

**Form-REG-1**
**ARCHITECT'S CERTIFICATE**
**No.- 07/ATLAS/2026**
**Date:**
**07-07-2026**
**Information as on 30-06-2026**

**Subject: Certificate of Percentage work done for the Project "ATLAS" Project Registration No. UPRERAPRJ900831/08/2025 situate on the Khasra No 1048 & 1061 (Khata no. 01004) Tehsil Ghaziabad. Development authority Ghaziabad Development Authority (GDA) District Ghaziabad PIN 201009 admeasuring 12674.64 sq.mts. area being developed by Infraegis Constructions Pvt. Ltd. [Promoter Id-UPRERAPRM374568]**

I AR. NITIN BHATIA have undertaken assignment as Architect for certifying Percentage of work done for the project "ATLAS" Project Registration No. **UPRERAPRJ900831/08/2025** situate on the Khasra No 1048 & 1061 (Khata no. 01004) Tehsil Ghaziabad. Development authority Ghaziabad Development Authority (GDA) District Ghaziabad PIN 201009 admeasuring 12674.64 sq.mts. area being developed by **Infraegis Constructions Pvt. Ltd. [Promoter Id-UPRERAPRM374568]**

1. Following technical professionals are appointed by Promoter consulted by me for verification: -

- (i) Shri Dipanjan Mitra & Associates as Architect
- (ii) Shri V.D. Sharma (M/S Optimum Design) as Structural Consultant
- (iii) Shri Pramod Sharma (M/S PKV Consulting Engineers Pvt. Ltd.) as MEP Consultant
- (iv) Shri Devender Pradhan 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.

**TABLE-A1**

| Building/Wing/ Block /Tower Number or Name |                                                                                                                     | TOWER A (B) |             |                     |                   |
|--------------------------------------------|---------------------------------------------------------------------------------------------------------------------|-------------|-------------|---------------------|-------------------|
| Sr. No.                                    | Task/Activity                                                                                                       | Number      | % Work Done | Activity Start Date | Activity End Date |
| 1                                          | Excavation                                                                                                          |             | 13%         | 01-10-2025          | 31-10-2025        |
| 2                                          | Total Number of Basement and Plinth                                                                                 | 3           | 0%          | 01-12-2025          | 25-05-2026        |
| 3                                          | Total Number of Podiums                                                                                             | NA          | NA          | NA                  | NA                |
| 4                                          | Stilt Floor                                                                                                         | NA          | NA          | NA                  | NA                |
| 5                                          | Total Number of Slabs of Super Structure                                                                            | 17          | 0%          | 01-08-2026          | 31-03-2028        |
| 6                                          | Internal walls, Internall Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/ Premises |             | 0%          | 01-12-2026          | 31-12-2030        |
| 7                                          | Sanitary Fittings within the Flat/ Premises,                                                                        |             | 0%          | 01-08-2027          | 30-12-2031        |
| 8                                          | Electrical Fitting within the Flat/ Premises                                                                        |             | 0%          | 01-06-2027          | 30-12-2031        |
| 9                                          | Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts                             |             | 0%          | 01-05-2027          | 31-12-2031        |

|    |                                                                                                                                                                                                                                                                                                                                                                                 |  |    |            |            |
|----|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|----|------------|------------|
| 10 | The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/ Wing, Overhead and Underground Water Tanks                                                                                                                                                                                                                    |  | 0% | 01-09-2027 | 31-12-2029 |
| 11 | Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFP NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.                                                                                                                                                                                                         |  | 0% | 01-10-2027 | 31-12-2031 |
| 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. |  | 0% | 01-10-2027 | 31-12-2031 |

