

VISHAL & ASSOCIATES

ARCHITECTS , ENGINEERS & INTERIOR DESIGNERS

3/77, Viraj Khand, Gomti Nagar, Lucknow

No-10

Date 12/04/2024

Certificate of Percentage of Completion of Construction Work of the URBANAC GARDEN for Construction of plotted residential Development / plotted housing , Tehsil- Mohanlal Ganj Competent Authority, District- Lucknow Pin : 226002.

Demarcated by its boundaries (latitude : 26.802184 and longitude : 81.028664 of the end points)

Road (CHAK MARG) to the East.

Road Entrance 12 Mtr. to the North.

Khasra no. 515 to the West.

Khasra no. 529 to the South.

Of GATA/ARAZI No. 515 KHA landmark Chak Gajaria Gomti Nagar Extension Lucknow Village Mastemau .Development Authority Lucknow District PIN 226002 admeasuring approx 20772.25 Sq.M. area Being development by Chinmay Developers (Promoter) Having UPRERA Registration No. UPRERAPRJ922474 .

I/We Amitraj have undertaken assignment as Architect of certifying Percentage of Completion work of the site situated on Gata/Arazi no. 515 KHA, Landmark Chak Gajaria Gomti Nagar Extension Lucknow , Village : Mastemau Tehsil : Mohanlal Ganj District : Lucknow Pin : 226002 as on Dt 09.02.2022

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

- (i) Shri Amitraj as Architect ;
- (ii) Shri S N Saran as Structural Consultant;
- (iii) Shri Srinivas Yadav as Site Supervisor;

Based on Site Inspection, with respect to each of the Residential/Blocks/Plotted housing 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 Development residential land/Plotted Housing of the Real Estate Project as registered vide number UPRERAPRJ922474 under UPRERA is as per table A (1, 2, 3 and 4) 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 A1		
Sr. No.	Task/Activity	Percentage Work Done
1	Excavation	0%
2	number of Basement(s) and Plinth	0%
3	number of Podiums	0%
4	Stilt Floor.....	0%
5	 number of Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/premises	0%
8	Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%
9	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building /Block/Tower	0%

Amitraj
ARCHITECT
AMIT RAJ
CA/2004/34150

10	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	0%
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Table B				
S No	Development work	Proposed (Yes/No)	Details	Percentage of Work done
1	Pump room	Yes		100%
2	Guard Room	Yes		100%
3	Boring/Tube well	Yes		100%
4	Rain Water Harvesting	Yes		100%
5	Road	Yes		100%
6	Park/ Landscaping	Yes		100%
7	100 KLD S.T.P.	Yes		100%
8	Water Storage Tank 75 KLD	Yes		100%
9	Sewerage System & Drain	Yes		100%
10	Water supply System	Yes		100%
11	External Electrification	Yes		100%
12	Boundary wall as per PWD 5.8.1	Yes		100%
13	Miscellaneous	Yes		100%
14	Other (Option to Add more)	NA		NA

Yours Faithfully,

Signature & Name (IN BLOCK LETTERS) of Architect
(License NO. CA/2004/34150)


ARCHITECT
AMIT RAJ
CA/2004/34150

APPLICATION FOR COMPLETION CERTIFICATE OF LAYOUT PLAN

PART (A)

1. (A) Name of Applicant Chinmay Developers
- (B) Present Address A-1 Vibutikhand Gomtinagar,Lucknow,Uttar Pradesh,226010
- (C) Site Address PROPOSED LAYOUT PLAN ON PART OF KHASRA NO 515 AT CHAK GAJARIA,GOMTI NAGAR EXTENSION,LUCKNOW 515
2. Plot no. & Name of Scheme
3. Area of Plot (in sqmt.) 20772.25
4. Permissible land use Residential
- (i) Date of approval of layout Plan 21 Jan 2022
- (ii) Permit No. 03575/LDA/LD/21-22/1677/20112021
- (iii) If unauthorized construction was compounded then copy of compounded plan be enclosed -
- Attached copy of Compounding fee

