

RAVI RAJ JAIN

Architect

Council of Architecture No. CA/2024/170151

Add.: Unit No-821, 8th Floor,

Galaxy Blue Sapphire Plaza, Sector-4, Greater Noida
(West),

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FORM-REG-01

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of New Project and for withdrawal of Money from Designated Account)

No...Lohia/001

Date 09.05.2025

Subject: Certificate of Percentage of Completion of Construction Work of **Lohia one** Residential Project 17 Nos. of Plotted Residential Development and 158 Nos. of Villas- and 12 Nos. of Convenient Shops '[UPRERA REGISTRATION To be Applied]' situated on the Khasra no. 560,561,562,609,610,612,613 at Village Pakbara, Tehsil and District Moradabad latitude and longitude 28.830173' 78.684024, 28.830173' 78.684024 mentioned residential plotted development project and Competent / Development authority -Moradabad development Authority-Moradabad Uttar Pradesh admeasuring Plot Area 39024.98 Sq. Mtrs. area being developed by the Promoter **Lohia Developers (India) Pvt. Ltd.**

I Architect Ravi Raj Jain has undertaken assignment as Architect of Certifying Percentage of Completion of Construction Work of **Lohia one** Residential Project Plotted Residential Development/ Plotted Housing and commercial plots/ - '[UPRERA REGISTRATION To be Applied]' situated on the Khasra no. 560,561,562,609,610,612,613 at Village Pakbara, Tehsil and District Moradabad Residential plotted development project and Competent / Development authority -Moradabad development Authority-Moradabad Uttar Pradesh admeasuring Plot Area 39024.98 Sq. Mtrs. area being developed by the Promoter **Lohia Developers (India) Pvt. Ltd.**

Following technical professionals are appointed by Owner / Promoter: -

- | | |
|------------------------------|--|
| (i) Ar. Anuj Gupta | as L.S. / Architect. |
| (ii) Mr. Manish Kumar Gupta | as Structural Consultant |
| (iii) Mr. Sunil Kumar Nayyar | as MEP Consultant |
| (iv) Mr. Gaurav Rana | as Project In charge / Site Supervisor |

Based on Site Inspection, with respect to construction work of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each type of the plotted development construction work/ Buildings of the Real Estate Project as registered vide number to be Applied under UPRERA applied 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 Table B. It may be noted site status is taken till dated **28.02.2025**.



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Table A1-Type A Villas 42 Nos

S. No.	Task/Activity	Percentage Work Done
1	Excavation	100%
2	Plinth	0%
3	Podium	NA
4	Ground Floor	0%
5	02 Nos. of Slab in each Villa(s)	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	Staircase super structure Overhead Tank	0%
9	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building/Block/Tower	0%
10	Installation of water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas(staircase), electro-mechanical equipment, 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 equipment as may be required to obtain Occupation/Completion Certificate	0%



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Table A2-TypeB Villas 58 Nos

S. No.	Task/Activity	Percentage Work Done
1	Excavation	0%
2	Plinth	0%
3	Podium	NA
4	Ground Floor	0%
5	02 Nos. of Slab in each Villa(s)	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	Staircase super structure Overhead Tank	0%
9	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building/Block/Tower	0%
10	Installation of water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas(staircase), electro-mechanical equipment, 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 equipment as may be required to obtain Occupation/Completion Certificate	0%



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Table A3-Type C Villas 58 Nos

S. No.	Task/Activity	Percentage Work Done
1	Excavation	0%
2	Plinth	0%
3	Podium	NA
4	Ground Floor	0%
5	02 Nos. of Slab in each Villa(s)	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	Staircase super structure Overhead Tank	0%
9	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building/Block/Tower	0%
10	Installation of water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas(staircase), electro-mechanical equipment, 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 equipment as may be required to obtain Occupation/Completion Certificate	0%



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Table A4- Commercial (Convenient Shops) 12 Nos

S. No.	Task/Activity	Percentage Work Done
1	Excavation	0%
2	Plinth	0%
3	Podium	NA
4	Ground Floor	0%
5	02 Nos. of Slab in each Villa(s)	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	Staircase super structure Overhead Tank	0%
9	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building/Block/Tower	0%
10	Installation of water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas(staircase), electro-mechanical equipment, 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 equipment as may be required to obtain Occupation/Completion Certificate	0%



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Table A5- Club House (2B+G+1 Floor)

S. No.	Task/Activity	Percentage Work Done
1	Excavation	0%
2	Plinth	0%
3	Podium	NA
4	Ground Floor	0%
5	02 Nos. of Slab in each Villa(s)	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	Staircase super structure Overhead Tank	0%
9	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building/Block/Tower	0%
10	Installation of water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas(staircase), electro-mechanical equipment, 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 equipment as may be required to obtain Occupation/Completion Certificate	0%



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Table B

Internal & External Development Works in Respect of the Entire Registered Phase

S. No.	Common Areas and Facilities, Amenities	Proposed (Yes/No)	Details	Progress
1	Internal Roads	Yes	Yet to start	0%
2	Water Supply	Yes	Yet to start	0%
3	Sewerage (chamber, lines, Septic Tank, STP)	Yes	Yet to start	0%
4	Storm Water Drains	Yes	Yet to start	0%
5	Landscaping & Tree Planting	Yes	Yet to start	0%
6	Street Lighting	Yes	Yet to start	0%
7	Kiosks	Yes	Yet to start	0%
8	Sector Shopping	Yes	Yet to start	0%
10	Treatment and disposal of sewage and sullage water	Yes	Yet to start	0%
11	Solid Waste management & Disposal	Yes	Yet to start	0%
12	Water conservation Rain water harvesting	Yes	Yet to start	0%
13	Energy management	Yes	Yet to start	0%
14	Fire protection and fire safety requirements	Yes	Yet to start	0%
15	Electrical meter room, sub-station, receiving station	Yes	Yet to start	0%

Thanking you

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(License No. or Council of Architectural membership No. CA/2024/170151)