



Abhilash Ketankumar Pandya (CA/2017/83489)

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Submitted On :13-11-2025

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 **SUN REALTY**

Subject : Certificate of Percentage of Completion of Construction Work of **2**, No. of Building(s) **TOWER A, TOWER B**, Wing(s) of Phase of the Project (Gujarat RERA Registration Number **null** situated on the Plot bearing C.N. No./CTS No./Survey no./Final Plot No **NA** demarcated by its boundaries (latitude and longitude of the end the West of Division, Village **NA**, taluka **Vadodara**, District **Vadodara**, PIN **391310**, admeasuring **3180.0** sq.mts. area being developed by **SUN REALTY**

Sir,

I/We **ABHILASH KETANKUMAR PANDYA** have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the **2**, Building(s) **TOWER A, TOWER B**, Wing(s) of Phase of the Project situated on the plot bearing C.N. No./CTS No./Survey no./Final Plot no. **NA** of Division, taluka **Vadodara**, District **Vadodara**, PIN **391310**, admeasuring **3180.0**, sq.mts. area being developed by (Promoter's Name) **SUN REALTY**, as per the approved plan.

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

(i) M/s./Shri/Smt. **Abhilash Ketankumar Pandya** as Architect/Engineer

(ii) M/s./Shri/Smt. **CHIRAG ASHOKBHAI SHAH** as Structural Consultant

Based on Site Inspection by undersigned on **13-Nov-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 **null** 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

TOWER A

Sr. No	Tasks/Number	Percentage of work done	Activity Start Date	Activity Completion Date
1	Excavation	0	01-10-2025	01-03-2026
2	1 number of Basement(s) and Plinth (No. & %)	0	01-03-2026	01-06-2026
3	number of Podiums (No. & %)	0	NA	NA
4	Stilt Floor (%)	0	NA	NA
5	13 number of Slabs of Super Structure (No. & %)	0	01-06-2026	31-03-2028
6	Internal & External walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises (%)	0	01-04-2028	30-09-2029
7	Sanitary Fittings & color work within the Flat/Premises (%)	0	01-08-2028	31-08-2029
8	Staircases Lifts Wells, Ramp and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks (%)	0	01-06-2026	31-03-2028
9	The external plumbing and external plaster elevation, external color, drainage work, completion of terraces with waterproofing of the Building/Wing (%)	0	01-04-2027	30-09-2028
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	01-10-2029	31-03-2030

Table – A

TOWER B

Sr. No	Tasks/Number	Percentage of work done	Activity Start Date	Activity Completion Date
1	Excavation	0	01-10-2025	01-03-2026
2	1 number of Basement(s) and Plinth (No. & %)	0	01-03-2026	01-06-2026
3	0 number of Podiums (No. & %)	0	NA	NA
4	Stilt Floor (%)	0	NA	NA
5	13 number of Slabs of Super Structure (No. & %)	0	01-06-2026	31-03-2028
6	Internal & External walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises (%)	0	01-04-2028	30-09-2029
7	Sanitary Fittings & color work within the Flat/Premises (%)	0	01-08-2028	31-08-2029
8	Staircases Lifts Wells, Ramp and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks (%)	0	01-06-2026	31-03-2028
9	The external plumbing and external plaster elevation, external color, drainage work, completion of terraces with waterproofing of the Building/Wing (%)	0	01-04-2027	30-09-2028
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	01-10-2029	31-03-2030

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	-	01-04-2028	30-09-2030
2	Water Supplies	YES	0	-	01-04-2028	30-09-2030
3	Sewerage (chamber, lines, Septic Tank, STP)	YES	0	-	01-04-2028	30-09-2030
4	Storm Water Drains	YES	0	-	01-04-2028	30-09-2030
5	Landscaping & Tree Planting	YES	0	-	01-04-2028	30-09-2030
6	Street Lighting	YES	0	-	01-04-2028	30-09-2030
7	Community Buildings	YES	0	-	01-04-2027	30-09-2030
8	Treatment and disposal of sewage and sullage water /STP	YES	0	-	01-04-2028	30-09-2030
9	Solid Waste Management & Disposal	YES	0	-	01-04-2028	30-09-2030
10	Water Conservation,Rain Water Harvesting,Percolating Well/Pit .	YES	0	-	01-04-2028	30-09-2030
11	Energy Management	YES	0	-	01-04-2028	30-09-2030
12	Fire Protection and Fire Safety Requirements	YES	0	-	01-04-2028	30-09-2030
13	Electrical Meter Room, Sub-station,Receiving Station.	YES	0	ELETRIC METER OF UNIT IN STARIRCASE WALL IN GROUND FLOOR LEVEL	01-04-2028	30-09-2030
14	Fire fighting facilities	YES	0	-	01-04-2028	30-09-2030
15	Drinking water facilities	YES	0	ONLY BOREWELL	01-04-2028	30-09-2030
16	Emergency evacuation services	YES	0	FIRE LIFT	01-04-2028	30-09-2030
17	Use of renewable energy	YES	0	FOR ONLY COMMON AREA	01-04-2028	30-09-2030
18	Security using CCTV surveillance	YES	0	-	01-04-2028	30-09-2030
19	Letter Box	YES	0	-	01-04-2028	30-09-2030

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	137	1759.23	0
3	Open Parking	14	44.7	0

Yours Faithfully,

Name of Architect	ABHILASH KETANKUMAR PANDYA
Council of Architects(CoA) Registration No.	CA/2017/83489
Council of Architects(CoA) Registration valid till	31-Dec-2028
Date of physical visit to the site	13-Nov-2025
Firm Name	ABHILASH KETANKUMAR PANDYA
Remark	FORM 1

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

