

FORM 1
ARCHITECT'S CERTIFICATE

To
M/S Vatsalya Properties
Shop No 1, Dugad Plaza,
Near VIT Hostel Chowk,
Bibvewadi, Pune 411037.

Date: 09/10/2021.

Subject: Certificate of Cost Incurred for Development of Vatsalya Tower situated on the S. No. 66 /1/6B, Village- Kondhwa Bk, Taluka - Haveli, District - Pune. demarcated by its boundaries (North West latitude P1 18° 27' 14.19" and longitude 73° 52' 49.05", North East latitude- P2-18° 27' 12.85" and longitude 73° 52' 49.22", South West latitude- P3 18° 27' 13.07" and longitude 73° 52' 47.81", South East latitude P4 18° 27' 13.92" and longitude 73° 52' 47.85") 20ft Road to the North, Unnatidham housing project from S. No 66 to the South, Remaining Property of S. No. 66 to the East, Property of S. No. 66 /1/6 to the West, of Division - Pune, Village - Kondhwa Bk, Taluka - Haveli, District - Pune PIN 411 048 admeasuring 2208.42 sq.mt. Area being developed by M/S Vatsalya Properties

Ref: MahaRERA Registration Number _____

Sir,

I/ We, GRUHA IBC PVT LTD, have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, situated on the Plot Gat no.334, Village- Jambhul, Taluka-Maval, District-Pune. demarcated by its boundaries (North West latitude P1 18° 27' 14.19" and longitude 73° 52' 49.05", North East latitude- P2-18° 27' 12.85" and longitude 73° 52' 49.22", South West latitude- P3 18° 27' 13.07" and longitude 73° 52' 47.81", South East latitude P4 18° 27' 13.92" and longitude 73° 52' 47.85") 20ft Road to the North, Unnatidham housing project from S. No 66 to the South, Remaining Property of S. No. 66 to the East, Property of S. No. 66 /1/6 to the West, of Division - Pune, Village - Kondhwa Bk, Taluka - Haveli, District - Pune PIN 411 048 admeasuring 2208.42 sq.mt. Area being developed by M/S Vatsalya Properties.

1. Following technical professionals are appointed by Owner / Promoter :-

- i. M/s Gruha Ibc Pvt Ltd as L.S. / Architect ;
- ii. M/s /Shri / Rahul Darvekar as Structural Consultant
- iii. M/s /Shri / Sunil Shelke as MEP Consultant
- iv. M/s /Shri / Aniket Sahasrabudhe as Site Supervisor/Engineer

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 building/Wing 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 Table B.

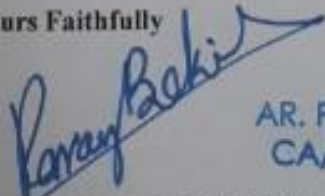
Table-A

Sr. No.	Tasks /Activity	Percentage of work done
1	Excavation	60%
2	1 number of Basement(s) and Plinth	0%
3	1 number of Podiums	0%
4	Stilt Floor	Not Applicable
5	7 number of Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0%
7	Sanitary Fittings within Flats/Premises, Electrical Fittings within Flats/Premises	0%
8	Staircase, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NCO, 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	0%

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

S. No	Common areas and Facilities, Amenities	Proposed (Yes/No)	% of Work done	Details
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	NO	0%	
8.	Treatment & disposal of sewage and sullage water	NO	0%	
9.	Solid Waste management & Disposal	YES	0%	
10.	Water conservation, Rain water harvesting	YES	0%	
11.	Energy management	NO	0%	
12.	Fire protection and fire safety equipments	YES	0%	
13.	Electrical meter room, sub-station, receiving station	YES	0%	
14.	Compound Wall	YES	0%	

Yours Faithfully



AR. PARAG BOKIL
CA/2005/36698

For, GRUHA IBC PVT LTD