

Date: - 16.10.2026

FORM No. 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 Rajan Buildcon Pvt Ltd,
C/O-RAJAN BRICK, SAGUNA MORE BAILEY
ROAD, DANAPUR, Patna, Bihar

Subject: - Certificate of Percentage of Completion of Construction Work of **Badri Sudama Palace** for **1** No. of Building(s)/Wing(s) of Bihar RERA Registration Number- **BRERAP190028070825160629E00** situated on the Plot No.- 208, Thana No.- 24, Tauzi No.- 5234, Khata No.- 39, At Mauza- Mainpura, Thana Danapur, Patna, Bihar. demarcated by its boundaries (latitude- 25.6244307 and longitude- 85.0361139 of the end points) to the North **Road, Rest North Service Lane** to the South **Prabhunath Sharma, Bhavsagar Yadav** the East Side **Service Lane** to the West **Service Lane** of Survey Plot No.- 208, Thana No.- 24, Tauzi No.- 5234, Khata No.- 39, At Mauza- Mainpura, Thana Danapur, Patna, Bihar, ad measuring **657.80** Sq. mts. Total Builtup Area being developed by **Rajan Buildcon Pvt Ltd.**

Ref: Bihar RERA Registration Number- **BRERAP190028070825160629E00**

Sir,

I/ We **Ratan Kumar** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of **Badri Sudama Palace** for **1** No. of Building(s)/Wing(s) of Bihar RERA Registration Number- **BRERAP190028070825160629E00** situated on the Plot No.- 208, Thana No.- 24, Tauzi No.- 5234, Khata No.- 39, At Mauza- Mainpura, Thana Danapur, Patna, Bihar ad measuring **657.80** Sq. mts. Total Builtup Area being developed by Promoter- **Rajan Buildcon Pvt Ltd.**

1. Following Technical Professional are appointed by Owner/ Promoter: -
 - i. AR. Ratan Kumar Reg.No.-CA/2023/158462 As L.S/ Architect
 - ii. Er. Satyendra Pd. Singh Reg. No.- BR/UDHD/CE/23-0336 as Civil Engineer.
 - iii. Er. Prabhakar Kumar Singh Reg. No.- BR/UDHD/CE/23-0209 as Civil Engineer
 - iv. M/s Shri/ Smt. as MEP Consultant.
 - v. M/s Shri/ Smt. As Quantity Surveyor

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 under **BRERAP190028070825160629E00** Bihar 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.


RATAN KUMAR
ARCHITECT
COA Reg. No. - CA/2023/158462
UDHD Patna (Bihar)

Table-A

Plan Case No. 15/25-26 (To be added for each Building / Wing)

S. No.	Task/Activity	Percentage of Actual Work Done	Projected date of completion (DD/MM/YYYY)
1.	Excavation (if any)	100%	30-10-2025
2.	Basements (if any)	NA	
3.	Podiums (if any)	NA	
4.	Plinth	100%	20-11-2025
5.	Stilt Floor	100%	25-12-2025
6.	Slabs of Super Structure	100%	28-06-2026
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	90%	20-04-2027
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	90%	25-08-2027
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	90%	25-12-2028
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	90%	25-12-2028
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per prescribed norms.	70%	25-12-2028
12.	N.O.C, Electrical fittings, Mechanical Equipment, compliance to conditions of environment as per prescribed norms	15%	30-03-2029
13.	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.	90%	30-10-2028
14.	Overall Percentage of Actual Work Done and final completion date	85 %	16-06-2029

Yours Faithfully,

Ratan Kumar
RATAN KUMAR
ARCHITECT
COA Reg. No. - CA/2023/158462
UDHD Patna (Bihar)

Contact No. - 7004720633

TABLE B**Internal and External Development Works in respect of the entire Registered Phase.**

S. No.	Common Areas and Facilities	Proposed (Yes/No)	Percentage of actual Work Done (As on date of the Certificate)	Projected date of completion (DD/MM/YYYY)
1.	Internal Roads &Footpaths	NO		
2.	Water Supply	YES	10%	30-03-2029
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	40%	30-03-2029
4.	Storm Water Drains	NO		
5.	Landscaping & Tree Planting	NO		
6.	Street Lighting	NO		
7.	Community Buildings	NO		
8.	Treatment and Disposal of Sewage and Sullage Water	NO		
9.	Solid Waste Management & Disposal	NO		
10.	Water Conservation/Rain Water Harvesting	YES	50%	30-03-2029
11.	Energy Management	NO		
12.	Fire Protection and Fire Safety Requirements	NO		
13.	Closed Parking	YES	90%	30-03-2029
14.	Open Parking	NO		
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	40%	30-03-2029
16.	Others (Option to Add More)	NO		
17.	Overall Percentage of Actual Work Done and final completion date	YES	46%	16-06-2029


RATAN KUMAR
ARCHITECT
 COA Reg. No. - CA/2023/158462
 UDHD Patna (Bihar)

Ar. Ratan Kumar
 Contact No. - 7004720633