

TANDEL & ASSOCIATES

ARCHITECTS, INTERIOR DESIGNERS, ENGINEERS, ESTATE VALUERS

17, ZAOWAWADI, THAKURDWAR, MUMBAI-400 002. MOBILE NO. 98200 27877

FORM 1 (see Regulation 3) ARCHITECTS CERTIFICATE

To
Neelyog Construction Pvt Ltd,
Unit No.1037, 10th Floor,
N.S. Phadke Road, Andheri(East),
Mumbai-400069.

Subject: Certificate of percentage of Completion of Construction work of Project known as Neelyog Virat Wing B, being sale building No.7 developed as part of SRA scheme on land bearing CTS Nos. 482 to 485, 489 to 501, 502(pt) to 509 & 514 of village Malad, Khot Kuva Road, Malad East Mumbai 400097

Developer: **Neelyog Construction Pvt Ltd**

Project Land: 3086.36 Sq.Mtr. being project land earmarked for construction of sale building No.7 to be known as Neelyog Virat wing B

Location: North- CTS no 392 Village Malad ; East- Western Express Highway No.1; West- CTS No.502 of Village Malad; South CTS no 502 of Village Malad

Sir,

I, Architect Sandip W. Tandel of Tandel & Associates, have undertaken assignment as Architect of certifying percentage of Completion of Construction work of Sale Building No 7 to be known as Neelyog Virat Wing B being part of SRA Scheme on the plot bearing CTS Nos. 482 to 485, 489 to 501 , 502(pt) to 509 & 514 of village Malad -Khot Kuva Road, Malad East Mumbai-400097 and being constructed on project land admeasuring 3086.36 sq.mts. and developed by Neelyog Construction Pvt. Ltd.

1. Following technical professional are appointed by promoter:

(I) M/s Tandel & Associates	as Architect;
(II) Shreeji Consultants	as Structural Engineer;
(III) Shri. Deepak Jaiswal	as Site supervisor

Based on site inspection, with respect to Sale building No.7 wing B 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 Sale building No.7 wing B of the Real Estate Project as registered vide Number -applied for under RERA is as per table A herein below. The percentage of the work executed with respect to each of the major activity of the building/wing and overall percentage of work done with respect to each building/wing is detailed in the table B.

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Table A
Project known as Neeiyog Virat Wing B

Sr. No.	Tasks/Activity	Percentage(%) of the work completed
1	Excavation	100
2	Two number of basement(s) and plinth	80
3	One number of podiums	80
4	Stilt floor/Ground Floor	80
5	24 number of slabs of super structure	60
6	Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows to each of the flat/premises.	15
7	Sanitary Fitting within the Flat/Premises, Electrical Fitting within the flat/premises	5
8	Staircase, Lifts Wells and lobbies at each floor level connecting Staircase and Lifts, Overhead and Underground Water Tanks.	15
9	The external plumbing and external plaster, elevation, completion of terrace 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

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Table – B
Internal & external Development Works in respect of the
Project known as Neelyog Virat Wing B

Sr. No.	Common areas and facilities	Proposed Yes/No	Percentage of work done	Details
1	Internal Roads & Footpaths	Yes	25	Work in Progress
2	Water Supply	Yes	0	Water Main is located in lay out
3	Sewerage (chamber, lines septic tank, STP)	Yes	0	Work is yet to start
4	Storm Water Drains	Yes	0	Work is yet to start
5	Landscaping & Tree planning	No	0	NA
6	Street Lighting	Yes	0	Work is yet to start
7	Community Buildings	No	N.A.	N.A.
8	Treatment and disposal of sewage and sullage water	Yes	0	Work is yet to start
9	Solid Waste management & disposal	No	N.A.	N.A.
10	Water conservation, Rain Water Harvesting	Yes	0	Work is yet to start
11	Energy Management	No	N.A.	N.A.
12	Fire protection and fire safety requirements	Yes	0	Hydrant Sprinklers fire extinguishers
13	Electrical Meter Room, sub-station, receiving station.	Yes	70	Substation installed and commissioned
14	Others (option to Add more)	No	N.A.	N.A

Yours faithfully,

Sandip W Tandel
Tandel & Associates
Proprietor Architect
License No. CA/95/19270

Place : Mumbai
Date : 20th July 2017