



**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 : 06.04.2021

To

**M/s. Prarthana Griha Nirman,**  
'B'-101/103 New Look Apartments,  
G.D. Ambedkar Marg,  
Dadar (East),  
Mumbai 400 014.

Subject : **Certificate of Percentage of Completion** of Construction Work of **Sale Building No. 2** with Four Wings of Single Phase of the project [Maha RERA Registration Number **P51900010115**] **C.S. No. 108 (pt.) Parel Sewri Division, Dr. S.S. Rao Road** demarcated by its boundaries North West 18°59'46.2"N 72°50'32.3"E, North East 18°59'46.0"N 72°50'32.9"E, South West 18°59'43.4"N 72°50'31.5"E, South East 18°59'43.2"N 72°50'31.8"E of F/S Ward Parel(West), Sewree Dist. Mumbai Pin 400012 admeasuring **3150.83sq.mts.** area being developed by **PRARTHANA GRIHA NIRMAN.**

Ref : MahaRERA Registration Number **P51900010115**

Sir,

I/ We **CHANDRASHEKHAR ARCHITECT** have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of **Sale Building No. 2** with Four Wings of Single Phase of the Project situated on **C.S. No. 108 (pt.) Parel Sewri Division, Dr. S.S. Rao Road** demarcated by its boundaries North West 18°59'46.2"N 72°50'32.3"E, North East 18°59'46.0"N 72°50'32.9"E, South West 18°59'43.4"N 72°50'31.5"E, South East 18°59'43.2"N 72°50'31.8"E of F/S Ward Parel (West), Sewree Dist. Mumbai Pin 400012 admeasuring **3150.83sq.mts.** area being developed by **PRARTHANA GRIHA NIRMAN.**

Following technical professionals are appointed by Owner / Promoter :-

- (i) **M/s Chandrashekhar** as Architect;
- (ii) **Mr. M.R. Kadiani of Al-Mohandis** as Structural Consultant
- (iii) **MEP Consultant** is not appointed by Owner / Promoter
- (iv) **Mr. Mayank B. Shah** as Site Supervisor.

Based on Site Inspection, with respect to 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 as registered vide number **P51900010115** under Maha RERA 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**

**Sale Building -02**

(to be prepared separately for each Building /Wing of the Project)

| <b>Sr. No.</b> | <b>Tasks/Activity</b>                                                                                                                                                                                                                                                                                                                                                                                                    | <b>Percentage of Work done</b> |
|----------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------|
| 1              | Excavation                                                                                                                                                                                                                                                                                                                                                                                                               | 88 %                           |
| 2              | 1 number of basement and Plinth                                                                                                                                                                                                                                                                                                                                                                                          | 88 %                           |
| 3              | 0 number of Podiums                                                                                                                                                                                                                                                                                                                                                                                                      | Not applicable                 |
| 4              | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                                              | 88 %                           |
| 5              | 8 number of slabs of super structure                                                                                                                                                                                                                                                                                                                                                                                     | 88 %                           |
| 6              | Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows to each of the Flat/Premises                                                                                                                                                                                                                                                                                                         | 88 %                           |
| 7              | Sanitary Fittings within the Flat/Premises, Electricals Fittings within the Flat/Premises                                                                                                                                                                                                                                                                                                                                | 88 %                           |
| 8              | Staircase, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks                                                                                                                                                                                                                                                                                             | 91 %                           |
| 9              | The external plumbing and external plaster; elevation, completion of terraces with waterproofing of the Building                                                                                                                                                                                                                                                                                                         | 88 %                           |
| 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. | 84%                            |

**TABLE-B**

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

| Sr. No. | Common areas and Facilities Amenities                 | Proposed | Percentage of work Done | Details                                                            |
|---------|-------------------------------------------------------|----------|-------------------------|--------------------------------------------------------------------|
|         |                                                       | (Yes/No) |                         |                                                                    |
| 1       | Internal Roads &Footpaths                             | NO       | -                       | Not Applicable                                                     |
| 2       | Water Supply                                          | YES      | 100 %                   | Municipal Water supply to be provided before Completion.           |
| 3       | Sewerage (chamber, lines, Septic Tank,STP)            | YES      | 100 %                   | Sewerage chamber &lines are to be completed on site.               |
| 4       | Strom Water Drains                                    | YES      | 100 %                   | To be provided before completion of bldg.                          |
| 5       | Landscaping & Tree Planting                           | YES      | 100 %                   | To be provided before completion of bldg.                          |
| 6       | Street Lighting                                       | NO       | -                       | Not applicable                                                     |
| 7       | Community Buildings                                   | NO       | -                       | Not applicable                                                     |
| 8       | Treatment and disposal of sewage and sullage water    | NO       | -                       | Sewage is to be connected to Municipal Sewerage.                   |
| 9       | Solid Waste Management & Disposal                     | NO       | -                       | Solid Waste & Disposal is to be taken care by Municipal Authority. |
| 10      | Water conservation, Rain water harvesting             | YES      | 100 %                   | Rain water Harvesting by Ground water Recharge is to be provided.  |
| 11      | Energy management                                     | NO       | -                       | Not applicable                                                     |
| 12      | Fire protection and fire safety requirements          | NO       | -                       | Not applicable                                                     |
| 13      | Electrical meter room, sub-station, receiving station | YES      | 88 %                    | To be provided before completion of bldg.                          |
| 14      | Others (Option to Add more)                           |          |                         | Nil                                                                |

Yours faithfully,  
**For Chandrashekhar**

*A. Chandra*

**Aditya Chandra  
Architect**  
(Regn No. CA/2004/33271)