



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)

To

The **SWASTIK REALTY**

Subject : Certificate of Percentage of Completion of Construction Work of 3, No. of Building(s) **A+B+C+D,E,F**, Wing(s) of Phase of the Project (Gujarat RERA Registration Number **PR/GJ/AHMEDABAD/AHMEDABAD CITY/Ahmedabad Municipal Corporation/MN153AA10053/170822** situated on the Plot bearing C.N. No./CTS No./Survey no./Final Plot No **241/NANA CHILODA/CHILODA (NARODA)/208/2/1/208/2/1/131/2/1** demarcated by its boundaries (latitude and longitude of the end the West of Division, Village **CHILODA (NARODA)**, taluka **Ahmedabad City**, District **Ahmedabad**, PIN **382330**, admeasuring **4886.0** sq.mts. area being developed by **SWASTIK REALTY**

Sir,

I/We **SAVAN PRAVINKUMAR PANCHAL** have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the **3**, Building(s) **A+B+C+D,E,F**, Wing(s) of Phase of the Project situated on the plot bearing C.N. No./CTS No./Survey no./Final Plot no. **241/NANA CHILODA/CHILODA (NARODA)/208/2/1/208/2/1/131/2/1** of Division, taluka **Ahmedabad City**, District **Ahmedabad**, PIN **382330**, admeasuring **4886.0**, sq.mts. area being developed by (Promoter's Name) **SWASTIK REALTY**, as per the approved plan.

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

- (i) M/s./Shri/Smt. **Savan Pravinkumar Panchal** as Architect/Engineer
(ii) M/s./Shri/Smt. **VIREN DILIPBHAI PAREKH** as Structural Consultant

Based on Site Inspection by undersigned on **19-Feb-2024** date and with respect to each of the Building/Wing or of the plots as the case may be 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 **PR/GJ/AHMEDABAD/AHMEDABAD CITY/Ahmedabad Municipal Corporation/MN153AA10053/170822** under GujRERA 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 A and B.

Table – A				
A+B+C+D				
Sr. No	Tasks/Number	Percentage of work done	Activity Start Date	Activity Completion Date
1	Excavation	100	05-04-2022	31-12-2022
2	1 number of Basement(s) and Plinth (No. & %)	100	22-04-2022	30-09-2023
3	NA number of Podiums (No. & %)	0	NA	NA
4	Stilt Floor (%)	0	NA	NA
5	8 number of Slabs of Super Structure (No. & %)	90	01-09-2022	31-10-2024
6	Internal & External walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises (%)	0	NA	NA
7	Sanitary Fittings & color work within the Flat/Premises (%)	0	01-01-2024	31-03-2027
8	Staircases Lifts Wells, Ramp and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks (%)	25	01-01-2024	31-03-2027
9	The external plumbing and external plaster elevation, external color, drainage work, completion of terraces with waterproofing of the Building/Wing (%)	0	01-01-2024	31-03-2027
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 (%)	0	01-01-2024	31-03-2027

Table – A

E				
Sr. No	Tasks/Number	Percentage of work done	Activity Start Date	Activity Completion Date
1	Excavation	100	01-01-2023	25-02-2023
2	1 number of Basement(s) and Plinth (No. & %)	100	01-03-2023	30-09-2023
3	NA number of Podiums (No. & %)	0	NA	NA
4	Stilt Floor (%)	0	NA	NA
5	8 number of Slabs of Super Structure (No. & %)	20	12-10-2023	31-12-2024
6	Internal & External walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises (%)	0	NA	NA
7	Sanitary Fittings & color work within the Flat/Premises (%)	0	01-01-2024	31-03-2027
8	Staircases Lifts Wells, Ramp and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks (%)	0	01-01-2024	31-03-2027
9	The external plumbing and external plaster elevation, external color, drainage work, completion of terraces with waterproofing of the Building/Wing (%)	0	01-01-2024	31-03-2027
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 (%)	0	01-01-2024	31-03-2027

