

# UNMESH BHOLAY & ASSOCIATES

ARCHITECTS, INTERIOR DESIGNERS

102-B, SANSKR APARTMENTS, OFF N. C. KELKAR ROAD, DADAR WEST, MUMBAI 400028  
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## FORM 1 [see Regulation 3]

### ARCHITECT'S CERTIFICATE

Date: 15.09.2025

To,  
**Buildarch-GP**  
1<sup>st</sup> Floor, Sankalp,  
S.H. Paralkar Marg,  
Shivaji Park,  
Dadar ( West), Mumbai -28

**Subject:** Certificate of Percentage of Completion of Construction Work of Project Name " SAFFRON" situated Plot No. 146, Shivaji Park Scheme, C. S. No. 1855 of Mahim Division, Shivaji Park, Dadar (West), Mumbai – 400 028 by Buildarch-GP, An Association of Persons (AOP). MahaRERA Registration Number is P51900080719 for Project "SAFFRON" developed by Buildarch- GP.

Sir,

We, M/s. Unmesh Bholay and Associates have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of " **SAFFRON** " having MahaRERA Registration Number ( **Registration is P51900080719** ) being developed by **Buildarch-GP**.

Based on Site Inspection, with respect to Layout/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 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.



**TABLE - A**  
**(Layout / Building / Wing Number)**  
**Saffron Project**

<b>Sr. No.</b>	<b>Task/Activity</b>	<b>Percentage of Actual Work Done (as on 31.08.2025)</b>
1	Excavation	100%
2	Basements (if any)	NA
3	Podiums (if any)	NA
4	Plinth	100%
5	Stilt floor	NIL
6	Slabs of Super Structure	NIL
7	Internal Walls, Internal Plaster, Flooring, Doors and Windows within Flats/Premises	NIL
8	Sanitary Fittings within the Flat/Premises	NIL
9	Staircases, Lifts wells and Lobbies at each Floor level Overhead and Underground Water Tanks	NIL
10	External plumbing and external plaster, elevation, completion of Terraces with waterproofing of the Building/wing.	NIL
11	Installation of Lifts, water pumps, fire Fighting fittings and Equipment as per CFO NOC, Electricals fittings, 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 complete project as per specifications in agreement of Sale, Any other activities.	NIL



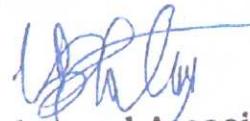
**TABLE-B**  
**Common Areas (Internal and External Development Works) in respect**  
**of the Registered Phase/Project Number**

<b>Sr. no.</b> <b>(1)</b>	<b>Common areas and Facilities</b> <b>(2)</b>	<b>Proposed (Yes/No)</b> <b>(3)</b>	<b>Percentage of Actual Work Done ( As on date 31.08.2025)</b> <b>(4)</b>	<b>Details</b> <b>(5)</b>
1.	Internal Roads & Footpaths	No	NA	NA
2	Water Supply	Yes	NIL	-
3	Sewerage (Chamber, lines Septic Tank, STP)	Yes	Yes	( Existing Sewerage Line )
4	Storm Water Drains	No ( Existing )	NIL	-
5	Landscaping & Tree Planting	Yes	NA	-
6	Street Lighting	Yes	NIL	-
7	Community Buildings	No	NA	-
8	Treatment and disposal sewage and sullage water.	No	NA	-
9	Solid Waste management & Disposal	Yes	NIL	-
10	Water conservation/Rain water harvesting	Yes	NIL	-
11	Energy management	No	NA	-
12	Fire protection and fire safety requirements	Yes	NIL	-
13	Electrical meter room, sub-station, receiving station	Yes	NIL	-



14	Others (Option to Add more)	No	NIL	-
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Yours Faithfully,



M/s. Unmesh Bholay and Associates  
(Architect)

(License Reg. No.CA/84/8163 )

Agreed and accepted by:

For Buildarch - GP




Authorised Signatory

Date : 15.09.2025