

CHAITANYA VATS

Architect

Council of Architecture No. CA/2012/55185

Add.: Unit No-821, 8th Floor, Galaxy Blue Sapphire, Sector-4,
Greater Noida (West), Gautam Buddha Nagar (U.P), PIN-201318

Contact: +91-9871278910

Email: architect@gjagroup.co.in

Form- REG-1

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Project, Withdrawal of Money from Separate Account and Submission of Quarterly Progress Report)

No. AC-26/0215

Date: 12.07.2026

Information as on 30.06.2026

Subject: Certificate of Percentage of work done for Group Housing Project Hare Krishna Ashiyana, having 1 No. of Tower AB (Stilt+10 Floors) of RERA Registration No. UPRERAPRJ424528/11/2024 situated in Plot No. GH-3, Khasra No. 873, 884, 909, 914, 945, 966, 1294, 1339, & 941/1357, Rukmani Vihar Awasiya Yojna, Sector-1, Mauja Sunrakh Banger, Mathura, Competent/Development Authority - Mathura Vrindavan Development Authority (MVDA) admeasuring 4,026.61 Sq. Mtrs. area being developed by Epoch Realtech Private Limited, Promoter ID: UPRERAPRM316219.

I, Chaitanya Vats have undertaken assignment as Architect for certifying Percentage of work done for Group Housing Project Hare Krishna Ashiyana, having 1 No. of Tower AB (Stilt+10 Floors) of RERA Registration No. UPRERAPRJ424528/11/2024 situated in Plot No. GH-3, Khasra No. 873, 884, 909, 914, 945, 966, 1294, 1339, & 941/1357, Rukmani Vihar Awasiya Yojna, Sector-1, Mauja Sunrakh Banger, Mathura, Competent/Development Authority - Mathura Vrindavan Development Authority (MVDA) admeasuring 4,026.61 Sq. Mtrs. area being developed by Epoch Realtech Private Limited, Promoter ID: UPRERAPRM316219.

1. Following technical professionals are appointed by Promoter-

- (i) Shri Anupama Bajaj as Architect
- (ii) Bajaj Consultants as Structural Consultant
- (iii) Bajaj Consultants as MEP Consultant
- (iv) Shri Rajnish Kumar as Site Supervisor

2-Based on Site Inspection, with respect to each of the Plots/Buildings/Wings/Blocks/Towers of the aforesaid Real Estate Project, I certify as follows-

2.1) As on the date of this certificate, the Percentage of Work done for each of the Buildings/Wings /Blocks/Towers of the Real Estate Project is as per Table-A.

2.2) As on the date of this certificate, the percentage of the work executed with respect to each of the activities pertaining to plotted development and/or buildings which are common to overall project is detailed in the Table-B.

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Table – A

Tower – AB		Stilt+10 Floors			
S.No.	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		100%	16.08.2024	30.11.2024
2	Total Number of Plinth	1	100%	01.10.2024	31.12.2024
3	Total Number of Podium	NA	NA	NA	NA
4	Stilt Floor	1	100%	01.01.2025	31.03.2025
5	Total Number of Slabs of Super Structure	10	90%	01.04.2025	30.09.2027
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	10	22%	01.01.2025	30.06.2028
7	Sanitary Fittings within the Flat/Premises	10	9%	01.01.2025	31.12.2027
8	Electrical Fitting within the Flat/Premises	10	16%	01.01.2025	31.12.2027
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	10	60%	01.01.2025	30.09.2027
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	10	45%	01.07.2028	31.12.2028
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.	10	2%	01.04.2028	31.12.2028
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.	10	0%	01.04.2028	31.12.2028

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Table – B

Internal and external development works (common facilities) in respect of the entire registered project				
S.No.	Internal/External Development Work (Common Facilities)	% Work Done	Activity Start Date	Activity End Date
1	Internal Roads & Footpaths	10%	01.04.2027	31.12.2027
2	Water Supply/Drinking Water Facilities	0%	01.10.2026	31.03.2028
3	Sewerage (chamber, lines, Septic Tank, STP)	0%	01.04.2027	31.12.2027
4	Storm Water Drain	0%	01.10.2027	31.12.2027
5	Landscaping & Tree Planting	0%	01.04.2028	30.09.2028
6	Street Lighting	0%	01.10.2027	30.06.2028
7	Community Buildings	NA	NA	NA
8	Treatment & Disposal of Sewage and Sullage water /STP	0%	01.07.2028	30.09.2028
9	Solid Waste Management & Disposal	0%	01.07.2028	30.09.2028
10	Water Conservation, Rainwater Harvesting	0%	01.10.2027	31.03.2028
11	Energy Management/Use of Renewable Energy	NA	NA	NA
12	Fire Protection and Fire Safety Requirements	0%	01.10.2027	30.06.2028
13	Electrical Sub Station, Control Panel & Meter Room	0%	01.01.2025	31.12.2027
14	Receiving Station	0%	01.04.2028	30.09.2028
15	Plan of Development Works	0%	01.10.2027	30.06.2028
16	Emergency Evacuation Services	0%	01.10.2027	30.06.2028
17	Common Facilities in Basement	0%	01.07.2028	30.09.2028
18	Others, if any	0%	01.10.2027	31.03.2028

Yours Faithfully

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