

## ARCHITECT'S CERTIFICATE

Date: 31st March. 2024

**M/s Asteroid Shelters Homes Pvt. Ltd.**  
**19th Floor, plot no. C-03, Sector-4,**  
**Noida, Gautam Budh Nagar U.P.**

**Subject:-** Certificate of percentage of Completion of Construction Work of the Project **SAWASDEE CENTRE** situated on the Plot no- 2B/ INS-5, Sector 2B, Vasundhara, Ghaziabad, U.P., admeasuring 3848.88 sq.mts. area being developed by M/s Asteroid Shelters Homes Pvt. Ltd. (UPRERA Registration Number :- UPRERAPRJ778592)

We M/S Modarch India have undertaken assignment as Architect for certifying Percentage of completion work of the Project **Sawasdee Centre**, situated on the Plot no 2B/ INS-5, Sector 2B, Vasundhara, Ghaziabad, U.P., admeasuring 3848.88 sq.mts. area being developed by M/s Asteroid Shelters Homes Pvt. Ltd. .

Following technical professionals are appointed by Owner / Promotor :-

- (i) **Mr. Amit Kumar** C/O M/s Modarch India as Architect.
- (ii) **Mr. Maqsood E Nazar** C/O M/s NNC Design International as Structural Consultant
- (iii) **Mr. Bikram** C/O M/s V.Consulting as MEP Consultant
- (iv) **Mr. Sarbjeet Singh** as GM on behalf of M/s Asteroid Shelters Homes Private Limited

Based on Site Inspection, with respect to each of the Buildings /Towers of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the Buildings/Towers of the Real Estate Project as registered under **UPRERAPRJ778592** 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.

**TABLE - A**

| Sr. No. | Task/Activity                                                                                                                                                                                                                                                                                                                                                                                                                  | Work done % |
|---------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|
| 1       | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                     | 100%        |
| 2       | 2 number of Basement(s) and Plinth                                                                                                                                                                                                                                                                                                                                                                                             | 100%        |
| 3       | Super Structure                                                                                                                                                                                                                                                                                                                                                                                                                | 100%        |
| 4       | Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises                                                                                                                                                                                                                                                                                                              | 70%         |
| 5       | Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/premises                                                                                                                                                                                                                                                                                                                                       | 60%         |
| 6       | Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks                                                                                                                                                                                                                                                                                                   | 85%         |
| 7       | The external plumbing and external plaster,Elevation, completion of terraces with waterproofing of the Building /Block/Tower                                                                                                                                                                                                                                                                                                   | 85%         |
| 8       | Installation of lifts, water pumps, Fire Fighting Fittings and Equipments as per CFO NOC, Electrical fittings to Common Areas, electro-mechanical equipments, 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 | 33.5%       |



*Celebrating 25 years in experimental design*



**TABLE - B**  
**Internal & External Development Works in Respect of the Entire Registered Phase**

| Sr. No | Common Areas and Facilities, Amenities                | Proposed (Yes/No) | Details | Work done % |
|--------|-------------------------------------------------------|-------------------|---------|-------------|
| 1      | Internal Roads & Foothpaths                           | Yes               |         | 70%         |
| 2      | Water Supply                                          | Yes               |         | 70%         |
| 3      | Sewarage (chamber, lines, Septic Tank, STP)           | Yes               |         | 80%         |
| 4      | Storm Water Drains                                    | Yes               |         | 85%         |
| 5      | Landscaping & Tree Planting                           | Yes               |         | 25%         |
| 6      | Street Lighting                                       | Yes               |         | 0%          |
| 7      | Community Buildings                                   | NO                | NA      | NA          |
| 8      | Treatment and disposal of sewage and sullage water    | Yes               |         | 88%         |
| 9      | Solid Waste management & Disposal                     | Yes               |         | 20%         |
| 10     | Water conservation, Rain water harvesting             | Yes               |         | 95%         |
| 11     | Energy management                                     | Yes               |         | 35%         |
| 12     | Fire protection and fire safety requirements          | Yes               |         | 80%         |
| 13     | Electrical meter room, sub-station, receiving station | Yes               |         | 10%         |
| 14     | Other (Option to Add more)                            | NO                | NA      | NA          |

**Yours Faithfully**

**Mr. Amit Kumar**  
**Principal Architect,**

**COA Regd. No : CA\98\22706**

**MODARCHINDIA**

**Prop.**

