AR. SWAPNIL JADHAV

Architect & Designer

929,1St Floor 'Mantri House' F.C.Road Pune 11004 Phone no.: 020-66858608

FORM 1 [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: 31 March 2021

To, Xrbia Chakan Developers Private Ltd, 1st Floor, Mantri House, 929, F.C. Road, Pune 411004

Subject: Certificate of Percentage of Completion of Construction Work of 9 No. of Buildings of the Project Xrbia Eiffel City Ph 1 (Consisting of Building No A1, A2, A3, A4, A5, B1, C1, D1, E1 in total 9 buildings) having MahaRERA Registration No P52100003065 being developed by M/s Xrbia Chakan Developers Private Limited.

Sir, I Ar. Swapnil Jadhav have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the 9 Building(s) of the Project Xrbia Eiffel City Ph 1 (Consisting of Building No A1, A2, A3, A4, A5, B1, C1, D1, E1 in total 9 buildings) having MahaRERA Registration No P52100003065 being developed by M/s Xrbia Chakan Developers Private Limited.

Based on site inspection, respect to Layout / each of the Buildings / Wing of aforesaid Real Estate Project. I Certify that as on date the date of this certificate, the Percentage of Work done for each of the building /wing of the Real Estate Project under MahaRERA as as per Table A herein Below. The Percentage of the work executed with respect to each of the activity of the entire phase is details in Table B.

AR. SWAPNIL JADHAV

Architect & Designer 929,1st Floor 'Mantri House' F.C.Road Pune 11004 Phone no.: 020-66858608

TABLE-A

Layout/Building / Wing Number ____ (To be prepared separately for each Layout/Building/Wing of the Project)

Sr.	·	Ph 1	Ph 1	Ph 1						
No.	Tasks / Activity	,,,,			1112					
		A1	A2	A3	Α4	A5	B1	C1	D1	E1
1	Excavation	100%	100%	100%	100%	100%	100%	100%	100%	100%
2	Basement(s) (If Any)	100%	100%	100%	100%	100%	100%	100%	100%	100%
3	Podium(s) (If Any)									
4	Plinth					14		NA ST	NA	M
5	Stilt Floor	100%	100%	100%	100%	100%	100%	100%	100%	100%
6	Slabs of Super Structure	100%	100%	100%	100%	100%	100%	100%	100%	100%
7	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	100%	100%	100%	100%	44%	100%	100%	100%	100%
8	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	100%	100%	100%	100%	0%	100%	100%	100%	100%
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	100%	100%	100%	100%	100%	100%	100%	100%	100%
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	100%	100%	100%	100%	95%	100%	100%	100%	100%
11	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%	100%	100%	100%	100%	100%	100%	100%	100%

AR. SWAPNIL JADHAV

Architect & Designer 929,1st Floor 'Mantri House' F.C.Road Pune 11004 Phone no.: 020-66858608

TABLE-B

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

Sr.		Proposed	Percentage	
No.	Common areas And Facilities, Amenities	(Yes / No)	Completion	Details
	Internal Roads and Footpath (Jogging Track)			
1	(Therapeutical Walking Path)	YES	90%	COMMON FOR LARGER LAYOUT
2	Water Supply	YES	100%	COMMON FOR LARGER LAYOUT
3	Sewerage (Chamber, Lines, Septic Tank, STP)	YES	100%	COMMON FOR LARGER LAYOUT
4	Storm Water Drains	YES	100%	COMMON FOR LARGER LAYOUT
	Landscaping & Tree Planting (Multi Activity			
_	Lawn)(Maze Garden)(Tree Plaza with sitting			
5	area)(Zen Garden)(Forest Trail Gardens)	YES	70%	COMMON FOR LARGER LAYOUT
6	Street Lighting	YES	90%	COMMON FOR LARGER LAYOUT
7	Community Buildings	NO	NA	NA
	Treatment And Disposal Of Sewage And Sullage			
8	Water	YES	100%	COMMON FOR LARGER LAYOUT
9	Solid Waste Management And Disposal	YES	100%	COMMON FOR LARGER LAYOUT
10	Water Conservation, Rain water Harvesting	YES	100%	COMMON FOR LARGER LAYOUT
11	Energy management	NO	0%	NA
12	Fire Protection And Fire Safety Requirements	YES	100%	COMMON FOR LARGER LAYOUT
	Electrical Meter Room, Sub-Station, Receiving	-		
13	Station	YES	90%	COMMON FOR LARGER LAYOUT
14	Aggregate area of recreational Open Space	YES	0	COMMON FOR LARGER LAYOUT
15	INDOOR GAMES	YES	0	COMMON FOR LARGER LAYOUT
16	MULTIPURPOSE PLAY AREA	YES	0	COMMON FOR LARGER LAYOUT
17	Open Parking	YES	85%	COMMON FOR LARGER LAYOUT

Yours Faithfully

Ar. Swapnil Jadhav

Agreed and Accepted by:

Signature of Promoter

M/s Xrbia Chakan Developers Pvt Ltd

Date: 31/03/2021