



AR:RAY

ARchitects Rachit Associates [Y]

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.1

Date: 28-04-2026

Information as on 15-04-2026

Subject: Certificate of Percentage of work done for the Project "Eiffel Palm Vista" (RERA Registration No. A/F) situated on Khasra no. 91, 92(part), 93, 101(part) and 102(part), demarcated by its boundaries : 26.8898, 81.042885, 26.89018, 81.043288, 26.890152, 81.043305, 26.889773, 81.042955 (latitude and longitude of the end-points) to the North, to the South, to the East, to the West of Village - Kanchanpur Matiyari, Tehsil- Lucknow, Competent Authority- Lucknow Development Authority, District - Lucknow, admeasuring 6320 sq. meter, being developed by Eiffel Infradevelopers Private Limited (UPRERAPRM84896)

I **RAVINDRA KUMAR SRIVASTAV** have undertaken assignment as Architect for certifying Percentage of work done for the Project "Eiffel Palm Vista" (RERA Registration No. A/F) situated on Khasra no. 91, 92(part), 93, 101(part) and 102(part), demarcated by its boundaries : 26.8898, 81.042885, 26.89018, 81.043288, 26.890152, 81.043305, 26.889773, 81.042955 (latitude and longitude of the end-points) to the North, to the South, to the East, to the West of Village - Kanchanpur Matiyari, Tehsil- Lucknow, Competent Authority- Lucknow Development Authority, District - Lucknow, admeasuring 6320 sq. meter, being developed by Eiffel Infradevelopers Private Limited (UPRERAPRM84896)

1. Following technical professionals are appointed by Promoter: -

- (i) Shri **RAVINDRA KUMAR SRIVASTAV** as Licensed Surveyor / Architect
- (ii) Shri **PANKAJ CHOPRA** as Structural Consultant
- (iii) Shri **SYSTEM CONSULTANCY SERVICE** as MEP Consultant
- (iv) Shri **DEVMITRA PANDEY** 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 - A

Building/Wing/ Block /Tower Number or Name		EIFFEL PALM VISTA			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date

1	Excavation		0%	01-04-2026	19-06-2026
2	Total Number of Basement and Plinth	2	0%	14-10-2026	07-01-2027
3	Total Number of Podiums		NA	NA	NA
4	Stilt Floor	1	0%	08-01-2027	20-02-2027
5	Total Number of Slabs of Super Structure	23	0%	21-02-2027	28-11-2029
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0%	25-02-2027	01-08-2028
7	Sanitary Fittings within the Flat/Premises,		0%	07-07-2027	01-02-2029
8	Electrical Fitting within the Flat/Premises		0%	27-03-2027	08-12-2028
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0%	08-05-2027	10-08-2028
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks.		0%	07-07-2027	24-09-2028
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.		0%	22-06-2027	01-06-2029
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%	27-03-2029	27-03-2031

(Prepare separate table for each Building/Wing/ Block /Tower. In case of multiple Building/Wing/ Block /Tower, the tables must be numbered as A1, A2.....)

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	0%	30-04-2026	29-06-2028
2	Water Supply/Drinking Water Facilities	0%	06-03-2028	28-01-2031
3	Sewerage (chamber, lines, Septic Tank, STP)	0%	25-01-2029	25-12-2030
4	Storm Water Drain	0%	10-03-2028	30-01-2031
5	Landscaping & Tree Planting	0%	26-03-2027	25-01-2030
6	Street Lighting	0%	30-03-2027	28-09-2030
7	Community Buildings	0%	28-04-2027	27-12-2030
8	Treatment & Disposal of Sewage and Sullage water /STP	0%	10-04-2028	29-01-2031
9	Solid Waste Management & Disposal	0%	30-08-2027	30-01-2030
10	Water Conservation, Rainwater Harvesting	0%	01-09-2027	01-02-2030

11	Energy Management/Use of Renewable Energy	0%	14-03-2027	24-02-2031
12	Fire Protection and Fire Safety Requirements	0%	16-03-2027	19-02-2031
13	Electrical Sub Station, Control Panel & Meter Room	0%	30-03-2027	28-09-2030
14	Receiving Station	NA	NA	NA
15	Plan of Development Works	NA	NA	NA
16	Emergency Evacuation Services	0%	05-08-2026	25-08-2030
17	Common Facilities in Basement	NA	NA	NA
18	Others, if any (Demarcation, Boundary Wall)	80%	01-04-2026	30-04-2026

Yours Faithfully

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