



Form-REG-1

ARCHITECT'S CERTIFICATE (On Letter Head)

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

No.- UPRERA/Bhavya/04/2026
as on 30.06.2026

Date: 15.07.2026

Information

Subject: Certificate of Percentage of work done for the Project "Bhavya Kashi" and RERA Registration No. UPRERAPRJ995281/07/2024 for Construction of 1 tower situated on Khasra/ Plot No. MI-12 & MI-8 Village- Banthara, demarcated by its boundaries 25.369249 and 82.992768 (latitude and longitude of the end points) to the North, to the South, to the East, to the West of Mauza- Lalpur, Anuala Pargana- Shivpur Tehsil, Competent Authority- Varanasi Development Authority, District- Varanasi, Pin-221010 admeasuring 3144.74 sq. meter, being developed by M/s Bhavya Group and Promoter ID UPRERAPRJ995281/07/2024

I/We **Ar. Rishabh Kumar** have undertaken assignment as Architect for certifying Percentage of work done for the project "Bhavya Kashi" and RERA Registration No. UPRERAPRJ995281/07/2024 for Construction of 1 tower situated on Khasra/ Plot No. MI-12 & MI-8 Village- Banthara, demarcated by its boundaries 25.369249 and 82.992768 (latitude and longitude of the end points) to the North, to the South, to the East, to the West of Mauza- Lalpur, Anuala Pargana- Shivpur Tehsil, Competent Authority- Varanasi Development Authority, District- Varanasi, Pin-221010 admeasuring 3144.74 sq. meter, being developed by M/s Bhavya Group and Promoter ID UPRERAPRJ995281/07/2024

1. Following technical professionals were appointed by me for verification / certification of the cost :-

- (i) M/s **RISHABH KUMAR** as Architect
- (ii) M/s **S S BENIWAL** as Structural Consultant
- (iii) M/s **KUMAR NEERAJ** as MEP Consultant
- (iv) M/s **PRADEEP 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. 39.72%

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. 20.44%

Table - A1

Building/Wing/ Block /Tower Number or Name		Tower 1			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation	1	100%	04.01.2024	30/06/2024
2	Total Number of Basement and Plinth	1	100%	05.01.2024	30/09/2024
3	Total Number of Podiums	0	0%		
4	Stilt Floor	1	100%	07.01.2024	31/12/2024
5	Total Number of Slabs of Super Structure	15	57%	10.01.2024	30/06/2026
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	1	11%	04.01.2025	31/03/2027
7	Sanitary Fittings within the Flat/Premises,	1	0%	01.01.2026	30/06/2027
8	Electrical Fitting within the Flat/Premises	1	0%	01.01.2026	30/06/2027
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	1	13%	10.01.2024	30/09/2027
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Blocks/ Tower, Overhead and Underground Water Tanks	1	0%	07.01.2026	30/09/2027
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFONOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.	1	0%	01.01.2027	31/12/2027
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.	1	0%	04.01.2027	31/12/2027

KUMAR & ASSOCIATES
Architectural & Interior Consultant

Kumar Construction Group Specialist in Turnkey Projects

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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	46%	04.01.2024	30/09/2027
2	Water Supply/Drinking Water Facilities	36%	04.01.2024	30/06/2027
3	Sewerage (chamber, lines, Septic Tank, STP)	28%	04.01.2024	31/03/2027
4	Storm Water Drain	23%	07.01.2024	31/03/2027
5	Landscaping & Tree Planting	12%	01.01.2026	31/12/2027
6	Street Lighting	0%	01.01.2026	30/09/2027
7	Community Buildings	0%	07.01.2025	31/12/2027
8	Treatment & Disposal of Sewage and Sullage water /STP	17%	04.01.2024	31/03/2027
9	Solid Waste Management & Disposal	0%	07.01.2025	31/12/2027
10	Water Conservation, Rainwater Harvesting	12%	04.01.2024	30/06/2027
11	Energy Management/Use of Renewable Energy	0%	01.01.2027	31/12/2027
12	Fire Protection and Fire Safety Requirements	17%	07.01.2024	30/09/2027
13	Electrical Sub Station, Control Panel & Meter Room	23%	04.01.2024	31/03/2027
14	Receiving Station	12%	07.01.2024	30/06/2027
15	Plan of Development Works	0%	07.01.2025	31/12/2027
16	Emergency Evacuation Services	0%	04.01.2027	31/12/2027
17	Common Facilities in Basement	12%	10.01.2024	30/06/2027
18	Others, if any (please specify)	0%	04.01.2024	31/12/2027

Yours Faithfully

RISHABH KUMAR

Signature & Name (IN BLOCK LETTERS) of Architect

(License no ...CA/2022/153304

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