5. Details of Land-use:-

Sl. No.	Type of Land Use	As per Approved Map		Developed		Deviation	
		Area (in Sqmt.)	%	Area (in Sqmt.)	%	Area (in Sqmt.)	%
1	2	3	4	5	6	7	8
i	Residential	11748.74	56.56	11748.74	56.56	0	0
ii	Commercial	987.63	4.75	987.63	4.75	0	0
iii	Others	107.60	0.52	107.60	0.52	0	0
iv	Park & Open Spaces	3132.28	15.08	3132.28	15.08	0	0
v	Roads & Drainage	4796	23.09	4796	23.09	0	0

6. Amenities Positions: -

Sl. No.	Amenities	According to Approved Map		Provided as per Completion Map			
		No.	Area (in Sqmt.)	Completed		Not Completed	
				No.	Area (in Sqmt.)	No.	Area (in Sqmt.)
1	2	3	4	5	6	7	8
i	Primary School	0	0	0	0	0	0
ii	Higher Secondary School	0	0	0	0	0	0
iii	Degree College	0	0	0	0	0	0
iv	Dispensary	0	0	0	0	0	0
v	Hospital	0	0	0	0	0	0
vi	Post Office	0	0	0	0	0	0
vii	Community Center	0	0	0	0	0	0
viii	Police Station	0	0	0	0	0	0

viii	Police Station	0	0	0	0	0	0
ix	Fire Station	0	0	0	0	0	0
x	Telephone Exchange	0	0	0	0	0	0
xi	Bus Station	0	0	0	0	0	0
xii	Taxi Stand	0	0	0	0	0	0
xiii	Public Amenities						
xiv	Other Facilities	0	0	0	0	0	0

7. Enclosure Records:-

8. Arrangement/position of connections with City facilities system

- (i) Roads Yes
- (ii) Drainage (arrangement of connection with Trunk Drain)
- (iii) Arrangement of Portable water (Arrangement of connection with Yes Jal Sansthan/Development Authority/ Local Body/others)
- (iv) Electric Arrangement of connection with 33KVA/11KVA/ Transformer provided Yes
- (v) Sewer / Trunk connection provided Yes

9. Internal changes in layout plan

- (i) Done as per Building bye-laws No
- (ii) Compounding done No

10. Information about standard & Specification of Development works Is there any deviation from the Standard & Specification of sanctioned development works? No

There are deviations from standard & specification of Development Works which have been taken approval from the concerned Department. (Attach approval) No

Now there is no deviation which is approved by the competent Authority.

Certificate of Applicant

This is certified that the above information are true as per my knowledge. The land use distribution is as per approved map of Authority. All amenities and Development works are as per Agreement. Hence Completion Certificate of the above described layout plan be released.

Dated : 31 May 2024

Signature of Authorized Applicant

For CHINMAY DEVELOPERS

 PARTNER



Lucknow Development Authority

Vipin Khand, Gomti Nagar, Lucknow, Uttar Pradesh 226010

PART - D

Remarks of Development Authority and Completion Certificate

Certification regarding the developed layout plan on Plot no./Khasra no. **515** submitted by **Chinmay Developers,A-1 Vibutikhand Gomtinagar,Lucknow,Uttar Pradesh,226010** has been examined by **Satish Kumar Yadav(Junior engineer)** on dated **31 May 2024** of Development Authority and it is found that map is according to the approved layout plan. Hence, Completion Certificate is being issued under section 15 KA (2) of Uttar Pradesh Urban Planning and Development Act, 1973.

Additional remark :

1. Maintenance & defect liability of development work should be done by builder until scheme is handover to Local authority/RWA

Dated : 31 May 2024

Signature :

Designation : Vice Chairman

Date : 27 Dec 2023