

Form 1

ARCHITECT'S CERTIFICATE

Date: 24th November 2022

To,
M/s. Chandiwala Enterprises
222/A, Al-Moonaz Arcade,
1st Floor, opp. Post Office,
S.V. Road, Andheri (West),
Mumbai - 400 058.

Subject: Certificate of Percentage of Completion of Construction Work of Proposed Composite Bldg. No. 1 known as **Azad Nagar Welfare Society SRA CHSL** comprising of 1 Wing & Sale Bldg. No. 2 known as **Pearl Majestic** comprising of 2 Wings (Wing A & B) registered under **MahaRERA** vide no. **P51800015348** situated on the C.T.S. No. 40 (Pt.), 40/1 to 36, 284 (Pt.) & 284/1 to 23 of Village Bandivali at Aqsa Masjid Road, Jogeshwari (West), Mumbai, demarcated by its boundaries By Existing Aqsa Masjid Road to the North, By 36.60 Mtr.s wide D.P. Road to the South, By Part Existing & Part 9.00 Mtr.s wide D.P. Road to the West, By C.T.S. No. 284 (Pt.) to the East of Konkan Division, Village Bandivali, Taluka Andheri, District Mumbai Suburban, PIN 400102, admeasuring 2013.52 Sq. Mts. area being developed by **M/s. Chandiwala Enterprises, Mumbai.**

Sir,

I, **Mr. Ashish R. Solanki**, have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of Proposed Composite Bldg. No. 1 known as **Azad Nagar Welfare Society SRA CHSL** comprising of 1 Wing & Sale Bldg. No. 2 known as **Pearl Majestic** comprising of 2 Wings (Wing A & B), situated on the plot bearing C.T.S. No. 40 (Pt.), 40/1 to 36, 284 (Pt.) & 284/1 to 23 of Konkan Division, Village Bandivali, Taluka Andheri, District Mumbai Suburban, PIN 400102, admeasuring 2013.52 Sq. Mts. area being developed by **M/s. Chandiwala Enterprises, Mumbai.**

Following technical professionals are appointed by Promoter:-

- (i) **Mr. T. N. Hasan** as an Architect;
- (ii) **Mr. Piyush K. Sura** as Structural Consultant;
- (iii) **Mr. Altaf Hingora** as Site Supervisor;

Based on Site Inspection, with respect to the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the Wings of the Real Estate Project registered under **MahaRERA** vide no. **P51800015348** is as per



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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 (Bldg. No. 1)

Sr. No.	Tasks / Activity	Percentage of work done
1	Excavation	100%
2	Plinth	100%
3	Ground Floor	100%
4	23 no. of Slabs out of 23 no. of Slabs of Super Structure	100%
5	Internal walls, internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	100%
6	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	100%
7	Stair cases, Lift Wells and Lobbies at each Floor level connecting Stair cases and Lifts, Overhead and Underground Water Tanks	100%
8	The external plumbing and external plaster, Elevation, completion of terraces with water Proofing of the Building/ Wing,	100%
9	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 (Bldg. No. 2 - Wing A & Wing B)

Sr. No.	Tasks / Activity	Percentage of work done
1	Excavation	100%
2	Plinth	100%
3	Stilt	100%
4	23 no. of Slabs out of 23 no. of Slabs of Super Structure	100%
6	Internal walls, internal Plaster,	95%





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	Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	90%
8	Stair cases, Lift Wells and Lobbies at each Floor level connecting Stair cases and Lifts, Overhead and Underground Water Tanks	100%
9	The external plumbing and external plaster, Elevation, completion of terraces with water Proofing of the Building/ Wing,	95%
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	90%

Table B (Bldg. 1 & 2)

Internal & External Development Works in Respect of the entire project

S. No.	Common areas and Facilities, Amenities	Proposed (Yes / No)	Percentage of work done	Details
1	Internal Roads & Footpaths	No	NA	
2	Water Supply	Yes	90%	On completion of the building.
3	Sewarage (chamber, lines, SepticTank, STP)	Yes	100%	Internal Chambers and lines proposed. No STP Proposed.
4	Strom water drains	Yes	100%	Will be connected to Municipal Storm Water Drain.
5	Landscaping & Tree planting	Yes	100%	Tree Plantation to be done as per Tree NOC.
6	Street Lighting	No	NA	
7	Community Buildings	No	NA	
8	Treatment and disposal of sewage and sewage water	No	NA	
9	Solid waste management & disposal	Yes	90%	Vermiculture Bin will be provided as per





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				requirement by MCGM.
10	Water conservation, Rain water harvesting	Yes	95%	Recharge pit proposed as per RWH Consultant's Remarks.
11	Energy Management	No	NA	
12	Fire Protection and fire safety requirements	Yes	95%	As per CFO NOC.
13	Electrical meter room, sub station	Yes	100%	As per requirement by Reliance Energy.

Yours Faithfully,

For

AASHISH SOLANKI
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Ashish R. Solanki
(CA/2000/26252)

