

Amesh Bhatt

ARCHITECT

205/206/212 Shiv Plaza Shopping Centre, Station Road, Kandivali (W), Mumbai - 400 067.
REG. NO. CA/87/10412

Mob : 98210 11486

FORM 1

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account of each of the building/wing)

Date: 02 / 06 / 2023

To,

M/S. RANJANA CONSTRUCTION PRIVATE LIMITED,

31/A, Laxmi Industrial Estate,

New Link Road, Andheri (West), Mumbai 400053,

Subject	:	Certificate of Percentage of Completion of Construction Work
Project	:	Proposed Building 'GAYATRI NIWAS'
Maharera Registration No	:	
Reference	:	Proposed Building 'GAYATRI NIWAS' On the New C.T.S. No. 169/A area admeasuring 1712.80 sq.mtrs, 169/B area admeasuring 10.60 sq.mtrs [i.e. Old C.T.S. No. 169] and [i.e. Old C.T.S.No. 169 and 170/A] and [i.e. Old C.T.S. No. 170] and [Old C.T.S. No. 170, 170/1 to 170/13] and C.T.S. No. 170/B area admeasuring 85.80 sq.mtrs, Demarcated by its boundaries (latitude & longitude of the end points) East : by C.T.S. No. 166, 168, West : by C.T.S. No. 155, South : by C.T.S. No. 170/B Hemu Kalani Cross Road No.3, North : by C.T.S. No. 169/B Shantilal Modi Road No.2, Division : Kokan, Village Malad North, Taluka Borivali, District Mumbai Suburban, at Shantilal Modi Road No.2, and Hemu Kalani Cross Road No.3, Irani Wadi, Kandivali (West) Mumbai 400067, Total area admeasuring 1809.20 sq.mtrs.,
Owner / Promoter / Developer	:	M/S. RANJANA CONSTRUCTION PVT. LTD.

Sir /Madam,

I/we **UMESH BHATT**, have undertaken assignment as **ARCHITECT**, certifying Percentage of Completion of Construction Work of the **Proposed Building "GAYATRI NIWAS"**, on Plot bearing C.T.S.No. 169/A admeasuring 1712.80 sq.mtrs, 169/B admeasuring 10.60 sq.mtrs [i.e. Old C.T.S. No. 169] and [i.e. Old C.T.S.No. 169 and 170/A] and [Old C.T.S. No. 170] and [Old C.T.S. No. 170, 170/1 to 170/13] and C.T.S. No. 170/B admeasuring 85.80 sq.mtrs, Village Malad North, Taluka Borivali, Mumbai Suburban District, situated at Shantilal Modi Road No.2, and Hemu Kalani Cross Road No.3, Irani Wadi, Kandivali (West) Mumbai 400067 (hereinafter referred to as the said 'PROPERTY / PROJECT LAND'), and Total area admeasuring 1809.20 sq.mtrs., being developed by M/S RANJANA CONSTRUCTION PVT. LTD. (the Owner / Promoter / Developer).

Following technical professionals are appointed by Owner / Promoter:-

1)	Architect	:	<u>UMESH BHATT</u>
2)	Structural Consultant	:	<u>R.D. MAGDUM</u>
3)	Structural Consultant	:	<u>MR. VINOD MENON</u>
4)	Site Supervisor	:	<u>MOHAMMED MOOSA YUNUS MANSURI</u>

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 **Proposed Building 'GAYATRI NIWAS'**(the **Project**) of the Real Estate Project as registered vide No. _____ 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 the work done with respect to each Building / Wing is detailed in the **TABLE-B**.

TABLE – A

Percentage of Work done for Proposed Building 'Gayatri Niwas'(the Project)

No	Tasks / Activity	%
1	Excavation	100
2	Plinth	100
3	Stilt Floor	10
4	5 No of RCC Slab of Super Structure	100
5	Internal Brick/Block Wall,	10
6	Internal Plaster	0
7	Externat Plaster& Elevation	0
8	Flooring within Flats / Premises	0
9	Door & Window to each of the each Flats / Premises	0
10	Sanitary Fittings within the Flats / Premises	0
11	Electric Fittings within the Flats / Premises	0
12	External Plumbing	0
13	Staircases, Lifts Wells, Lobbies at each Floor level connecting Staircases, Lifts	20
14	Underground Water Tanks	100
16	Overhead Water Tanks	0
17	Completion of Terraces with waterproofing of the Building	0
18	Painting	0
19	Installation of Lifts,	0
20	Installation of Car Parking	0
21	Installation of Fire Fighting System Provision Fittings & Equipment as per CFO NOC	0
22	Electrical fittings to Common Areas, water pumps,electro- mechanical equipment's	0
23	Finishing of entrance lobby/s, paving of areas appurtenant to Building, Compound Wall & all other requirements as may be required to obtain Occupation / Completion Certificate	0

TABLE – B

Internal External Development Work of Proposed Building 'Gayatri Niwas' (The Project)

No.	Common Roads and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1	Side margin pavement	Yes	0%	
2	Water Supply	Yes	0%	
3	Sewerage	Yes	0%	
4	Storm Water Drains	Yes	0%	
5	Landscaping & Tree Planting	No		
6	Common area Lighting	Yes	0%	
7	Water conservation, Rain water harvesting	Yes	100%	
8	Fire protection and fire safety requirements	Yes	0%	
9	Electrical Meter Room	Yes	10%	

Yours Faithfully

UMESH BHATT

ARCHITECT

(License No : CA/10412/87)