

ARCHITECT'S CERTIFICATE

Date : 12/04/23

To

M/S. TODAY PRACHAR DEVELOPERS LLP
OFFICE NO:605,6TH FLOOR,SHELTON CUBIX,
PLOT NO:87,SECTOR-15,C.B.D., BELAPUR,
NAVI MUMBAI

Subject : Certificate of Percentage of Completion of Construction Work of Building 'MANGALAM' having 2 Building 3 Wing of the only 1 Phase of the Project MANGALAM situated on the final serve no. 19/1 of dharnacamp demarcated by its boundaries 19'5'52 & 73'4'44 of Village - Dhansar ,Taluka- Panvel, District- Raigad, PIN 410210 admeasuring 9975.57 sq.mts. area being developed by TODAY PRACHAR DEVELOPERS LLP.

Sir,

I Acube Architect have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of 5 No. of Building having of the only Phase of the project situated on the final serve no. 5/1, 5/2/2, 5/3, 5/4, 5/8, 6/3 AND 6/5 demarcated by its boundaries 18.9661138, 73.1198558 of Village - Nandgaon ,Taluka- Panvel, District- Raigad, PIN 410206 admeasuring 10, 840 sq.mts. area being developed by TODAY GLOBAL REALTORS.

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

- (i) M/s Acube Architect as Architect ;
- (ii) M/s Descon Engineers as Structural Consultant
- (iii) Engineering Creations Public Health Consultancy Pvt. Ltd. as MEP Consultant
- (iv) Smt. Madhvi Wahane as Quantity Surveyor *

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 **not yet registered** 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

Building No.1 Wing A

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	0 number of Basement and 1 Plinth	100%
3	0 number of Podiums	NA
4	1 Stilt (Ground floor- 0 no. Of commercial units)	100%
5	11+ 1(terrace) number of Slabs of Super Structure	75%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0.073%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	The external plumbing and external plaster,	0%



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	elevation, completion of terraces with waterproofing of the Building/Wing,	
9	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%
10	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts,Overhead and Underground Water Tanks	72.97% (RCC WORK)

Building No. 1 Wing B

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	0 number of Basement and 1 Plinth	100%
3	0 number of Podiums	NA
4	1 Stilt (Ground floor- 0 no. Of commercial units)	100%
5	11+ 1(terrace) number of Slabs of Super Structure	66.66%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0.094%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
9	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%
10	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts,Overhead and Underground Water Tanks	64.86% (RCC WORK)

Building No. 2 , Wing C

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	0 number of Basement and 1 Plinth	0%
3	0 number of Podiums	0%
4	1 Stilt (Ground floor- 8 no. Of commercial units)	0%
5	11+ 1(terrace) 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 the Flat/Premises, Electrical Fittings within the Flat/Premises	0%

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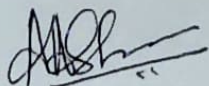
8	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
9	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions 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%
10	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%

TABLE-B

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

S. No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1.	Internal Roads & Footpaths	No	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	No	0%	
7.	Community Buildings	Yes	0%	
8.	Treatment and disposal of sewage and sullage water	Yes	0%	
9.	Solid Waste management & Disposal	Yes	0%	
10.	Water conservation, Rain water harvesting	Yes	0%	
11.	Energy management	Yes	0%	
12.	Fire protection and fire safety requirements	Yes	0%	
13.	Electrical meter room, sub-station, receiving station	Yes	100%	Substation completed
14.	Others (Option to Add more)		0%	

Yours Faithfully



AR. Aliasgher Abuzer Abbasi

Reg. No.: CA/2012/56947

ALI ABBASI
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