

Kirtikumar Makwana
Architect

COA No. CA/92/15406

174/15, Shivshakti Apartment,
Opp. Akhbar Nagar, Nava Vadej,
Ahmedabad -3800013 (Gujarat)
Email: kkarchitect@gmail.com
M: 9727165356

Date: 01/03/2022

FORM 1
ARCHITECT'S CERTIFICATE

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

To,
VARNIRAJ REALITY,
NORTH VIEW HEIGHTS,
OPP. EVANS, OPP. SARATHYA ROAD
NEAR. CLUB 07, SOUTH BOPAL,
GHUMA ROAD, GHUMA
AHMEDABAD 380058 (GUJARAT)

Subject: Certificate of Percentage of Completion of Construction Work of **NORTHVIEW HEIGHTS** No. of **2 (Two)** Building(s)/ **A & B** Wing(s) of the **ENTIRE** Phase of the Project (**Gujarat RERA Registration Number: PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/ MAA03599/051018**) situated on the Plot bearing **Final Plot No. 27**.

Demarcated by its boundaries (latitude and longitude of the end points)

18 M. WIDE T.P. ROAD to the North, **R.S. No. 546** to the South, **R.S.No. 551** to the East, **R.S. No.546** to the West of Division- **WEST**, village-**GHUMA**, taluka-**DASKROI**, District-**AHMEDABAD**, PIN-**380058**, admeasuring **2853.00 sq.mts.**, area being developed by **VERNIRAJ REALITY**.

Ref: Gujarat RERA Registration Number : **PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/ MAA03599/051018**.

Sir,

I **Kirtikumar Makwana** have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the **2 (Two)** Building(s)/ **A & B** Wing(s) of the **ENTIRE** Phase of the Project, situated on the plot bearing **Final Plot no. 27**, of Division – **WEST**, village- **GHUMA**, taluka – **DASKROI**, District – **AHMEDABAD**, PIN – **380058**, admeasuring **2853.00 sq.mts.** area being developed by **VERNIRAJ REALITY**., as per the approved plan.

Following technical professionals are appointed by Owner/Promoter: - (as applicable)

- (i) **Mr. Kirtikumar Makwana** as Architect.
- (ii) **Mr. Virendra Vagadia** as Structural Consultant.
- (iii) **M/S. Tatva Power Projects and Associates** as **Electrical Consultant** as MEP consultant.
- (iv) **M/S. Ravi Engineering** as Plumbing Consultant.
- (v) **Mr. Brijesh V. Shah** is a Clerk of Work.

Based on Site Inspection by undersigned on **15-02-2022** date and 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: **PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/ MAA03599/051018**. GujRERA 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 A and B.

Page 1 of 3


K. K. Makwana
B.Arch, MCA.
Registered Architect
COA Registration No.
CA/1992/15406

TABLE - A
BUILDING-A

(To be prepared separately for each Building/Wing of the Real Estate Project)

Sr. No.	Tasks/Activity	Percentage of work done
1	Excavation	100 %
2	1 (One) number of Basement(s) and Plinth	100 %
3	0 (Zero) number of Podiums	N/A
4	Stilt Floor	100 %
5	14 (Fourteen) number of Slabs of Super Structure	100 %
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	100 %
7	Sanitary Fittings within the Flat/Premises	100 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	100 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100 %
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	100 %

TABLE - A
BUILDING-B

(To be prepared separately for each Building/Wing of the Real Estate Project)

Sr. No.	Tasks/Activity	Percentage of work done
1	Excavation	100 %
2	1 (One) number of Basement(s) and Plinth	100 %
3	0 (Zero) number of Podiums	N/A
4	Stilt Floor	100 %
5	14 (Fourteen) number of Slabs of Super Structure	100 %
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	100 %
7	Sanitary Fittings within the Flat/Premises	100 %
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	100 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100 %
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	100 %


K. K. Makwana
 B.Arch, MCA.
 Registered Architect
 COA Registration No.
 CA/1992/15406

TABLE-B
BUILDING- A & B
Internal & External Development Works in Respect of the entire Registered Phase

Sr. No.	Common areas and Facilities Amenities	Proposed (Yes/No)	Percentage of Work Done	Remarks
1	Internal Roads & Footpaths	YES	100 %	
2	Water Supply	YES	100 %	
3	Sewerage (chamber, lines, Septic Tank, STP)	YES	100 %	
4	Storm Water Drains	YES	100 %	
5	Landscaping & Tree Planting	YES	100 %	
6	Street Lighting	YES	100 %	
7	Community Buildings	YES	100 %	
8	Treatment and disposal of sewage and silage water /STP	NO	N/A	
9	Solid Waste Management & Disposal	NO	N/A	
10	Water Conservation, Rain Water Harvesting , Percolating Well/Pit	YES	100 %	
11	Energy Management	NO	N/A	
12	Fire Protection and Fire Safety Requirements	YES	100 %	
13	Electrical Meter Room, Sub-station, Receiving Station	YES	100 %	
14	Fire Fighting Facilities	YES	100 %	
15	Drinking Water Facilities	NO	N/A	
16	Emergency Evacuation Services	NO	N/A	
17	Use of Renewable Energy	NO	N/A	
18	Security Using CCTV Surveillance	YES	100 %	
19	Letter Box	YES	100 %	

Yours Faithfully,


K. K. Makwana
 B.Arch, MCA.
 Registered Architect
 COA Registration No.
CA/1992/15406
 Signature & Name (IN BLOCK LETTERS) OF Architect with Stamp of Architect
 Council of Architects (COA) Registration No. CA/1992/15406
 Council of Architects (COA) Registration valid till Dt. 31-12-2024