Table – A

F				
Sr. No	Tasks/Number	Percentage of work done	Activity Start Date	Activity Completion Date
1	Excavation	100	05-04-2022	31-12-2022
2	1 number of Basement(s) and Plinth (No. & %)	100	22-04-2022	30-04-2023
3	NA number of Podiums (No. & %)	0	NA	NA
4	Stilt Floor (%)	0	NA	NA
5	8 number of Slabs of Super Structure (No. & %)	100	01-09-2022	31-10-2024
6	Internal & External walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises (%)	100	01-01-2024	31-03-2027
7	Sanitary Fittings & color work within the Flat/Premises (%)	20	01-01-2024	31-03-2027
8	Staircases Lifts Wells, Ramp and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks (%)	70	01-01-2024	31-03-2027
9	The external plumbing and external plaster elevation, external color, drainage work, completion of terraces with waterproofing of the Building/Wing (%)	60	01-01-2024	31-03-2027
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 (%)	20	01-01-2024	31-03-2027

Table - B

Internal & External Development Works in Respect of the entire Registered Phase						
Sr. No.	Common areas and Facilities Amenities	Proposed(Yes/No)	Percentage of work done	Remarks	Activity Start Date	Activity Completion Date
1	Internal Roads & Footpaths	YES	0	By Promoter	01-01-2024	30-06-2027
2	Water Supplies	YES	0	By Promoter	01-01-2024	30-06-2027
3	Sewerage (chamber, lines, Septic Tank, STP)	YES	0	By Promoter	01-01-2024	30-06-2027
4	Storm Water Drains	YES	0	By Promoter	01-01-2024	30-06-2027
5	Landscaping & Tree Planting	YES	0	By Promoter	01-01-2024	30-06-2027
6	Street Lighting	YES	0	By Promoter	01-01-2024	30-06-2027
7	Community Buildings	YES	30	By Promoter	01-01-2024	30-06-2027
8	Treatment and disposal of sewage and sullage water /STP	YES	0	By Promoter	01-01-2024	30-06-2027
9	Solid Waste Management & Disposal	YES	0	By Promoter	01-01-2024	30-06-2027
10	Water Conservation,Rain Water Harvesting,Percolating Well/Pit .	YES	0	By Promoter	01-01-2024	30-06-2027
11	Energy Management	NO	0	NA	NA	NA
12	Fire Protection and Fire Safety Requirements	YES	0	By Promoter	01-01-2024	30-06-2027
13	Electrical Meter Room, Sub-station,Receiving Station.	YES	0	By Promoter	01-01-2024	30-06-2027
14	Fire fighting facilities	NO	0	NA	NA	NA
15	Drinking water facilities	YES	0	By Promoter	01-01-2024	30-06-2027

Sr. No.	Common areas and Facilities Amenities	Proposed(Yes/No)	Percentage of work done	Remarks	Activity Start Date	Activity Completion Date
16	Emergency evacuation services	NO	0	NA	NA	NA
17	Use of renewable energy	NO	0	NA	NA	NA
18	Security using CCTV surveillance	YES	0	By Promoter	01-01-2024	30-06-2027
19	Letter Box	YES	0	By Promoter	01-01-2024	30-06-2027

Yours Faithfully,

Name of Architect	SAVAN PRAVINKUMAR PANCHAL
Council of Architects(CoA) Registration No.	CA/2018/100507
Council of Architects(CoA) Registration valid till	31-Dec-2029
Date of physical visit to the site	19-Feb-2024
Firm Name	SAVAN PRAVINKUMAR PANCHAL
Remark	While filling out this form We are submitting details for Quarter 15 ended as of 31.12.2023. However, due to migration that took place from RERA 1.0 to RERA 2.0, we can't upload a Photo of the Project as of 31.12.2023 or near date. As we are uploading the Photo 19-02-2024 therefore there may be a mismatch with the Construction Cost incurred as the cost taken is till 31.12.2023 and the Photo Uploaded 19-02-2024

@This is online submitted document with due eKYC done, hence no physical signature required.