



ARCHITECTS | PLANNERS | INTERIOR ARCHITECTURE | PROJECT MANAGEMENT

FORM 1
ARCHITECT'S CERTIFICATE

Date: 30-June-2024

To,
M/S MORAJ AHN DEVELOPERS LLP.
28/29, Moraj Residency,
Plot No.1, Sector No. 16,
Moraj Circle, Sanpada,
Navi Mumbai—400 705

**Subject: Certificate of Percentage of Completion of Construction Work of MORAJ
OPULENCE having MahaRERA Registration Number P51900032370 being developed by
M/S MORAJ AHN DEVELOPERS LLP.**

Sir,

I, **Architect Hiten Sethi,** have undertaken assignment as Architect and hereby certify the Percentage of Completion of Construction Work of **MORAJ OPULENCE** having MahaRERA Registration Number **P51900032370** being developed by **M/S MORAJ AHN DEVELOPERS LLP.**

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 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**REHAB BUILDING**

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation (including pile shoring)	100%
2	1 number of Basement	100%
3	Podiums	N.A.
4	Plinth / Slab (Ground floor)	100%
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.	0%
9	The external plumbing and external plaster elevation, completion of terraces with waterproofing of the Bldg / 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%

TABLE-A

SALE BUILDING

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation (including pile shoring)	100%
2	1 number of Basement	85%
3	Podiums	N.A.
4	Plinth (Ground floor)	0%
5	28 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.	0%
9	The external plumbing and external plaster elevation, completion of terraces with waterproofing of the Bldg / 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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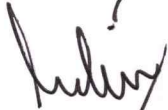
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TABLE-B

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	Details
1.	Internal Roads & Footpaths	Yes	0%	
2.	Water Supply	Yes	0%	
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	-	
7.	Community Buildings	No	-	
8.	Treatment and disposal of sewage and sullage water	No	-	
9.	Solid Waste management & Disposal	No	-	
10.	Water conservation, Rain water harvesting	Yes	0%	Only Rain Water Harvesting Tank Provided
11.	Energy management	YES	0%	
12.	Fire protection and fire safety requirements	Yes	0%	
13.	Electrical Meter room, sub-station, receiving station	Yes	0%	
14.	Others	Yes	0%	

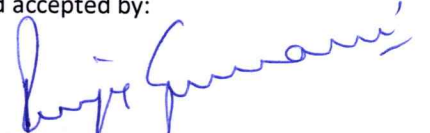
Yours Faithfully,



Ar. Hiten Sethi

Reg. No: - CA/93/16484

Agreed and accepted by:



M/S MORAJ AHN DEVELOPERS LLP.)