



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 **Ratnamani Buildspace LLP**

Subject : Certificate of Percentage of Completion of Construction Work of 3, No. of Building(s) **A+B,C+D+E,J+K+L**, Wing(s) of Phase of the Project (Gujarat RERA Registration Number **PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/MAA12447/131023** situated on the Plot bearing C.N. No./CTS No./Survey no./Final Plot No **NA** demarcated by its boundaries (latitude and longitude of the end the West of Division, Village **NA**, taluka **Ahmedabad City**, District **Ahmedabad**, PIN **NA**, admeasuring **10714.82** sq.mts. area being developed by **Ratnamani Buildspace LLP**

Sir,

I/We **CALEB GLEN FERRO** have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the 3, Building(s) **A+B,C+D+E,J+K+L**, Wing(s) of Phase of the Project situated on the plot bearing C.N. No./CTS No./Survey no./Final Plot no. **NA** of Division, taluka **Ahmedabad City**, District **Ahmedabad**, PIN **NA**, admeasuring **10714.82**, sq.mts. area being developed by (Promoter's Name) **Ratnamani Buildspace LLP**, as per the approved plan.

1. Following technical professionals are appointed by Owner/Promoter: - **Ratnamani Buildspace LLP**

(i) M/s./Shri/Smt. **Mansi Shah Architects** as Architect/Engineer

(ii) M/s./Shri/Smt. **Blue Skyz Engineers** as Structural Consultant

Based on Site Inspection by undersigned on **28-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/AUDA/MAA12447/131023** 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				
Sr. No	Tasks/Number	Percentage of work done	Activity Start Date	Activity Completion Date
1	Excavation	100	01-06-2023	31-08-2023
2	2 number of Basement(s) and Plinth (No. & %)	95	01-09-2023	28-02-2024
3	NA number of Podiums (No. & %)	0	NA	NA
4	Stilt Floor (%)	15	15-01-2024	31-03-2024
5	14 number of Slabs of Super Structure (No. & %)	0	01-04-2024	31-08-2026
6	Internal & External walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises (%)	0	01-07-2024	28-02-2029
7	Sanitary Fittings & color work within the Flat/Premises (%)	0	01-03-2029	30-06-2029
8	Staircases Lifts Wells, Ramp and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks (%)	0	01-04-2024	31-12-2028
9	The external plumbing and external plaster elevation, external color, drainage work, completion of terraces with waterproofing of the Building/Wing (%)	0	01-08-2027	30-04-2029
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	01-11-2027	31-07-2029

Table – A				
C+D+E				

Sr. No	Tasks/Number	Percentage of work done	Activity Start Date	Activity Completion Date
1	Excavation	100	01-06-2023	31-08-2023
2	2 number of Basement(s) and Plinth (No. & %)	95	01-09-2023	28-02-2024
3	NA number of Podiums (No. & %)	0	NA	NA
4	Stilt Floor (%)	30	01-01-2024	31-03-2024
5	14 number of Slabs of Super Structure (No. & %)	0	NA	NA
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	01-03-2029	30-06-2029
8	Staircases Lifts Wells, Ramp and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks (%)	0	01-04-2024	31-12-2028
9	The external plumbing and external plaster elevation, external color, drainage work, completion of terraces with waterproofing of the Building/Wing (%)	0	01-08-2027	30-04-2029
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	01-11-2027	31-07-2029

Table – A

J+K+L

Sr. No	Tasks/Number	Percentage of work done	Activity Start Date	Activity Completion Date
1	Excavation	70	01-06-2023	31-05-2024
2	2 number of Basement(s) and Plinth (No. & %)	0	NA	NA
3	NA number of Podiums (No. & %)	0	NA	NA
4	Stilt Floor (%)	0	01-04-2025	31-07-2025
5	14 number of Slabs of Super Structure (No. & %)	0	NA	NA
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	01-03-2029	30-06-2029
8	Staircases Lifts Wells, Ramp and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks (%)	0	01-08-2025	31-12-2028
9	The external plumbing and external plaster elevation, external color, drainage work, completion of terraces with waterproofing of the Building/Wing (%)	0	01-09-2027	30-04-2029
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	01-12-2027	31-07-2029

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		01-07-2029	30-09-2029
2	Water Supplies	YES	0		01-02-2029	31-08-2029
3	Sewerage (chamber, lines, Septic Tank, STP)	YES	0		01-02-2029	31-08-2029
4	Storm Water Drains	YES	0		01-02-2029	31-08-2029
5	Landscaping & Tree Planting	YES	0		01-08-2029	30-09-2029
6	Street Lighting	YES	0		15-07-2029	30-09-2029
7	Community Buildings	NO	0	NA	NA	NA
8	Treatment and disposal of sewage and sullage water /STP	YES	0		01-02-2029	31-08-2029
9	Solid Waste Management & Disposal	YES	0		01-10-2029	31-10-2029
10	Water Conservation,Rain Water Harvesting,Percolating Well/Pit .	YES	0		01-02-2029	31-08-2029
11	Energy Management	YES	0		01-03-2029	30-07-2029
12	Fire Protection and Fire Safety Requirements	YES	0		01-03-2029	30-07-2029
13	Electrical Meter Room, Sub-station,Receiving Station.	YES	0		01-03-2029	30-07-2029
14	Fire fighting facilities	YES	0		01-03-2029	30-07-2029
15	Drinking water facilities	YES	0		01-02-2029	31-08-2029
16	Emergency evacuation services	YES	0		01-03-2029	30-07-2029

Sr. No.	Common areas and Facilities Amenities	Proposed(Yes/ No)	Percentage of work done	Remarks	Activity Start Date	Activity Completion Date
17	Use of renewable energy	YES	0		01-03-2029	30-07-2029
18	Security using CCTV surveillance	YES	0		01-09-2029	31-10-2029
19	Letter Box	YES	0		01-09-2029	31-10-2029

Table - B Other					
Internal & External Development Works in Respect of the entire Registered Phase					
Sr. No.	Common areas and Facilities Amenities	Percentage of work done	Remarks	Activity Start Date	Activity Completion Date
1	Fencing	100		25-04-2023	31-05-2023

Yours Faithfully,

Name of Architect	CALEB GLEN FERRO
Council of Architects(CoA) Registration No.	CA/2015/69608
Council of Architects(CoA) Registration valid till	31-Dec-2026
Date of physical visit to the site	28-Feb-2024
Firm Name	
Remark	

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