

**FORM-1 [see Regulation 3]
ARCHITECT CERTIFICATE**

**(To be submitted at the time of Registration of Ongoing Project and for withdrawal of
Money from Designated Account- Project wise)**

Date: 05 /01 /2024

To

M/s. Veena Developers
Shop No.2, Nikunj Signature
Manav Mandir, Ambadi Road
Vasai (West)
Pin Code-401202.

Subject: Certificate of Percentage of Completion of Construction Work of the Project Veena Synergy, Commercial & Residential for construction on comprising of Wing A, B & Wing C Bldg. (Ground Floor to 16th Floor) (Maha RERA Registration Number P51800049356), situated on the Plot-A & sub-Plot-B(pt.) on property bearing CTS no.424,424/1 to 23, of Village- Mogra, At- Andheri (East) admeasuring 3613.00 sq. Mtrs. plot area being developed by M/s. Veena Developers.

Ref: Approved IOD u/no. **P-7912/2021/(424)/K/E Ward/MOGRA dated 06.10.2023**

Concession approved by Hon.M.C dated 11.07.2022

Plinth CC of Wing C & FCC of Wing A.B & C dated 13.11.23

Sir,

I, Mr. Manish shah Architects , have undertaken assignment as an Architect to certifying Percentage of Completion of Construction Work of the Project Veena Synergy, Commercial & Residential building comprising of Wing A, B & Wing C Bldg. {Ground Floor to (pt) 16th Floor as per Approved IOD u/no. **P-7912/2021/(424)/K/E Ward/MOGRA dated 06.10.2023** (Ground Floor to 16th Floor principle scheme approved by Hon.M.C dated 11.07.2022} (Maha RERA Registration Number P51800049356), situated on the Plot-A & sub-Plot-B(pt.) on property bearing CTS no.424,424/1 to 23, of Village- Mogra, At- Andheri (East) admeasuring 3613.00 sq. Mtrs. plot area being developed by M/s. Veena Developers.

1. Following technical professionals are appointed by Owner / Promoter: -
 - a. Arch. Manish Shah as Liasoning Architect
 - b. Mr. Hiren Tanna as Structural Consultant
 - c. Mr. Rajiv Ranjan Site Supervisor

Based on Site Inspection, with respect to each of the building of the aforesaid Real Estate Project, we certify that as on the date of this certificate, the Percentage of Work done for each of the 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.

Handwritten signature



MANISH
SHAH

ARCHITECT & PROJECT CONSULTANT

TABLE-A
Wing-A

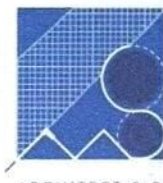
Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	2 No of Basement(s) and number of Plinth	0%
3	0 number of Podiums	N. A
4	Stilt Floor	100%
5	17 no's of Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premise	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, 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 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%

14

TABLE-A
Wing-B

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	2 No of Basement(s) and number of Plinth	0%
3	0 number of Podiums	N. A
4	Stilt Floor	100%
5	17 no's of Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premise	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, 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 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%

Me



MANISH
SHAH

ARCHITECT & PROJECT CONSULTANT

TABLE-A
Wing-C

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	60%
2	2 No of Basement(s) and number of Plinth	0%
3	0 number of Podiums	N. A
4	Stilt Floor	0%
5	17 no's of Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premise	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, 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 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%

Handwritten signature

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	Details
1.	Internal Roads & Footpaths	Yes	0%	As per the Plan
2.	Water Supply	Yes	0%	As per the Plan
3.	Sewerage (chamber, lines, Septic Tank, STP)	Yes	0%	As per the Plan
4.	Storm Water Drains	Yes	0%	As per the Plan
5.	Landscaping & Tree Planting	Yes	0%	As per the Plan
6.	Street Lighting	Yes	0%	As per the Plan
7.	Community Buildings	No	NA	-
8.	Treatment and disposal of sewage and sullage water	No	NA	-
9.	Solid Waste management & Disposal	No	NA	-
10.	Water conservation, Rain water harvesting	Yes	0%	As per the Plan
11.	Energy management	No	NA	-
12.	Fire protection and fire safety Requirements	Yes	0%	As per the Plan
13.	Electrical meter room, sub-station, receiving station	Yes	0%	As per the Plan
14.	Open Parking	Yes	0%	As per the Plan

Yours Faithfully,

SHAH
MANISHKUMAR
R MANHARLAL

Name: - Mr. Manish Shah
License No. – CA / 93/16466

Agreed and Accepted by:

Nikunj H. Sanghavi

Signature of Promoter
Name: Nikunj H. Sanghavi
Date: 05.01.2024