| TABLE-A2                                   |                                                                                                                                                                                                                                                                                                                                                                                 |            |             |                     |                   |
|--------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|-------------|---------------------|-------------------|
| Building/Wing/ Block /Tower Number or Name |                                                                                                                                                                                                                                                                                                                                                                                 | COMMERCIAL |             |                     |                   |
| Sr. No.                                    | Task/Activity                                                                                                                                                                                                                                                                                                                                                                   | Number     | % Work Done | Activity Start Date | Activity End Date |
| 1                                          | Excavation                                                                                                                                                                                                                                                                                                                                                                      |            | 0%          | 30-12-2025          | 29-01-2026        |
| 2                                          | Total Number of Basement and Plinth                                                                                                                                                                                                                                                                                                                                             | NA         | NA          | NA                  | NA                |
| 3                                          | Total Number of Podiums                                                                                                                                                                                                                                                                                                                                                         | NA         | NA          | NA                  | NA                |
| 4                                          | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                     | NA         | NA          | NA                  | NA                |
| 5                                          | Total Number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                        | 1          | 0%          | 03-10-2027          | 31-03-2028        |
| 6                                          | Internal walls, Internall Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/ Premises                                                                                                                                                                                                                                                             |            | 0%          | 06-11-2029          | 04-07-2030        |
| 7                                          | Sanitary Fittings within the Flat/ Premises,                                                                                                                                                                                                                                                                                                                                    |            | 0%          | 04-05-2031          | 31-10-2031        |
| 8                                          | Electrical Fitting within the Flat/ Premises                                                                                                                                                                                                                                                                                                                                    |            | 0%          | 04-01-2031          | 01-09-2031        |
| 9                                          | Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts                                                                                                                                                                                                                                                                                         |            | 0%          | 04-02-2031          | 03-08-2031        |
| 10                                         | The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/ Wing, Overhead and Underground Water Tanks                                                                                                                                                                                                                    |            | 0%          | 04-06-2029          | 01-11-2029        |
| 11                                         | Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFP NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.                                                                                                                                                                                                         |            | 0%          | 04-02-2031          | 02-10-2031        |
| 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. |            | 0%          | 04-06-2031          | 02-10-2031        |

| TABLE-B                                                                                                  |                                                         |             |                     |                   |
|----------------------------------------------------------------------------------------------------------|---------------------------------------------------------|-------------|---------------------|-------------------|
| Internall and external development works (common facilities) in respect of the entire registered project |                                                         |             |                     |                   |
| Sr. No.                                                                                                  | Internall/External Development Work (Common Facilities) | % Work Done | Activity Start Date | Activity End Date |
| 1                                                                                                        | Internall Roads & Footpaths                             | 0%          | 01-01-2027          | 29-02-2028        |
| 2                                                                                                        | Water Supply/Drinking Water Facilities                  | 0%          | 01-01-2026          | 31-12-2029        |
| 3                                                                                                        | Sewerage (chamber, lines, Septic Tank, STP)             | 0%          | 01-09-2025          | 31-12-2026        |
| 4                                                                                                        | Storm Water Drain                                       | 0%          | 01-10-2025          | 28-02-2027        |
| 5                                                                                                        | Landscaping & Tree Planting                             | 0%          | 01-01-2028          | 27-12-2028        |

|    |                                                                                                                          |     |            |            |
|----|--------------------------------------------------------------------------------------------------------------------------|-----|------------|------------|
| 6  | Street Lighting                                                                                                          | 0%  | 08-01-2028 | 31-12-2029 |
| 7  | Community Buildings                                                                                                      | 0%  | 01-01-2029 | 30-12-2029 |
| 8  | Treatment & Disposal of Sewage and Sullage water /STP                                                                    | 0%  | 01-06-2028 | 26-12-2028 |
| 9  | Solid Waste Management & Disposal                                                                                        | 0%  | 01-04-2028 | 31-01-2029 |
| 10 | Water Conservation, Rainwater Harvesting                                                                                 | 0%  | 01-03-2028 | 30-10-2029 |
| 11 | Energy Management/Use of Renewable Energy                                                                                | 0%  | 01-06-2028 | 30-10-2029 |
| 12 | Fire Protection and Fire Safety Requirements                                                                             | 0%  | 01-09-2028 | 31-12-2030 |
| 13 | Electrical Sub Station, Control Panel & Meter Room                                                                       | 0%  | 01-06-2028 | 30-10-2029 |
| 14 | Receiving Station                                                                                                        | 0%  | 01-06-2028 | 30-10-2029 |
| 15 | Plan of Development Works (Boundary wall , Gate, Guard Hut etc.)                                                         | 0%  | 01-07-2025 | 30-09-2025 |
| 16 | Emergency Evacuation Services                                                                                            | 0%  | 01-01-2029 | 31-12-2030 |
| 17 | Common Facilities in Basement                                                                                            | 0%  | 01-01-2031 | 30-07-2031 |
| 18 | Diaphragm wall construction                                                                                              | 75% | 01-10-2025 | 30-03-2026 |
| 19 | Others, Site Mobilisation, Temporary work for Construction, Site office, Sales office, Sample Flat and other misc. works | 95% | 01-09-2025 | 30-09-2025 |

Yours Faithfully  
Signature & Name of Architect

**AR. NITIN BHATIA**

Licence No. CA/2007/40059

Mobile No. 9910278220

Email ID ar.nitinb@gmail.com