

kkshah

b.e.(civil), a.m.i.e., f.i.v., registered valuer

6.10.2023

Annexure 'A'

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: 06.10.2023

To.

Shri Mahendra Rawjibhai Makwana (Name & Address of Promoter), Hemkunj, Vallabhbaug Lane, Ghatkoar(E), Mumbai 400077.

Subject: Certificate of Percentage of Completion of Construction Work of proposed residential bldg. with Shops on plot No.132+133A, Village Ghatkpar, Vallabhbaug Lane, Ghatkopar(E), Mumbai 400077, having MahaRERA Registration Number P51800047837 (only Applicable after project Registration) being developed by Shri Mahendra Ravjibhai Makwana

Sir,

I Kirti Khushal Shah have undertaken assignment as Licensed Surveyor of certifying Percentage of Completion of Construction Work of residential bldg. with Shops - having MahaRERA Registration Number P51800047837 (Only Applicable after project Registration, being developed by Shri Mahendra Ravjibhai Makwana)

Based on Site Inspection, with respect to layout/ 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 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.

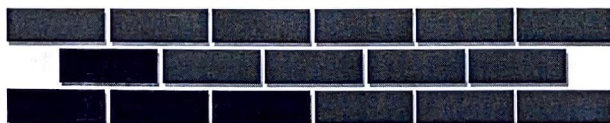
TABLE 'A'

Layout/ Building/ Wing Number(to be prepared separately for each Layout/ Building/ Wing of the Project)

Sr. no (1)	Task/ Activity (2)	Percentage of actual Work Done (As on date of certificate) (3)
1.	Excavation	100%
2.	Basements (if any)	N.A.
3.	Podiums (if any)	N.A.
4.	Plinth	100%
5.	Stilt Floor	100%

B/2, 1st Floor, Rajkamal Bldg., Shradhanand Road,
Ghatkopar (West), Mumbai – 400 086.

Tel: 9821042125 E-mail : shah1kirti@gmail.com / kkshahoffice2023@gmail.com



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6.	Slabe of Super Structure	90%
7.	Internal walls, internal plasters, flooring, doors and windows within flats/premise	50%
8.	Sanitary Fittings within the Flat/Premise	NIL
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	70%
10.	External plumbing and external plaster, levation, completion of terraces with waterproofing of the Building/Wing	NIL
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specifications in agreement of Sale. Any other activities	NIL

TABLE-B

Common areas (Internal and External Development Works) in respect of the Registered Phase/protect Number

Sr. No. (1)	Common areas and Facilities (2)	Proposed (Yes/No) (3)	Percentage of Actual Work Done (As on date of the Certificate)	Details (5)
1.	Internal Roads & Footpaths	No	N.A	N.A
2.	Water Supply	Yes	NIL	-
3.	Sewerage (Chamber, lines, septic Tank, STP)	No	NIL	-
4.	Storm Water Drains	Yes	NIL	-

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5.	Landscaping & Tree Planting	Yes	NIL	NIL
6.	Street Lighting	No	NIL	NO
7.	Community Building	No	N.A	N.A
8.	Treatment and disposal sewage sullage water	No	N.A	N.A
9.	Solid Waste management & Disposal	Yes	Building demolished And debris removed	80%
10.	Water conservation/ Rain water harvesting	Yes	NIL	NIL
11.	Energy management	No	NO	NO
12.	Water conservation/ water harvesting	Yes	NIL	NIL
13.	Electrical meter room, sub- station, receiving station.	Yes	NIL	NIL
14.	Others (Option to Add more).			

Yours faithfully,

Signature & Name (IN BLOCK LETTERS) of L.S



KIRTI KHUSHAL SHAH
(License No. S/157/LS)

Agreed and Accepted by.

Signature of promoter

Name : Mahendra Rawjibhai Makwana

Date : 06.10.2023

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