

ANKIT M MAKANI

ARCHITECTS, PLANNERS & INTERIOR DESIGNERS

Annexure A
FORM 1
ARCHITECT'S CERTIFICATE

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

Date: 23/01/2023

To,

Shri. Kishor M. Patel (Partner)
M/s. Adityaraj Royale,
101, Purnima C.H.S. Ltd.,
Building no. – 03, Tagore Nagar,
Vikhroli (E), Mumbai-4000083

Subject: Certificate of Percentage of Completion of Construction Work of Project Name: Tagore Nagar Shivchhaya CHSL for Construction of 22 Floors (one) building (s)/ Two Wing (s) of the Phase (Maha RERA Registration Number P51800032024) situated on building no 29, Survey No. 113, [part] and City Survey No. 351 [part] village Tagore Nagar Vikhroli East, taluka-Kurla, District Mumbai admeasuring 965.32 sq.mts. area being developed by Shri. Kishor M. Patel (Partner) of M/s. Adityaraj Royale.

Sir,

I/ We Ankit M. Makhani have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the Tagore Nagar Shivchhaya CHSL Building No.29, Two Wing(s) of phase of the Project, situated on the plot bearing Survey No. 113, [part] and City Survey No. 351 [part] village – Tagore Nagar Vikhroli East, taluka – Kurla, District – Mumbai, PIN 400 083 admeasuring 965.32 sq.mts. Area being developed by Shri. Kishor M. Patel (Partner) of M/s. Adityaraj Royale.

Following technical professionals are appointed by Owner / Promoter:-

- (i) Shri Ankit M.Makani as Architect.
- (ii) Shri. Vikas V. Gokhale of M/s. asc associated consultants as Structural Consultant.
- (iii) Shri. Navinderpal Singh as Quantity Surveyor.
- (iv) Shri Yunus Khan as Site Supervisor.

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 as registered vide number **P51800032024** 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 the Table B.

Table A

Sr. No	Tasks /Activity	Percentage work done
1.	Excavation	100%
2	1 number of Basement(s) and Plinth	100%
3	0 number of Podiums	NA
4	01 Stilt Floor	100%
5	23 number of Slabs of Super Structure	35%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises,	26%
7	Doors and Windows to each of the Flat/Premises 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	30%
9	The external plumbing and external plaster, elevation, completioll 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%

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 & Foothpaths	No	NA	NA
2	Water Supply	YES	0%	DONE
3	Sewarage (chamber, lines, Septic Tank , STP)	YES	0%	NO SEPTIC TANK & NO STP
4	Storm Water Drains	YES	0%	DONE
5	Landscaping & Tree Planting	NO	NA	NA
6	Street Lighting	NO	NA	NA
7	Community Buildings	NO	NA	NA
8	Treatment and disposal of sewage and sullage water	NO	NA	NA
9	Solid Waste management & Disposal	YES	0%	DONE
10	Water conservation, Rain water harvesting	YES	0%	DONE
11	Energy management	NO	NA	NA
12	Fire protection and fire safety requirements	YES	0%	DONE
13	Electrical meter room, sub-station, receiving station	YES	0%	NO SUBSTATION & NO RECEIVING STATION
14	Others (Roof Top Amenities)	YES	0%	DONE

Yours Faithfully

For Ankit Makani Architect