

TANVI DEDHIA

ARCHITECT

201 - B Wing, Crystal Lawn Co-operative Housing Society Ltd., Thakur Complex,
Kandivali (East), Mumbai 400 101.
+91 7977358589 | tanvi@t designs.co.in

**FORM 1 [see Regulation 3]
ARCHITECT'S CERTIFICATE**

Date: 10.08.2021

To,

RITE PROPERTIES

G4, Ground Floor, Parijat Towers,
Saki Vihar Road, Andheri East,
Mumbai 400 072

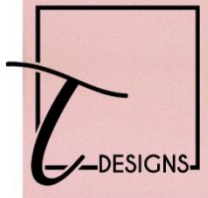
Subject: Certificate of Percentage of Completion of Construction Work of One no. of Building/One Wing of the **Phase 1** of the Project **RITE OSCAR [P51800020831]** situated on plot bearing **CTS 632, 632/1 to 5** at **Maharashtra Nagar, L.T. road, Borivali (West), Mumbai- 400 092** demarcated by its latitude **19.229691 & Longitude 72.851612 to the North, latitude 19.229510 & longitude 72.851609 to the South, latitude 19.229602 & longitude 72.851694 to the East, latitude 19.22593 & longitude 72.851520 to the West** of Division R/C village **Eksar** taluka **Borivali east** District **Mumbai** PIN **400092** admeasuring **472 sq.mts. area being developed by RITE PROPERTIES.**

Sir/Madam,

I, **Ms. Tanvi K. Dedhia** have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the One Building/ One Wings of the **Phase 1** of the Project, situated on the plot bearing **CTS No 632, 632/1 to 5** of Division R/C village **Eksar, Borivali** District **Mumbai Pin 400092** admeasuring **472sq.mts.** area being developed by **RITE PROPERTIES.**

The following technical professionals are appointed by Owner/Promoter: (i) **Ms. Tanvi K. Dedhia** as an **Architect**, (ii) **Mr. ANANT PAI** as **Structural Consultant** (iii) **M/s. Blitzcon** as **MEP Consultant** (iv) **Mr. Kevin Shah** as **Site Supervisor**. 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 as registered vide number Applied 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

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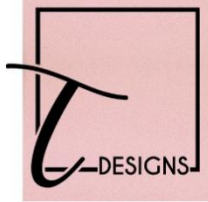
TABLE A

Sr. No	Tasks /Activity	Percentage of work done
1.	Excavation	100%
2.	Number of Basement- (0) and Plinth – (1)	100%
3.	Number of Podiums- 0	-
4.	Stilt Floor – 1	100%
5.	17 number of Slabs of Super Structure	67%
6.	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	20%
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, Overhead and Underground Water Tanks	10%
9.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/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-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 & Footpath	No	--	--
2.	Water Supply	Yes	0%	--
3.	Sewerage (chamber, lines, Septic Tank)	Yes	0%	Only Sewerage Lines
4.	Storm Water Drains	Yes	0%	



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5.	Landscaping & Tree Planting	No	--	--
6.	Street Lighting	No	--	--
7.	Community Buildings	No	--	--
8.	Treatment and disposal of sewage and sewage water	No	--	--
9.	Solid Waste management & Disposal	No	--	--
10.	Water conservation, Rain water harvesting	Yes	0%	--
11.	Energy management	No	--	--
12.	Fire protection and fire safety Requirements	Yes	0%	--
13.	Electrical meter room, and sub-station	Yes	0%	Only meter Room
14.	Others (Option to Add more)	No	--	--

Yours Faithfully,

For **M/s T Designs**

Ms. Tanvi K. Dedhia

Reg. no. CA/2019/117243