

SAMEER R. DESAI

M. ARCH., F.I.V.

PLANNER • ARCHITECT • VALUER

Mobile : 9923668999

Office : 9511860451

Email : arch.srd@gmail.com

Office No. 14, Mirza Nagar, 1st Floor, Opp. Railway Station, Virar (E), 401 305.

FORM 1 [see Regulation 3]

ARCHITECT'S CERTIFICATE

Date: 01/04/2022.

To

M/s. Bachraj Developers, D

Block, 1st Floor,

Shri Sitaram Sadan,

276, Shamaldas Gandhi Marg,

Opp. Parsi dairy Farm,

Mumbai – 400 002..

Subject : Certificate of Percentage of Completion of Construction Work of Bachraj Legend Wing A, B, C on Survey No. 24, Hissa No. B/3, B/4, of Division --- Village: Dongre, Taluka: Vasai, District: Palghar having Maha RERA Registration No. [.....] being developed by M/s. Bacharaj Developers.

Sir,

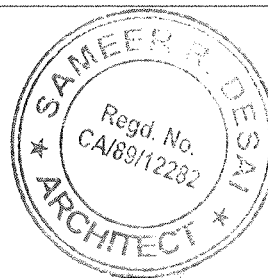
I, Sameer R. Desai have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the Bachraj Legend Wing A, B, C on Survey No. 24, Hissa No. B/3, B/4 of Division --- Village: Dongre, Taluka: Vasai, District: Palghar, Pin: 401305 having Maha RERA Registration No. [.....] being developed by M/s. Bachraj Developers.

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 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 (Wing – A)

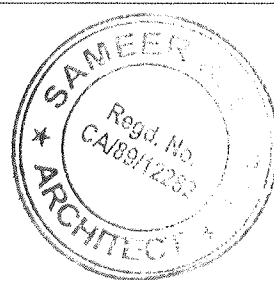
Sr. No	Task / Activity	Percentage of work done
1	Excavation	0 %
2	<u>---</u> number of Basement(s) and Plinth	0 %



3	<u>1</u> number of Podium	0 %.
4	Ground floor/Stilt Floor	0 %
5	<u>20</u> number of Slabs of Super Structure	0 %
6	Internal Wall, Internal Plaster, Flooring within Flats/ Premises, Door and Windows to each of the Flat / Premises	0 %
7	Sanitary Fitting within the Flat / Premises, Electrical Fitting within the Flat / Premises	0 %
8	Staircase, Lift Wells 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 water Proofing of the Building/ Wing	0 %
10.	Installation of lift, Water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical Fitting to Common Area, electro, mechanical equipment, Compliance to condition of environment / CRZ NOC, Finishing to entrance lobby/s, Plinth protection, Paving of areas appurtenant to building/Wing, Compound wall and all other requirement as may be required to obtained Occupation/ Completion Certificate	0%

Table ABuilding (Wing - B)

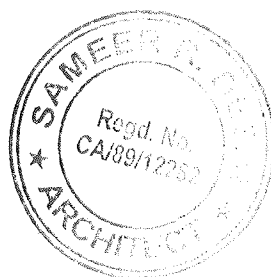
Sr. No	Task / Activity	Percentage of work done
1	Excavation	0 %
2	<u> </u> - number of Basement(s) and Plinth	0 %
3	<u>1</u> number of Podium	0%
4	Ground floor/Stilt Floor	0 %
5	<u>21</u> number of Slabs of Super Structure	0 %
6	Internal Wall, Internal Plaster, Flooring within Flats/ Premises, Door and Windows to each of the Flat / Premises	0 %



7	Sanitary Fitting within the Flat / Premises, Electrical Fitting within the Flat / Premises	0 %
8	Staircase, Lift Wells 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 water Proofing of the Building/ Wing	0 %
10.	Installation of lift, Water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical Fitting to Common Area, electro, mechanical equipment, Compliance to condition of environment / CRZ NOC, Finishing to entrance lobby/s, Plinth protection, Paving of areas appurtenant to building/Wing, Compound wall and all other requirement as may be required to obtained Occupation/ Completion Certificate	0%

Table ABuilding (Wing – C)

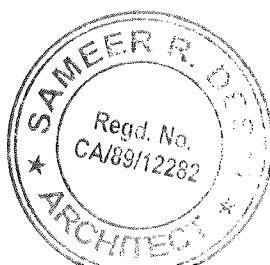
Sr. No	Task / Activity	Percentage of work done
1	Excavation	0 %
2	___ - number of Basement(s) and Plinth	0 %
3	<u>1</u> number of Podium	0 %
4	Ground floor/Stilt Floor	0 %
5	<u>21</u> number of Slabs of Super Structure	0 %
6	Internal Wall, Internal Plaster, Flooring within Flats/ Premises, Door and Windows to each of the Flat / Premises	0 %
7	Sanitary Fitting within the Flat / Premises, Electrical Fitting within the Flat / Premises	0 %
8	Staircase, Lift Wells 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 water Proofing of the Building/ Wing	0 %
10.	Installation of lift, Water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical Fitting to Common Area, electro, mechanical equipment, Compliance to condition of environment / CRZ NOC, Finishing to entrance lobby/s, Plinth protection, Paving of areas appurtenant to building/Wing, Compound wall and all other requirement as may be required to obtained Occupation/ Completion Certificate	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	Yes	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	Yes	0%	
7	Community Buildings	No	N.A	
8	Treatment and disposal of sewage and sullage water	Yes	0 %	
9	Solid management & Disposal	No	0%	
10	Water conservation, Rain Water harvesting	Yes	0%	



SAMEER R. DESAI

M. ARCH., F. I. V.

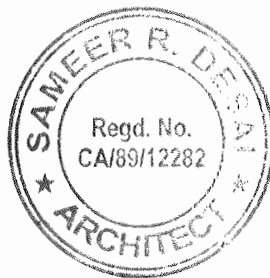
PLANNER . ARCHITECT . VALUER

11	Energy Management	No	0%	
12	Fire Protection and Fire Safety requirements	Yes	0%	
13	Electrical Mater room, sub -station, receiving station	Yes	0%	
14	Others (Option to Add more)	N.A	N. A.	

Yours Faithfully



Mr. SAMEER R. DESAI
Architect
Regd. No. CA/89/12282.



Agreed and Accepted by:

For BACHARAJ DEVELOPERS


PARTNER

M/s. Bacharaj Developers

Date: 01/04/23