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: 07/01/2025

To,
Mrs. Manisha Agrawal, Arti Raja and Priti Khetan
C/o Platinum Infra
GS-16, Vidarbha Premium Building no. 3,
Opposite Rajwada Palace,
Gandhisagar Lake,
Nagpur

Subject: Certificate of Percentage of Completion of Construction Work of **PLATINUM HOMES** having MahaRERA Registration Number **P50500053097** being developed by Manisha Agrawal, Arti Raja and Priti Khetan C/o Platinum Infra

Sir,

I/~~We~~ **AR. TEJASHREE GADODIA** have undertaken assignment as Architect/Licensed Surveyor of certifying Percentage of Completion of Construction Work **PLATINUM HOMES** having MahaRERA Registration Number **P50500053097** being developed by Manisha Agrawal, Arti Raja and Priti Khetan C/o Platinum Infra.

Based on Site Inspection. with respect to Layout / ~~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 Layout/ ~~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.

Table A

Lavout/~~Building/Wing Number~~ _____

(to be prepared separately for each Layout /Building /Wing of the Project)

Sr. No (1)	**Tasks /Activity (2)**	**Percentage of Actual work done (as on the date of certificate)** (3)
1	Excavation	NA
2	Basements (if any)	NA
3	Podiums (if any)	NA
4	Plinth	NA
5	Stilt Floor	NA
6	Slabs of Super Structure	NA
7	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats/Premises	NA

8	Sanitary Fittings within the Flat/Premises	NA
9	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	NA
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	NA
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 areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to complete project as per specifications in agreement of sale. Any other activities	NA

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 Actual Work done (as on the date of certificate) (4)	Details (5)
1.	Internal Roads & Footpaths	Yes	100%	As per sanctioned plan
2.	Water Supply	Yes	100%	As per sanctioned plan
3.	Sewerage (chamber, lines, Septic Tank, STP)	Yes	100%	As per sanctioned plan
4.	Storm Water Drains	Yes	100%	As per sanctioned plan
5.	Landscaping & Tree Planting	Yes	95%	As per sanctioned plan
6.	Street Lighting	Yes	95%	
7.	Community Buildings	No	-	
8.	Treatment and disposal of sewage and sullage water	Yes	100%	As per sanctioned plan
9.	Solid Waste management & Disposal	No	-	

Sr. No. (1)	Common areas and Facilities (2)	Proposed (Yes/No) (3)	Percentage of Actual Work done (as on the date of certificate) (4)	Details (5)
10.	Water conservation/ Rain water harvesting	Yes	100%	As per sanctioned plan
11.	Energy management	No	-	
12.	Fire protection and fire safety requirements	No	-	
13.	Electrical meter room, sub-station receiving station	No	-	
14.	Open Space	Yes	100%	As per sanctioned plan

Signature & Name of L.S./Architect

AR. TEJASHREE GADODIA

License No. CA/2019/114012

Ar. Tejashree Gadodia Reg No CA/2019/114012 Mob-7020649196

Agreed and Accepted by:

Signature of Promoter

For and on behalf of Platinum Infra

PLATINUM INFRA PARTNER

PLATINUM INFRA PARTNER

PLATINUM INFRA PARTNER

Name: **Mrs. Manisha Agrawal** **Mrs. Arti Raja** **Mrs. Priti Khetan**

Date: 07/01/2025

Place: Nagpur