

PAGNIS & PAGNIS

ULHAS PAGNIS ARCHITECTS, DESIGNERS & PLANNING CONSULTANTS RAJENDRA PAGNIS
G.D. ARCH. A.I.I.A. G.D. ARCH. A.I.I.A.

4, ANAND, 1 ST FL, D.L. VAIDYA ROAD, DADAR, MUMBAI-400 028
TEL: 24308081, FAX: 24312025, RES: 28230030, E-MAIL: pagnis_2005@yahoo.co.in

Date: 11/08/2017

FORM 1 ARCHITECT'S CERTIFICATE

To,
M/s. V.M. Homes Pvt. Ltd,
C-3, Commerce House,
140, Nagindas Master Road,
Fort, Mumbai. – 400 023.

Subject : Certificate of Percentage of Completion of Construction Work of Proposed redevelopment of property bearing C.S No. 4/152, 5/152 & 17/152 of Tardeo Division, Building no. 13 , 11 & 6A known as Shehnaz Manzil & Haji Ebrahim Latif Charitable Trust and Ebrahim Mansion , D Ward, Mahila Patel Agiari Lane, Balaram Street. Grant Road (E), Mumbai – 4000 07, under D.C. Regn 33(7) admeasuring the total area of the plot is 846.160 Sq. Mt., as per P.R. card, and as per site survey is 831.897 sq.mt. being developed by M/s. **V.M. Homes Pvt. Ltd** and demarcated by its boundaries as follows.

North: CTS No. 6/152

South: CTS No. 3/152 & Jamshedji Petiti street

East: CTS No. 11/152, 20B/152 & 151

West: CTS No. Mahila Patel Agiary Street

Sir,

I Shri Rajendra Pagnis of Pagnis & Pagnis have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of Proposed redevelopment of property bearing C.S No. 4/152, 5/152 & 17/152 of Tardeo Division, Building no. 13 , 11 & 6A known as Shehnaz Manzil & Haji Ebrahim Latif Charitable Trust and Ebrahim Mansion , D Ward, Mahila Patel Agiari Lane, Balaram Street. Grant Road (E), Mumbai – 4000 07, under D.C. Regn 33(7), admeasuring the total area of the plot is 846.160 Sq. Mt., as per P.R. card, and as per site survey is 831.897 sq.mt. being developed by M/s. **V.M. Homes Pvt. Ltd.**

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

- (i) Shri Rajendra Pagnis as Architect ;
- (ii) M/s. Hanware Consultants (Consulting civil structural engineer) as Structural Consultant;
- (iii) N.A..... as MEP Consultant;
- (iv) Mr. Zainuddin Tole as Site Supervisor.

Based on Site Inspection, with respect to the Building of the aforesaid Real Estate Project , I certify that as on the date of this certificate, the Percentage of Work done for the Proposed Building of the Real Estate Project to be registered 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

Sr. No	Tasks /Activity	Percentage of work done	
		Rehab wing A	Sale wing B
1	Excavation	0%	0%
2	Plinth	0%	0%
3	Stilt Floor	0%	0%
4	19 number of Slabs of Super Structure for rehab wing A	0%	0%
4A	21 number of Slabs of Super Structure for sale wing B		
5	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises.	0%	0%
6	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises.	0%	0%
7	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%	0%
8	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building.	0%	0%
9	Installation of lifts, water pumps, fire fittings and equipment as per CFO NOC, Electrical fittings to common areas, mechanical equipment.	0%	0%
10	Compliance of conditions of Environment /CRZ NOC	N.A.	N.A.
11	Finishing of entrance lobby,	0%	0%
	Plinth protection, Paving of areas appurtenant to building compound wall & all other requirements as may be required to obtained occupation/completion certificate.	0%	0%

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	NO	N.A.	
2	Water Supply	YES	0%	
3	Sewerage (Chamber, lines)	YES	0%	
4	Storm Water Drain	YES	0%	
5	Landscaping & Tree Planting	NO	N.A.	
6	Street Lighting	NO	N.A.	
7	Community Buildings	NO	N.A.	
8	Treatment and disposal of sewage and sullage water	NO	N.A.	
9	Solid Waste management & disposal	YES	0%	
10	Water conservation, rain water harvesting	YES	0%	
11	Energy management	NO	N.A.	
12	Fire protection and fire safety requirements	YES	0%	
13	Electrical meter room, sub-station	YES	0%	
14	Others (Option to add more)	--	N.A.	

Thanking you.

Yours faithfully,

For,
PAGNIS & PAGNIS,

 RAJENDRA PAGNIS,
 (Architect).
 Lic. No.: CA/91/14083