

TEAM TALISMAN

B-109, Sarvodya Enclave, New Delhi- 110017

Contact: 8826655867

email: talismanarchitecture@gmail.com

FORM - 1

ARCHITECT'S CERTIFICATE¹

Date :

To,

The Partner, Shree Vasudha Infracon,
419, Raghunath Path, Bailey Rd, Danapur - 801503²,

Subject: Certificate of Cost Incurred for Development of WINSOME DWARIKA
RESIDENCY ("Real Estate Project")³ bearing BRERAP51909-1/101/R-
1420/2022⁴ being developed by SHREE VASUDHA INFRACON ("Promoter")⁵

Sir / Ma'am,

I / We "TEAM TALISMAN" have undertaken the assignment as an Architect of certifying the percentage of Completion of Construction Work of the aforementioned Real Estate Project being developed by the above named Promoter.

Based on site inspection with respect to layout / each of the Building / wing of the aforesaid Real Estate Project, I certify that as on date of this certificate, the percentage of work done for each of the building / wing of the Real Estate Project 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.

¹ To be submitted at the time of each withdrawal from the Separate Account in accordance with Section 4 (2) (I) (D) of Real Estate (Regulation & Development) Act, 2016

² Please insert name & address of the promoter

³ Please insert the name of the project

⁴ Please insert the name of respective state RERA Authority along with the Registration Number of the Real Estate Project

⁵ Please insert the name of the promoter

TABLE - A

Layout / Building / Wing No. A (to be prepared separately for each layout / building / wing of the Real Estate Project)

Sr. No.	Task / Activity	Percentage of actual work done as on date of this certificate
1	Excavation	100%
2	Basements (if any)	100%
3	Podiums (if any)	100%
4	Plinth	100%
5	Stilt Floor	100%
6	Slabs of Super structure	100%
7	Internal walls, internal plaster, floorings, doors and windows within Flats / premises	95%
8	Sanitary fillings within the Flat / Premises	65%
9	Staircases, lift wells and lobbies at each Floor level overhead and underground water tanks Structure	100%
10	External plumbing and external plaster, elevation, completion of terraces with water proofing of the building / wing	100%
11	Installation of lifts, water pumps, fire fighting fittings and equipments as per CFO, NOC, electrical fittings, mechanical equipments, compliance to conditions of environment / CRZ NOC, finishing to enterance 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.	78%

TABLE - B

Common Areas (Internal and External development works) in respect of the Registered phase / Real Estate Project

Sr. No.	Common areas and Facilities	Proposed (Yes / No)	Percentage of actual work done (As on date of this Certificate)	Details
1	Internal roads & footpaths	Yes	80%	
2	Water supply			
3	Sewage (Chamber, lines, septic tank)		100%	
4	Storm water drains		100%	
5	Landscaping & tree planting		80%	
6	Street lighting		60%	
7	Community buildings			
8	Treatment and disposal of sewage and sullage water			
9	Solid waste management & disposal			
10	Water conservation / rain water harvesting		100%	
11	Energy management			
12	Fire protection and fire safety requirements		100%	
13	Electrical meter room, sub-station, receiving station			
14	Others ⁶			

After visiting the site, it has been observed that approx. 95% work has been completed.

Note:

⁶ Option to add more

- (1) The Architect should be a member of council of Architecture and could be preferably the one appointed by the promoter for representing before the Competent Authority for getting the approval and sanctions for the project.
- (2) There should be proper agreement between The Promoter and The Architect for the supervision and the services to be provided for the Real Estate Project.
- (3) The Architect should visit the site and verify that the work has been completed as the per the approved plans
- (4) The Architect must use his professional knowledge, skill and experience in providing the information in this certificate.
- (5) The Architect shall be held responsible and accountable for any wrong information in the certificate. The Architect shall be liable for any penal action under Real Estate (Regulation and Development) Act, 2016 including recommendation to the council of Architecture to initiate necessary disciplinary action including revocation of membership for issue of wrong certificate.
- (6) This certificate has to be issued on the letterhead of the Architect, affixing the stamp of the Architect, along with Architect's
- (7) signature on each page.
- (8) The Architect shall not be in the list of Defaulter Architect of the Council of Architect at the time of issue in this certificate.

Yours faithfully,

Signature & Name⁷

Nishant Virnawo
Architect Nishant Virnawo
CA/2007/41234

License No. /COA No. : CA/07/41234

⁷ Please enter name of the Architect in block letters

Figure 1: Example 1

Figure 2: Example 2

Figure 3

Figure 4

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TABLE - A

Layout / Building / Wing No. B (to be prepared separately for each layout / building / wing of the Real Estate Project)

Sr. No.	Task / Activity	Percentage of actual work done as on date of this certificate
1	Excavation	100%
2	Basements (if any) Ramp	100%
3	Podiums (if any)	
4	Plinth	100%
5	Stilt Floor	100%
6	Slabs of Super structure	100%
7	Internal walls, internal plaster, floorings, doors and windows within Flats / premises	95%
8	Sanitary fillings within the Flat / Premises	
9	Staircases, lift wells and lobbies at each Floor level overhead and underground water tank structure	100%
10	External plumbing and external plaster, elevation, completion of terraces with water proofing of the building / wing	100%
11	Installation of lifts, water pumps, fire fighting fittings and equipments as per CFO, NOC, electrical fittings, mechanical equipments, 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.	60%

TABLE - B

Common Areas (Internal and External development works) in respect of the Registered phase / Real Estate Project

Sr. No.	Common areas and Facilities	Proposed (Yes / No)	Percentage of actual work done (As on date of this Certificate)	Details
1	Internal roads & footpaths	Yes	80%	
2	Water supply			
3	Sewage (Chamber, lines, septic tank,)		100%	
4	Storm water drains		100%	
5	Landscaping & tree planting		75%	
6	Street lighting		55%	
7	Community buildings			
8	Treatment and disposal of sewage and sullage water			
9	Solid waste management & disposal			
10	Water conservation / rain water harvesting		100%	
11	Energy management			
12	Fire protection and fire safety requirements		100%	
13	Electrical meter room, sub-station, receiving station			
14	Others ⁶			

After visiting the site, it has been observed that approx. 93% work has been completed.

Note:

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- (1) The Architect should be a member of council of Architecture and could be preferably the one appointed by the promoter for representing before the Competent Authority for getting the approval and sanctions for the project.
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Signature & Name⁷ Architect Nishant Virnawo
CA/2007/41234


License No. /COA No. : CA/07/41234

⁷ Please enter name of the Architect in block letters

Agreed & accepted by:

Signature of Promoter

Name :

Date: