FORM - 1
[See Regulation 3]
ARCHITECT'S CERTIFICATE

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

Date: 31/03/2025

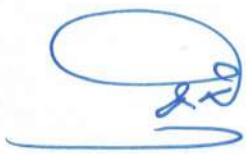
To,
M/s. Dr. Satish Vasantrao Chiddarwar
Tah.-Pusad, Dist.-Yavatmal- 445204

Subject: Certificate of percentage of Completion of Construction Work of **"SUKHKARTA NAGARI"** Having Report is based on **Quarter-IV** from **01/01/2025 to 31/03/2025** MahaRERA Registration No. **P50500048800** being developed by **Dr. Satish Vasantrao Chiddarwar.**

Sir,

I/We **ALOK LUNIA** have undertaken assignment as Architect/Licensed Surveyor of certifying Percentage of Completion of Construction Work of **"SUKHKARTA NAGARI"** having MahaRERA Registration No. **P50500048800** being developed by **Dr. Satish Vasantrao Chiddarwar.**

Based on Site Inspection, with respect to Layout / 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 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.



AR. ALOK LUNIA
(License No.CA/1999/25349)
Date: 31/03/2025

TABLE – A

BLOCK NO.-1 HAVING (BUILDING NO.-1 TO BUILDING NO.-4)

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	100%
2.	Basement (if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	100%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	100%
8.	Sanitary Fittings within the Flat/Premises	80%
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	80%
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing	80%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	50%

(Report is based on Quarter-IV from 01/01/2025 to 31/03/2025)

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TABLE – A

BLOCK NO. - 2 HAVING (BUILDING NO.-5 TO BUILDING NO.-8)

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	100%
2.	Basement (if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	30%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	0%
8.	Sanitary Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	0%
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	0%

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TABLE – A

BLOCK NO. - 3 HAVING (BUILDING NO.-9 TO BUILDING NO.-14)

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	100%
2.	Basement(if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	30%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	0%
8.	Sanitary Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	0%
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	0%

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TABLE – A

BLOCK NO. - 4 HAVING (BUILDING NO.-15 TO BUILDING NO.-20)

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	50%
2.	Basement(if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	0%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	0%
8.	Sanitary Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	0%
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	0%

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TABLE – A

BLOCK NO. - 5 HAVING (BUILDING NO.-21 TO BUILDING NO.-24)

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	100%
2.	Basement(if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	100%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	80%
8.	Sanitary Fittings within the Flat/Premises	30%
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	70%
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	50%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	0%

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TABLE – A

BLOCK NO. - 6 HAVING (BUILDING NO.-25 & BUILDING NO.-26)

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	0%
2.	Basement(if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	0%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	0%
8.	Sanitary Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	0%
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	0%

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TABLE – A

BLOCK NO. - 7 HAVING (ROW HOUSE NO. B-1 TO B-8)

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	100%
2.	Basement(if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	100%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	60%
8.	Sanitary Fittings within the Flat/Premises	30%
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	N.A.
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	30%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	0%

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TABLE – A

BLOCK NO. - 8 HAVING (ROW HOUSE NO. B-9 TO B-18)

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	100%
2.	Basement (if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	60%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	50%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	0%
8.	Sanitary Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	N.A.
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	0%

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TABLE – A

BLOCK NO. - 9 HAVING (ROW HOUSE NO. B-19 TO B-38)

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	100%
2.	Basement (if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	60%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	10%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	5%
8.	Sanitary Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	N.A.
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	0%

(Report is based on Quarter-IV from 01/01/2025 to 31/03/2025)

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TABLE – A

BLOCK NO.-10 HAVING (ROW HOUSE NO. B-39 TO B-58)

Sr. No (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	100%
2.	Basement (if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	30%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	0%
8.	Sanitary Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	N.A.
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	0%

(Report is based on Quarter-IV from 01/01/2025 to 31/03/2025)

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Date: 31/03/2025

TABLE – A

BLOCK NO.-11 HAVING (ROW HOUSE NO. B-59)

Sr. No (1)	Tasks / Activity (2)	Percentage of Actual Work Done As on date of the Certificate (3)
1.	Excavation	0%
2.	Basement (if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	0%
5.	Stilt Floor	N.A.
6.	Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	0%
8.	Sanitary Fittings within the Flat/Premises	N.A.
9.	Staircases, Lifts Wells and Lobbies at each Floor level and Underground Water Tank	0%
10.	The external plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
11.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specification in Agreement to sale. Any other activities.	0%

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Date: 31/03/2025

TABLE – B

Common Areas (Internal & External Development Works) in Respect of the Registered Phase / Project Number

Sr. No. (1)	Common areas and Facilities. (2)	Proposed (Yes/No) (3)	Percentage of Work done (As on date of the Certificate) (4)	Details (5)
1.	Internal Roads & Footpaths	Yes	0%	
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	Yes	0%	
7.	Community Buildings	N.A.	N.A.	
8.	Treatment and disposal of sewage and sullage water	Yes	0%	
9.	Solid Waste management & Disposal	N.A.	N.A.	
10.	Water conservation, Rain water harvesting	No	0%	
11.	Energy management	N.A.	N.A.	
12.	Fire protection And fire safety requirements	N.A.	N.A.	
13.	Electrical meter room, sub-station, receiving station	Yes	0%	
14.	Compound Wall to Open Space	Yes	0%	
15.	Others (Option to Add more)	N.A.	N.A.	

(Report is based on Quarter-IV from 01/01/2025 to 31/03/2025)

Yours Faithfully

Ar. Alok Lunia
14, Pendse Layout,
Chatrapati Nagar,
Reg. No: CA/99/25349

Ar. ALOK LUNIA
(License No. CA/1999/25349)
Date: 31/03/2025

Agreed & Accepted by:

FOR SUKHKARTA DEVELOPERS
PROPRIETOR

Dr.Satish Vasantrao Chiddarwar