Reform Architecture studio

Reform Architecture Studio

Shop No. 5, Ground floor, Sai Regency, Opt. Lakadganj Police Station, Nagpur.

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: 09/09/2024

To,
M/s. SHAYONA CO-OPERANT,
5-BASEMENT, PLOT NO 10,
AZAMSHAH LAYOUT,
GANESH NAGAR, NAGPUR-440024

Subject: Certificate of Percentage of Completion of Construction Work of 63 No. of Row Houses situated on thePlot bearing C.N. No/CTS No./Survey No./ Final Plot No. 24/1 demarcated by its boundaries (latitude and longitude of the end points) Khasara No. 24/2 to the North, Khasara No. 17 to the South, Khasara No. 23,18.00 MTR D.P. Road to the East, LAND of Khasara No. 25 to the West, Mauza: Tarodi(KH) taluka: Kamptee District Nagpur-441204 admeasuring 15300 sq.mts. area being developed by M/s Shayona Co-operant.

Sir,

I have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the 63 Row Houses of the Project, situated on the plot bearing C.N. No/ CTS No./Survey No./Final Plot No. 24/1, Mauza: Tarodi(KH), taluka Kamptee District Nagpur PIN 441204 admeasuring 15300 sq.mts. area being developed by M/s Shayona Co-operant.

AR. RAHUL PATEL
CA/2013/81689
N.I.T. No. 2832
N.M.C. No. 803
LAKADGANJ, NAGPUR

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(i) Mr. Rahul T. Patel as Architect ;

(ii) Shri Devendra Patel as Structural Consultant

(iii) Shri N.A. as MEP Consultant

(iv) Shri Ganesh Atram as Site Supervisor

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 row houses/Wing of the Real Estate Project as registered *vide* number **P50500056301** 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.

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SR. NO.	TASK / ACTIVITY	PERCENTAGE OF WORKDONE FOR VARIOUS BLOCKS												
	TYPE OF BLOCKS	A	B	C	D	E	F	G	H	I	J	K	L	TOTAL
	Number of Units	2	3	3	3	9	1	2	8	8	8	8	8	63
1	Eacavation					100 %	100 %							
2	1 number of Plinth					100 %	100 %							
3	Nil number of Podiums													
4	Stilt Floor						100 %							
5	2 number of slabs of Super Structure						100 %							
6	Internal Walls, Internal Plaster, Flooring within Premises, Doors and Windows to each of the Premises													
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises.													
8	Staircases, Lifts Wells and Lobbies at each Floor level connection Staircases and Lifts, Overhead and Underground Water Tanks.													
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.													
	Installation of lifts, water pumps, Fire Fighting Fittings and Equipments as per the NOC, Electrical fitting in Common Areas, electrical mechanical equipment, Compliance to conditions of environment NOC, Finishing to entrance lobby/ internal protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to obtain Occupation / Completion Certificate.													

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TABLE-B

Internal and External Development Works in respect of the entire Registered Phase. (as on 30/06/2024)

S No (1)	Common areas and Facilities Amenities (2)	Proposed (Yes / No) (3)	Percentage of Work Done (4)	Details (5)
1	Internal Roads & Footh-paths.	Yes	50 %	
2	Water Supply	Yes	0 %	
3	Sewarage (chamber, Lines, Septic Tank)	Yes	0 %	
4	Storm Water Drains	Yes	0 %	
5	Landscaping & Planting	No	N.A.	
6	Street Lighting	Yes	0 %	
7	Community Buildings	No.	N.A.	
8	Treatment and disposal of sewage and sullage water	No	N.A.	
9	Solid Waste management & Disposal	Yes	N.A.	
10	Water conservation, Rain water harvesting.	Yes	0 %	
11	Energy management	No	N.A.	
12	Fire protection and fire safety requirements.	No	N.A.	
13	Electrical Meter Room, sub-station, receiving station.	Yes	0%	
14	Other (Option to Add more)	No	N.A.	

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