PAWAN RAVIPRASAD GUPTA

CONSULTING CIVIL ENGINEER
PLANNERS, BUILDERS AND DEVELOPERS
LICENCE. NO. N.I.T. -1969, N.M.C.-380,N.M.R.D.A- 39
(STATE/R/2022/APL/00265)

OFF. : - SHOP NO.115 SECOND FLOOR SHRI SHYAM TOWER SADAR,NAGPUR-440001. M- 9923432949

Annexure A

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: 10/08/2024

To,

Shayona Valley AOP

Shayona Valley, Row house No 09,

Jai Shree Jee Row Houses, Plot No 50 to 58, Himanshu Layout,

Near Swaminarayan Mandir, Wathoda, Nagpur - 440035 .

Subject: Certificate of Percentage of Completion of Construction Work of the Project "Shayona Valley" [MahaRERA Registration Number-P50500053996] being the portion of entire land bearing **Khasra Number 39**, bearing P.H.K. 12 situated in Bhogwatdar Class – I and demarcated by its boundaries (latitude and longitude of the end points)

Towards the East	Kh No 40
Towards the West	Kh No 38
Towards the North	15 Mtrs Pandhan Road
Towards the South	Kh No 38 & Pandhan Road/ Nallah

of Village –Mouza Godhni (Rly), Taluka - Nagpur, District - Nagpur, PIN - 441111 Admeasuring 0.32 Hectors (3200 Sq Mtr) area. & Having plotable area 0.2157 Hectors (2157.57 Sq. Mtr) being developed by **SHAYONA VALLEY AOP (Through Partner/Member Mr. Haris Niyaz Ali)**

Sir,

/ We

Ar. Pawan r. gupta have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of the K SHAYONA VALLEY of First Phase of the Project, having admeasuring 0.32 Hectors (3200 Sq. Mtrs) developed by SHAYONA VALLEY AOP (Through Partner/Member Mr. Haris Niyaz Ali)

Based on Site Inspection, with respect to each of the Plot of Layout for the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for the Layout of the Real Estate Project as registered vide number 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 the Table B.

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TableA

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

Sr. No.	Tasks /Activity	Percentage of work done
1	Excavation	Not Applicable
2	_____ number of Basement(s) and Plinth	Not Applicable
3	_____ number of Podiums	Not Applicable
4	Stilt Floor	Not Applicable
5	_____number of Slabs of Super Structure	Not Applicable
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	Not Applicable
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	Not Applicable
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	Not Applicable
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	Not Applicable
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	Not Applicable

NOTE. Table–A is not applicable to this project as it is a project of plotted development (layout of plots) and not construction of building.

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TABLE-B

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

Sr. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage o Work done	Details
1	Internal Roads & Footpaths	YES	95%	Work in progress
2.	Water Supply	YES	100%	Completed
3.	Sewerage (chamber, lines, Septic Tank , STP)	YES	80%	Work in progress
4.	Storm Water Drains	YES	100%	Completed
5.	Landscaping & Tree Planting	YES	100%	Completed
6.	Street Lighting	YES	100%	Completed
7.	Community Buildings	NO		
8.	Treatment and disposal of sewage and sullage water	NO		
9.	Solid Waste management & Disposal	NO		
10.	Water conservation, Rain water harvesting	YES	100%	Completed
11.	Energy management	NO		
12.	Fire protection and fire safety requirements	NO		
13.	Electrical meter room, sub-station, receiving station	NO		
14.	Others (Open space)	YES	95%	Work in progress

Agreed and Accepted by

SHAYONA VALLEY AOP

Promoter

MEMBER

Yours Faithfully

Pawan Raviprasad Gupta
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