

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- Project wise)**

To

Date : 07-11-2022

M/s. Sudhanshu Infrastructures Pvt. Ltd.

B-24/24A, Aniraj Tower,
Opp. Kaka Petrol Pump,
L.B.S. Marg, Bhandup (W),
Mumbai – 400 078.

Sub : Certificate of Cost Incurred for Development of Vishnu Bhaskar Co-op. Hsg. Soc. Ltd. (Krishna Kamal building) , Redevelopment Project, situated at Plot No. 10, Damale colony road, bearing CTS No. 999 of Village Kanjur – Kanjurmarg (East) Mumbai – 400 042 demarcated by its boundaries (19.133123 N latitude and 72.937023 E longitude in the center of plot) by 6.10 Mtr road on East & West side , C.T.S. No. 1000 on South side, C.T.S. No. 998 on North side , Taluka Kurla, Mumbai Suburban District, Mumbai – 400 042 admeasuring 440 sq. mtrs area being developed by M/s. Sudhanshu Infrastructures Pvt. Ltd.

Sir,

I, Ramji P. Asundaria have undertaken assignment of certifying Estimated Cost for the Vishnu Bhaskar CHS Ltd building Redevelopment Project for Construction of 1 building, situated on the Plot No. 10, Damale colony road, bearing CTS No. 999 of Village Kanjur – Kanjurmarg (East) Mumbai – 400 042 admeasuring 440 sq. mtrs area being developed by M/s. Sudhanshu Infrastructures Pvt. Ltd.

1. Following technical professionals are appointed by Promoter :-
 - (i) R. P. Asundria as Architect
 - (ii) Vinayak Chopdekar as Structural Consultant
 - (iii) Sushil Kumar Gupta Consulting Engineer as M.E.P. Consultant.
 - (iii) Bipin D. Gaikar 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 P51800015748 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

Vishnu Bhaskar Co-op. Hsg. Soc. Ltd. (Krishna Kamal Building)

Sr. No.	Tasks/Activity	Percentage of work done
1	Excavation	100%
2	1 number of Plinth	100%
3	0 number of Podiums	NA
4	1 Stilt	100 %
5	8 number of Slabs of Super Structure	100 %
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	100 %
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	100 %
8	Staircases, Lifts Wells and Lobbies at each, Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	100 %
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	100 %
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	80 %
11	Overall percentage of completion of the work done for the entire building	93.60 %

TABLE-B
Internal & External Development Works in Respect of the entire
Registered Phase

Sr. No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1.	Internal Roads & Footpaths	No	N. A.	N. A.
2.	Water Supply	Yes	0	Yet to start
3.	Sewerage	Yes	0	Work Completed
4.	Storm Water Drains	Yes	0	Work Completed
5.	Landscaping & Tree Planting	Yes	0	Yet to start
6.	Street Lighting	No.	N.A.	N.A.
7.	Community Buildings	No	N.A.	N.A.
8.	Treatment and disposal of sewage and sullage water	No	N.A.	N.A.
9.	Solid Waste management & Disposal	No.	N.A.	Work Completed
10.	Water conservation, Rain water harvesting	Yes	0	Work Completed
11.	Energy management	No.	N.A.	N.A.
12.	Fire protection and fire safety requirements	Yes	0	Work in progress
13.	Electrical meter room, sub-station, receiving station	Yes	0	Work in progress
14.	Others. Mechanical Stack parking	Yes	0	Work Completed

Yours Faithfully



Signature & Name of architect
R. P. Asundaria
(License NO-CA/ 98 /23287)