



NIRAV NARESHBHAI NAKRANI (CA/2019/112513)

22, Ved Bunglows Near Nikol Police Station, Nikol

Email: arnakraninirav@gmail.com

Mobile: 9824778127

Submitted On :07-07-2025

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)

To

The **Om Developers**

Subject : Certificate of Percentage of Completion of Construction Work of 2, No. of Building(s) **A+B+E+F,C+D**, Wing(s) of Phase of the Project (Gujarat RERA Registration Number **NA** situated on the Plot bearing C.N. No./CTS No./Survey no./Final Plot No **65/Tragad-Jagatpur-Chandkheda-Chenpur-Ranip/--/-/Tragad/--/19/1/29/1** demarcated by its boundaries (latitude and longitude of the end the West of Division, Village **Tragad**, taluka **Ahmedabad City**, District **Ahmedabad**, PIN **382470**, admeasuring **5504.0** sq.mts. area being developed by **Om Developers**

Sir,

I/We **NIRAV NARESHBHAI NAKRANI** have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the 2, Building(s) **A+B+E+F,C+D**, Wing(s) of Phase of the Project situated on the plot bearing C.N. No./CTS No./Survey no./Final Plot no. **65/Tragad-Jagatpur-Chandkheda-Chenpur-Ranip/--/-/Tragad/--/19/1/29/1** of Division, taluka **Ahmedabad City**, District **Ahmedabad**, PIN **382470**, admeasuring **5504.0**, sq.mts. area being developed by (Promoter's Name) **Om Developers**, as per the approved plan.

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

(i) M/s./Shri/Smt. **NIRAV NARESHBHAI NAKRANI** as Architect/Engineer

(ii) M/s./Shri/Smt. **Gaurang Arvindbhai Bhadani** as Structural Consultant

Based on Site Inspection by undersigned on **07-Jul-2025** date and with respect to each of the Building/Wing or of the plots as the case may be 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 GujRERA 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 B.

Table – A				
A+B+E+F				
Sr. No.	Tasks/Number	Percentage of work done	Activity Start Date	Activity Completion Date
1	Excavation	30	01-07-2025	31-08-2025
2	2 number of Basement(s) and Plinth (No. & %)	0	01-08-2025	31-10-2025
3	0 number of Podiums (No. & %)	0	NA	NA
4	Stilt Floor (%)	0	NA	NA
5	15 number of Slabs of Super Structure (No. & %)	0	01-10-2025	31-03-2027
6	Internal & External walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises (%)	0	01-01-2027	31-12-2028
7	Sanitary Fittings & color work within the Flat/Premises (%)	0	01-09-2027	31-03-2029
8	Staircases Lifts Wells, Ramp and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks (%)	0	01-01-2026	31-03-2027
9	The external plumbing and external plaster elevation, external color, drainage work, completion of terraces with waterproofing of the Building/Wing (%)	0	01-01-2027	31-12-2027
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	01-01-2028	31-03-2029

Table – A				
C+D				

Sr. No	Tasks/Number	Percentage of work done	Activity Start Date	Activity Completion Date
1	Excavation	30	01-07-2025	31-08-2025
2	2 number of Basement(s) and Plinth (No. & %)	0	01-08-2025	31-10-2025
3	0 number of Podiums (No. & %)	0	NA	NA
4	Stilt Floor (%)	0	NA	NA
5	15 number of Slabs of Super Structure (No. & %)	0	01-10-2025	31-03-2027
6	Internal & External walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises (%)	0	01-01-2027	31-12-2028
7	Sanitary Fittings & color work within the Flat/Premises (%)	0	01-09-2027	31-03-2029
8	Staircases Lifts Wells, Ramp and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks (%)	0	01-01-2026	31-03-2027
9	The external plumbing and external plaster elevation, external color, drainage work, completion of terraces with waterproofing of the Building/Wing (%)	0	01-01-2027	31-12-2027
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	01-01-2028	31-03-2029

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	Remarks	Activity Start Date	Activity Completion Date
1	Internal Roads & Footpaths	YES	0	NA	01-01-2029	31-05-2029
2	Water Supplies	YES	0	NA	01-02-2029	30-06-2029
3	Sewerage (chamber, lines, Septic Tank, STP)	YES	0	NA	01-03-2029	31-07-2029
4	Storm Water Drains	YES	0	NA	01-04-2029	31-08-2029
5	Landscaping & Tree Planting	YES	0	NA	01-01-2029	31-05-2029
6	Street Lighting	YES	0	NA	01-02-2029	30-06-2029
7	Community Buildings	YES	0	NA	01-03-2029	31-07-2029
8	Treatment and disposal of sewage and sullage water /STP	YES	0	NA	01-04-2029	31-08-2029
9	Solid Waste Management & Disposal	YES	0	NA	01-01-2029	31-05-2029
10	Water Conservation,Rain Water Harvesting,Percolating Well/Pit .	YES	0	NA	01-02-2029	30-06-2029
11	Energy Management	YES	0	NA	01-03-2029	31-07-2029
12	Fire Protection and Fire Safety Requirements	YES	0	NA	01-04-2029	31-05-2029
13	Electrical Meter Room, Sub-station,Receiving Station.	YES	0	NA	01-01-2029	30-06-2029
14	Fire fighting facilities	YES	0	NA	01-02-2029	31-07-2029
15	Drinking water facilities	YES	0	NA	01-03-2029	31-08-2029
16	Emergency evacuation services	YES	0	NA	01-04-2029	31-05-2029
17	Use of renewable energy	YES	0	NA	01-01-2029	31-08-2029
18	Security using CCTV surveillance	YES	0	NA	01-02-2029	31-07-2029
19	Letter Box	YES	0	NA	01-03-2029	31-08-2029

Table -C

Details regarding Garage and Parking in respect of the entire registered phase

Sr. No.	Details	Proposed Total Number	Total Area(Sq Mtrs)	Percentage of work done
1	Garage	0	0.0	0
2	Covered Parking	1370	7074.45	0
3	Open Parking	250	515.21	0

Yours Faithfully,

Name of Architect	NIRAV NARESHBHAI NAKRANI
Council of Architects(CoA) Registration No.	CA/2019/112513
Council of Architects(CoA) Registration valid till	31-Dec-2030
Date of physical visit to the site	07-Jul-2025
Firm Name	Nirav Nareshbhai Nakrani
Remark	NA

@This is online submitted document with due eKYC done, hence no physical signature required.

