



SATISH V. AHUJA
AND ASSOCIATES
ARCHITECTS & DESIGNERS

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)

Date: 31.01.2020

Ref.: VE/Kharghar-17/Rera/01/246

To,

M/S. VARSHA ENTERPRISES

Office no: 1003-1004, Shelton Cubix,

Plot No. 87, Sector-15, CBD Belapur, Navi Mumbai-400614.

Subject: Certificate of Percentage of Completion of Construction Work of **BALAJI PARK** (~~MahaRERA Registration Number~~) situated on the Plot No 6,6A,6B,6C, Sector-17, demarcated by its boundaries (latitude and longitude of the end points) 19 02 46 .74N – 73 04 55.00E, 19 02 48.48N- 73 04 55.13E, 19 02 50.11N – 73 04 55.35E, 19 02 46.49N – 73 04 56.54E, 19 02 48.30N 73 04 56.77E, 19 02 49.92N 73 04 56.98E Kharghar, Navi Mumbai, Admeasuring 5192.970 sq. mts. area being developed by

M/S. VARSHA ENTERPRISES

Dear Sir,

I **Mr. Satish V Ahuja** have undertaken assignment as an Architect of certifying Percentage of Completion of Construction Work of **BALAJI PARK**, situated on the Plot No 6,6A,6B,6C, Sector-17, Kharghar, Navi Mumbai, Admeasuring 5192.970 sq.mt. area being developed by **M/S. VARSHA ENTERPRISES**

Following technical professionals are appointed by Owner/Promoter: -

- 1) **Mr. Satish V Ahuja** as an Architect.
- 2) **M/s. Epicons Consultants Pvt.Ltd.** as Structural Consultant.
- 3) **M/s Ruhani Electricals** as Electrical Consultant.
- 4) **Mr. Vithal Bhuvra** as Plumbing Consultant.
- 5) **Mr. Ramesh k. Babariya** as Site Supervisor

Based on site Inspection, with respect to the building of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for the building of the Real Estate Project as ~~registered vide number~~ _____ 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.



S.V. Ahuja

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Document for MahaRERA Registration

M/S. VARSHA ENTERPRISES

Plot no. 6,6A,6B,6C, Sector-17,
Kharghar, Navi Mumbai.

Date: 31.01.2020

Ref.: VE/Kharghar-17/Rera/01/246

TABLE -A
Building /Wing Named -A

SR. NO	TASKS/ACTIVITY	PERCENTAGE OF WORK DONE
1.	Excavation	0%
2.	0 number of Basement(s) and 1 Plinth (Ground)	0%
3.	1 number of Podiums (1 ST Floor)	0%
4.	1 Stilt Floor (2 nd Floor)	0%
5.	25 number of slabs of super structure (3 rd to Terrace Floor)	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%
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%



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Kharghar, Navi Mumbai.

Date: 31.01.2020

Ref.: VE/Kharghar-17/Rera/01/246

TABLE -A
Building /Wing Named -B

SR. NO	TASKS/ACTIVITY	PERCENTAGE OF WORK DONE
1.	Excavation	0%
2.	0 number of Basement(s) and 1 Plinth (Ground)	0%
3.	1 number of Podiums (1 ST Floor)	0%
4.	1 Stilt Floor (2 nd Floor)	0%
5.	25 number of slabs of super structure (3 rd to Terrace Floor)	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%
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%



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Plot no. 6,6A,6B,6C, Sector-17,
Kharghar, Navi Mumbai.

Date: 31.01.2020

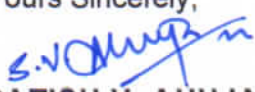
Ref.: VE/Kharghar-17/Rera/01/146

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 and footpaths	NO	N. A	N. A
2.	Water supply	YES	0%	After OC
3.	Sewerages (chamber, lines, septic tank, STP)	YES	0%	Pending
4.	Storm Water Drains	NO	N.A	To be provided by CIDCO
5.	Landscaping & Tree Planting	YES	0 %	Pending
6.	Street Lighting	NO	N. A	To be provided by CIDCO
7.	Community Buildings	NO	N. A	N.A
8.	Treatment and disposal of sewage and sullage water	NO	N. A	To be provided by CIDCO
9.	Solid waste management and disposal	NO	N. A	To be provided by CIDCO
10.	Water conservation, Rain water harvesting	YES	0%	Pending
11.	Energy management	NO	N.A	--
12.	Fire protection and fire safety requirements	YES	0%	Pending
13.	Electrical meter room, sub-station, receiving station	YES	0%	Pending
14.	Aggregate area of recreational open space	YES	0%	Pending
15.	Open Parking	YES	0%	Pending
16.	Others (option to add more)	--	--	--

Thanking You,
Yours Sincerely,


SATISH V. AHUJA
ARCHITECT
CA/93/16602

