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CA NO: CA/2010/49481

Architect	Supervision	Interior Designer	Estimator	Valuer
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FORM I [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: 18-09-2019

To
M/s, Chandigarh Royale City Promoters Pvt Ltd.
Village Karala, Banur, Derabassi
S.A.S. Nagar, Mohali- 140601
(Contact No. 92170-92183)
Email- chandigarhroyalecity@gmail.com

Subject:

Certificate of Percentage of Completion of Construction Work of
01 No. of Building(s) of the 1st Phase of the Project [Real Estate
Regulatory Authority, Punjab Registration Number
PBREERA/SAS79/PM0039] situated on the Plot bearing khasra no./
Final Plot 774 Nos, Group Housing Flats
72 Nos., Commercial SCOs 19 Nos., Duplex Villa 19 Nos., Triple
Storey House 10 Nos. demarcated by its boundaries (Longitude of Start
point of proposed project land 30.5758 Latitude of Start point of
proposed project land 76.741398 Longitude of End point of proposed
project land 30.568557 Latitude of End point of proposed project land
76.749089, of village Karala Tehsil Banur District SAS Nagar, Mohali
and measuring 298014.554 sq.mts being developed by Chandigarh
Royale City.

Sir,

I Vandana Vastu have undertaken assignment as Architect of certifying
Percentage of Completion of Construction Work of the 85% Building (s) of
the 1st Phase of the Project, situated on the plot bearing khasra no./ Final Plot
774 Nos, Group Housing Flats 72 Nos., Commercial SCOs 19 Nos., Duplex
Villa 19 Nos., Triple Storey House 10 Nos. of Village Karala, Tehsil Banur,
District Mohali

Chandigarh Royale City Promoters Pvt. Ltd.
Director



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PIN 140601 and measuring 298014.554sq.mts. area being developed by
Chandigarh Royale City Promoters Pvt Ltd.

Following technical professionals are appointed by Owner / Promoter :-

M/s Vandana Vastu as Architect

Mr. Rohan Jain as Structural Consultant

Er. Ashok Sharma as MEP Consultant

Mr. Krishan Dutt as Site Supervisor

Based on Site Inspection, with respect to each of the Building/Wing of the afore said 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 **PBRERA-SAS79-PM0039** under Real Estate Regulatory Authority, Punjab 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 A and Table B.

Vandana



Chandigarh Royale City Promoters Pvt. Ltd.

D. J. Singh Director

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Table A

Building Number 1 (to be prepared separately for each Building /Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	01 Number of Basement(s) and Plinth	95%
3	01 Number of Podiums	N.A
4	Stilt Floor	100%
5	04 Number of Slabs of SuperStructure	95%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	80%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	50%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	60%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	40%
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 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	N.A

Gandhigram Royale City Promoters Pvt. Ltd.
Director



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TABLE-B
Internal & External Development Works in Respect of the entire Registered Phase

S.No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1.	Internal Roads & Footpaths	YES	90%	
2.	Water Supply	YES	92%	
3.	Sewerage (chamber, lines, Septic Tank, STP)	YES	85%	ONLY STP INSTALLATION IS PENDING
4.	Storm Water Drains	YES	85%	
5.	Landscaping & Tree Planting	YES	100%	
6.	Street Lighting	YES	99%	
7.	Community Buildings	YES	—	Currently not required due to low occupancy at site
8.	Treatment and disposal of sewage and sullage water	YES	—	Currently not required due to low occupancy at site
9.	Solid Waste management & Disposal	YES	—	Currently not required due to low occupancy at site
10.	Water conservation, Rain water harvesting	YES	—	Only rain water harvesting wells are pending
11.	Energy management	NO	—	
12.	Fire protection and fire safety requirements	NO	—	
13.	Electrical meter room, sub-station, receiving station	YES	90%	
14.	Others (Option to Add more)	NA	NA	

Vandana

