



STHAPATYA NIRMAAN

CIVIL & ARCHITECTURAL SERVICES

Architects & Civil Engineers
Urban & Regional Planners
Project Management Consultants
Land Surveyors, Estimators & Valuers
Interior Designers

208, 2nd Floor, Jagannath Commerce Plaza, Near Godrej Showroom, Manpada Road, Dombivli (E). Tel.: 8828264907
1st Floor, Kailash Mansion, Agarkar Road, Near Aditya Mangal Karyalaya, Dombivli (E). Ph.: 7715928251 Email: sthapatyanirmaan@gmail.com

ARCHITECT'S CERTIFICATE

Ref. No. RERA/SN84A-1

Date: 21/09/2021

To,
M/s. Venus Nirvana LLP
606, Runwal R Square,
LBS Marg, Mulund West- 400080

Subject: Certificate of Percentage of Completion of Construction Work of Building known as **"ARISTO"** Building / No separate Wing of the First Phase of the Project **VENUS SKKY CITY PHASE 1** [Maha RERA Registration Number yet to be received] situated on the plot bearing Survey No. 48, H.No. 4B & 4C, S. No. 235, H.No. 1 demarcated by its boundaries (latitude and longitude of the approximate centre points) 19° 13' 29.1" to the North & 73° 07' 56.5" to the East of Division - Konkan, Village - Bhopar, Taluka - Kalyan, District - Thane, Building Plan Sanctioned by Kalyan Dombivli Municipal Corporation vide their building permission no. KDMC/TPD/BP/27 Village/2021-22/15, Date: 09/09/2021 admeasuring 11320.00 Sq. Mts as per 7/12 extract. and out of that area approximate 13932.97 Sq. Mts. area as per UDCPR being **developed by M/s. Venus Nirvana LLP.**

Sir,

I, **SHIRISH GAJANAN NACHANE** have undertaken assignment as an Architect of certifying Percentage of Completion of Construction Work of the said **"ARISTO"** Building / No Separate Wing of the First Phase of the Project as per above,

Following technical professionals are appointed by Promoter

- (i) **SHIRISH GAJANAN NACHANE** from **M/s. STHAPATYA NIRMAAN** as an Architect;
- (ii) **M/s. SHANTI CONSULTANT** as Structural Consultant.
- (iii) **MEP Consultants** not appointed yet because **In-house Staffs of Developers** are working as MEP Consultant.
- (iv) **Mr. RIJO RAJAN PAPAN KINARUVILA** 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 [Maha RERA Registration Number yet to be received] under Maha RERA 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.
Yours Faithfully,

For, **M/s. STHAPATYA NIRMAAN**


SHIRISH G. NACHANE
(Architect)





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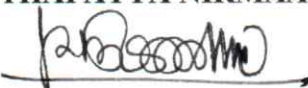
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TABLE - A

Building/No Separate Wing

Sr. No	Tasks / Activity	Percentage of work done
1.	Excavation	0%
2.	1 Number of Plinth	0%
3.	Number of Podiums	NA
4.	Stilt Floor	0%
5.	24 Number of Slabs of Super Structure	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%

For, M/s. STHAPATYA NIRMAAN


SHIRISH G NACHANE





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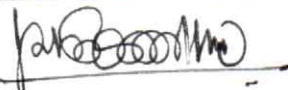
TABLE - B

Internal & External Development Works in Respect of the entire registered phase.

S. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	% of Work done	Details
1.	Internal Roads	NO	N.A.	
2.	Water Supply	YES	0%	To be provided by KDMC
3.	Sewerage (chamber, lines, Septic Tank, STP)	YES	0%	
4.	Storm Water Drains	YES	0%	
5.	Landscaping & Tree Planting	YES	0%	
6.	Street Lighting	NO	N.A.	
7.	Community Buildings	NO	N.A.	
8.	Disposal of sewage and sludge water	NO	N.A.	
9.	Solid Waste management & Disposal	NO	N.A.	
10.	Rain water harvesting	YES	0%	
11.	Energy management	NO	N.A.	
12.	Fire protection and fire safety requirements	YES	0%	
13.	Electrical meter room, sub-station, receiving station	YES	0%	
14.	Others (Option to Add more)	NO	N.A.	

Yours Faithfully

For, M/s. STHAPATYA NIRMAAN


SHIRISH G. NACHANE
(Architect)

