



Modcon | A GROUP OF ARCHITECTS
ENGINEERS & VALUERS

Modcon Creative Sketcher Pvt. Ltd.
A Complete Solution of Construction

FORM-Q

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account) **PROJECT NAME: KESHAV MAJESTIC (PHASE-1)**

PROMOTER RERA REG. NO.- UPRERAPRM38515

PROJECT RERA REG NO.- UPRERAPRJ15356

No:MCSPL/RERA/KM/AC/07

Date: 09.011.2023

Subject: Certificate of Percentage of Completion of Development Work of Project Name: Keshav Majestic -Phase-1] for Development of land situated on Khasra no. 79, 80, 81 & 83 (Part), demarcated by its boundaries (latitude: 27.5822393, 27.585876 and longitude: 77.6581019, 77.658823 of the end-points) to the North, to the South, to the East to the West of Village: Mauza -Sunrakh Bangar, Vrindavan, Tehsil- Mathura, Mathura Vrindavan Development Authority, District- Mathura , PIN - 281121, admeasuring 11,220 SQM area, being developed by Braj Bhoomi Buildtech Pvt. Ltd. [Promoter] having RERA Registration No. UPRERAPRM38515.

I, Daya Shankar Sharma have undertaken assignment as Architect of certifying Percentage of Completion Work of Project Name: Keshav Majestic -Phase-1] for development of land situated on Khasra no. 79, 80, 81 & 83 (Part), demarcated by its boundaries (latitude: 27.5822393, 27.585876 and longitude: 77.6581019, 77.658823 of the end-points) to the North, to the South, to the East to the West of Village: Mauza -Sunrakh Bangar, Vrindavan, Tehsil- Mathura, Mathura Vrindavan development Authority, District- Mathura , PIN -281121, admeasuring 11,220 SQM area, being developed by Braj Bhoomi Buildtech Pvt. Ltd. [Promoter] having RERA Registration No. UPRERAPRM38515.

1. Following technical professionals are appointed by owner / Promotor:-

- (i) Modcon Creative Sketcher Pvt. Ltd. (Daya Shankar Sharma) as Licensed Engineer/ Architect
- (ii) Modcon Creative Sketcher Pvt. Ltd. (Daya Shankar Sharma) as Structural Consultant
- (iii) M/s Pillar Plus Pvt. Ltd. (Mr. Rahul Mathur) as MEP Consultant
- (iv) Shri Narendra Singh as Site Supervisor

Based on Site Inspection, with respect to each development activity of the aforesaid Real Estate Project, I certify that as on 30.09.2020, the Percentage of Work done for each of development activity of the Real Estate Project as registered vide number UPRERAPRJ15356 under UPRERA 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 the Table B. While overall percentage of work done is 10%.

Regd. office: G-5, Kaveri Center, Sanjay Place, Agra, U.P. (282002)
Ph: +91 562-2522511, M:9927056311, Email: modconagra@gmail .com



Modcon | A GROUP OF ARCHITECTS
ENGINEERS & VALUERS

Modcon Creative Sketcher Pvt. Ltd.
A Complete Solution of Construction

Table A

Sr. No.	Task/Activity	Percentage Work Done
1	Excavation	NA
2	number of Basement(s) and Plinth	NA
3	number of Podiums	NA
4	Stilt Floor	NA
5	number of Slabs of Super Structure	NA
6	Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises	NA
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/premises	NA
8	Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	NA
9	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building /Block/Tower	NA
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment's as per CFO NOC, Electrical fittings to Common Areas, electro-mechanical equipment's, Compliance to conditions of environment/CRZ NOC, finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building /Block/Tower, Compound Wall and all other requirements as may be required to obtain Occupation/Completion Certificate	NA

Table B

Internal & External Development Works in Respect of the Entire Registered Phase

S No	Common Areas and Facilities, Amenities	Proposed (Yes/No)	Details	Percentage of Work done
1	Internal Roads & Footpaths	Yes	GSB Laying, Dressing Work & Paver	15%
2	Water Supply	Yes	Digging and Laying of PVC Pipes is going	15%

Regd. office: G-5, Kaveri Center, Sanjay Place, Agra, U.P. (282002)
Ph: +91 562-2522511, M:9927056311, Email: modconagra@gmail .com



Modcon | A GROUP OF ARCHITECTS
ENGINEERS & VALUERS

Modcon Creative Sketcher Pvt. Ltd.
A Complete Solution of Construction

3	Sewerage (chamber, lines, Septic Tank, STP)	Yes	Digging and Laying of RCC Pipes is going on.	15%
4	Strom Water Drains	Yes	To be Done	0%
5	Landscaping & Tree Planting	Yes	Plantation work & Park Development is	4%
6	Street Lighting	Yes	Fixing of Pole and street Light going on	10%
7	Community Buildings	Yes	To be Done	0%
8	Treatment and disposal of sewage and sullage water	NO	Not Applicable	0%
9	Solid Waste management & Disposal	NO	Not Applicable	0%
10	Water conservation, Rain water harvesting	Yes	To be Done	0%
11	Energy management	NO	Not Applicable	0%
12	Fire protection and fire safety requirements	NO	Not Applicable	0%
13	Electrical meter room, sub- station, receiving station	Yes	To be Done	0%
14	Main Gate	Yes	Civil Masonry work is going on	14%
15	Boundary wall	Yes	Finishing Work is going on	10%
16	Site Office	Yes	Civil Work is going on	60%
17	Miss. Site Expenses	Yes	Work going on	15%

Yours Faithfully

Er. Daya Shanker Sharma

BE (Honors), MBA(Finance), M-Tech (Structure),
Chartered Engineer, Chartered Structure Engineer,
Govt. Approved Valuer CAT-I/02/2015-16, FIV (F-23555),
MIE (M-1464234), MICE (M-30060), MISE (LM-143), FIPHE (LF-718).

Signature & Name (IN BLOCK LETTERS)

OF Architect Daya Shankar Sharma

(License NO M-1464234/06062018)

Regd. office: G-5, Kaveri Center, Sanjay Place, Agra, U.P. (282002)

Ph: +91 562-2522511, M:9927056311, Email: modconagra@gmail .com