

Annexure A

FORM1

(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 : 15/11/2022

To,

Vishal Chugera Properties India Private. Limited,

Director- Mr. Vishal Ashok Chugera

66/2A/1A, Vishal Chugera Enterprises, Near Kedari Petrol Pump,

Wanawadi, Pune-411040

Subject: Certificate of Percentage of Completion of Construction Work of **NIVAAN MEDOWS PHASE-2** having MahaRERA Registration Number **P52100023936** being developed by **Vishal Chugera Properties India Private Limited**

Sir,

I / We, **Aditya Associates** have undertaken assignment as Architect / Licensed Surveyor of certifying Percentage of Completion of Construction Work of **NIVAAN MEDOWS PHASE-2** having MahaRERA Registration Number **P52100023936** being developed by **Vishal Chugera Properties India Private Limited**

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 ~~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

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

Sr. No.	Tasks/Activity	Percentage of Actual Work Done (As on date of the Certificate)
(1)	(2)	(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.	External plumbing and external plaster, elevation, completion of terraces with water proofing of the Building / Wing.	NA
11.	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 complete project as per specification sin agreement of Sale. Any other activities.	NA

TABLE- B

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

Sr. No.	Common areas and Facilities	Proposed (Yes / No)	Percentage of Actual Work Done (As on date of the Certificate)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	Yes	40%	
2.	Water Supply	Yes	30%	
3.	Sewerage (Chamber, lines, Septic Tank, STP).	NA	-	
4.	Storm Water Drains	NA	-	
5.	Landscaping & Tree Planting	Yes	10%	
6.	Street Lighting	Yes	10%	
7.	Community Buildings	Yes	20%	
8.	Treatment and disposal of sewage and sullage water.	NA	-	
9.	Solid Waste management & Disposal	NA	-	
10.	Water conservation/Rain water harvesting	NA	-	
11.	Energy management	NA	-	
12.	Fire protection and fire safety Requirements	NA	-	
13.	Electrical meter room, sub-station, receiving station.	Yes	30%	
14.	Others (Option to Add more).	NA	-	

Yours Faithfully,



Signature

Name of L.S / Architect Mr. MD ABU BAKAR
(License No CA/2009/46030)

Agreed and accepted by:



Signature of Promoter :

Name : Vishal Ashok Chugera

Date: 03/01/2023