



PDA ARCHITECTS PVT. LTD.

CIN NO. : U74210MH1997PTC109590

GST Tin No. 27AAACP9342H1ZA

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: 29/07/2017

To

The Richa Housing Projects Pvt Ltd
101, 1st floor, kshitij bldg,
Shivsena Bhavan path,
Dadar west, Mumbai 400028.

**Subject : Certificate of Percentage of Completion of Construction Work of
Bldg known as Park mist (Wing A & B) []
situated on the Plot Bearing F.P. No 144 of T.P.S IV Mahim Div, Fernandez Wadi,
dadar, Mumbai. PIN 400 028 demarcated by its boundaries (latitude and
longitude of the end points) GP1-19°1' 21.127" N LATITUDE & 72°50' 23.117" E
LONGITUDE to the North, GP3-19°1' 19.694" N LATITUDE & 72°50' 22.586" E
LONGITUDE to the South, GP2-19°1' 20.962" N LATITUDE & 72°50' 24.202" E
LONGITUDE to the East, GP4-19°1' 19.655" N LATITUDE & 72°50' 21.943" E
LONGITUDE to the West of Division admeasuring 1925.59 sq.mts. area being
developed by Richa Housing Projects Pvt Ltd.**

I/ We_PDA Architects Pvt Ltd have undertaken assignment as Architect /Licensed
Surveyor of certifying Percentage of Completion of Construction Work of the Proposed
Building situated on Plot Bearing F.P. No 144 of T.P.S IV Mahim Div, Fernandez Wadi,
dadar, Mumbai. PIN 400 028 admeasuring 1925.59sq.mts. Area Known as Park Mist
being developed by Richa Housing Projects Pvt Ltd.

1. Following technical professionals are appointed by Owner / Promoter :-

- (i) M/s PDA Architects Pvt Ltd as Design Architect ;
- (ii) M/s Gokani Consultants as Structural Consultant
- (iii) M/s S.N Joshi consultants Pvt Ltd as MEP Consultant
- (iv) Mr. Rajesh Kawa 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

Register Office

B/103, Nilesh Co-op Hsg Soc
Mithagar Road, Kandar Pada
Dahisar West, Mumbai 400068, India

Studio

Valmiki Bunglow, Mithagar Road
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_____ 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

Park Mist/Wing A- Sale wing-Approved (24th floor to 40th floor)
Proposed (41st floor to 56th floor)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	98%
2	Plinth	98%
3	Podium	N.A
4	Stilt Floor	N.A
5	19 number of Slabs of Super Structure up to 40 th floor 16 no's of slabs of Super structure from 41 st to 56 th 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	
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	Staircase=3.0%
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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Table A

Park Mist/Wing B- Rehab wing (GR to 23 flrs)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	98%
2	Plinth	98%
3	Podium	N.A
4	Stilt Floor / Entrance lobby	N.A
5	19 number of Slabs of Super Structure upto 40 th floor	0%
7	16 nos of slabs of Super structure from 41 st to 56 th floor	
7	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0%
8	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Staircase= Overhead and Underground Water Tanks	3.5%
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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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	N.A	NA OPEN SPACE AROUND BLDG TO BE PAVED 0%	
2.	Water Supply	YES	0%	
3.	Sewerage (chamber, lines, Septic Tank, STP)	YES	0%	SEWAGE DRAINAGE CHAMBERS PROPOSED TO BE CONNECTED TO MUNICIPAL DRAIN
4.	Storm Water Drains	YES	0%	
5.	Landscaping & Tree Planting	YES	0%	
6.	Street Lighting	NO		EXISTING ACCESS ROAD TO PLOT PRESENT WITH MUNICIPAL LIGHTING
7.	Community Buildings	N.A		
8.	Treatment and disposal of sewage and sullage water		0%	SEWAGE WILL BE DISPOSED VIA MUNICIPAL DRAIN

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9.	Solid waste management & disposal	YES		(DEMOLISHED & EXCAVATED DEBRIS ALREADY DISPOSED AS PER SOLID WASTE MANAGEMENT PLAN) PETTY DEBRIS GENERATED DURING CONSTRUCTION WILL BE USED FOR SITE LEVELLING
10.	Water conservation & Rain water harvesting	RAIN WATER HARVESTING PROPOSED	0%	
11.	Energy Management	NO	0%	
12.	Fire protection & fire safety requirements	YES	U.G TANK FOR FIRE PARTIALLY COMPLETED 50%	
13.	Electrical meter room, Substation, Receiving station	YES	0%	ELECTRIC METER ROOM & SUBSTATION PROPOSED
14	Others (option to add more)			

Yours Faithfully

For

PDA ARCHITECTS PVT LTD.

S. K. Deshpande
Director

(License NO. CA/ 77/4060)



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