety Requirements	0%
4	Electrical Meter Room, Sub-Station, Receiving Station	50%
5	Open Parking	0%
9	Water Supply	25%
7	Sewerage (chamber, lines, Septic Tank , STP)	25%
8	Storm Water Drains	25%
9	Landscaping & Tree Planting	0%
	Total Work Done for the Wing / Building	24%

Yours Faithfully

RAHUL AGARWALA

Architect

License No. **AR. RAHUL AGARWALA**

REG NO. - CA/2008/41949

MTC - NAINMO/R/2019/APL/00659