

BHAVESH PATEL

M.E. (CIVIL) MUMBAI

M.I.C.I., M.I.G.S.

MOBILE : 98214 30392

**ARCHITECT
STRUCTURAL ENGINEER
CONSTRUCTION MANAGEMENT CONSULTANT
APPROVED VALUER
SOIL & FOUNDATION EXPERT
REPAIR & REHABILITATION EXPERT**

BHARATKUMAR PATEL

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Office : A/104, Rajeshri Accord, Telly Gulli Cross Lane, Near Rly. Station, Andheri (East), Mumbai - 400 069. ☎ : 6520 2203

Ref. No. :

Date : 10/09/2025

Annexure A

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,

M/S. S. M. Infrastructures,

Mira, Taluka & Dist – Thane.

**Subject: Certificate of Percentage of Completion of Construction Work of Building
called Hatkesh Height, Phase – II, Wing – A & B of the project situated on the
plot bearing S. No.- 93, H. No.- 1 & S. No.- 97, H. No.- 4, Village –
Ghodbundar, Taluka - Thane, District – Thane, PIN – 401107 [MahaRERA
Registration Number – P51700032435] being developed by M/S – S. M.
Infrastructures.**

Sir,

**I, Bharatkumar P. Patel have undertaken assignment as Architect of certifying
Percentage of Completion of Construction Work of the Hatkesh Height Building, Phase –
II, A & B Wings of the phase of the project, situated on the plot bearing S. No.- 93,
H. No.- 1 & S. No.- 97, H. No.- 4, Village – Ghodbundar, Taluka - Thane, District –
Thane, PIN – 401107 [MahaRERA Registration Number – P51700032435] being
developed by M/S – S. M. Infrastructures.**

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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

Building called “Hatkesh Height, Phase – II – Wing – A & B” (to be prepared separately for each Building / Wing of the Project)

| Sr. No. (1) | Tasks / Activity (2) | Percentage of Actual Work Done (As on date of the Certificate) (3) |
|----------------|---|--|
| 1. | Excavation | 100 % |
| 2. | 1 number of Basement(s) and Plinth Basement B Wing - Retaining Wall North & South Side with Raft completed. Basement floor of Wing – B is completed Basement of Wing – A is completed | 100 % 100 % |
| 3. | Podium | -- |
| 4. | Plinth | 100 % |
| 5. | Stilt Floor | 100 % completed for Wing – B & A. |

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| | | |
|-----|--|--|
| 6. | Slabs of Super Structure | 10 slab of Wing – A & 11 slab of Wing – B is completed 45.65 % of total 23 slabs |
| 7. | Internal walls, Internal Plaster, Flooring, Doors and Windows within flats / premises | 10 % |
| 8. | Sanitary Fittings within the Flat / Premises | 0 % |
| 9. | Staircase, Lifts wells and lobbies at each floor level overhead and underground water tanks | 0 % |
| 10. | External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing | 0 % |
| 11. | Installation of lifts, water pumps, Fire Fighting 100% Fittings and Equipment as per CFO NOC, Electrical 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. | 0 % |

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TABLE – B

Common area (Internal and External Development Works) in respect of the Registered
Phase / Project Number

| Sr. No. (1) | Common area and Facilities (2) | Proposed (Yes / No) (3) | Percentage of Actual Work Done (As on date of the Certificate) (4) | Details (5) |
|--------------------|---|-----------------------------------|--|--------------------|
| 1. | Internal Roads & Footpaths | No | 0 % | |
| 2. | Water Supply | Yes | 0 % | |
| 3. | Sewerage (Chamber, lines, septic tank, STP) | Yes | 0 % | |
| 4. | Storm Water Drains | Yes | 0 % | |
| 5. | Landscaping & Tree Planting | Yes | 0 % | |
| 6. | Street Lighting | No | 0 % | |
| 7. | Community Buildings | No | N. A. | |
| 8. | Treatment and disposal of sewage and sullage water | No | N. A. | |
| 9. | Solid Waste management & Disposal | No | N. A. | |
| 10. | Water conservation / Rain water harvesting | Yes | 0 % | |
| 11. | Energy management | No | 0 % | |

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| | | | | |
|-----|---|-----|-----|--|
| 12. | Fire protection and fire safety requirements | Yes | 0 % | |
| 13. | Electrical meter room, sub-station, receiving station | Yes | 0 % | |
| 14. | Others (option to Add more) | No | -- | |

Yours Faithfully,



Architect Bharatkumar P. Patel

(License No. CA/88/11407)



Agreed and accepted by:

For S. M. INFRASTRUCTURES



(M/S – S. M. Infrastructures) **PARTNER**

Date: 10/04/2025