



# MOD- DESIGN- CONSORTIUM

ARCHITECTS, TOWN PLANNERS, ENGINEERS, INTERIOR DESIGNERS & VALUERS  
R/O - PLOT NO.911, FLAT NO.F-1, NITI KHAND-I, INDIRAPURAM, GHAZIABAD  
OFFICE : 820, SHALIMAR GARDEN EXT.-1, SAHIBABAD, T.H.A. GHAZIABAD(U.P.)  
MOB. : 9810749316

REGD. NO. COUNCIL OF ARCHITECTS CA./76/2931

FORM-Q

## ARCHITECT'S CERTIFICATE

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

No- MDC/10/APR

Date: 01.04.2022

Subject : Certificate of Percentage of Completion of Construction Work of RAJ EMPIRE No. of Building(s) BLOCK -B&C\_Block(s) of the 2nd Phase of the Project [UPRERA Registration NO.UPRERAPRJ5589] situated on the Khasra No/ Plot no 146& 199 Demarcated by its boundaries (latitude and longitude of the end points) 00\_ to the North 1800 to the South 900\_ to the East\_ 2070\_ to the West of village\_ MORTI\_ Tehsil\_ LONI\_ Competent/ Development authority\_ GDA\_ District\_ GHAZIABAD\_ PIN\_ 201001\_ and measuring \_ 22274.15 sq.mts. area being developed by [JAVIN CONSTRUCTION PVT.LTD]

I\_ MAHESH KUMAR have undertaken assignment as Architect/Licensed Surveyor of certifying Percentage of Completion Work of the RAJ EMPIRE Building(s)/ B&C Block/ Tower (s) of 2ND Phase of the Project, situated on the Khasra No/ Plot no 146 & 199 of village MORTI tehsil LONI competent/ development authority\_ GDA District\_ GHAZIABAD PIN\_ 201001 admeasuring 22274.15sq.mts. area being developed by [JAVIN CONSTRUCTION PVT.LTD.]

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

- (i) Shri MAHESH KUMAR as L.S. / Architect ;
- (ii) ShriSAJAL KULSHRESTHA as Structural Consultant
- (iii) Shri BANOI NAYAK as MEP Consultant
- (iv) Shri JATINDER BHALLA as Project Manager

Based on Site Inspection, with respect to each of the Buildings /Blocks/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 /Blocks/Towers of the Real Estate Project as registered vide number UPRERAPRJ5589-RAJEMPIRE-2<sup>ND</sup> PHASE under UPRERA 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".

(ARCHITECT)  
MAHESH KUMAR

REGD. NO. CA/1976/2931

MOD DESIGN CONSORTIUM

R/O 820, SHALIMAR GARDEN EXT. SHRD. GZB.

M.NO. 0010749316

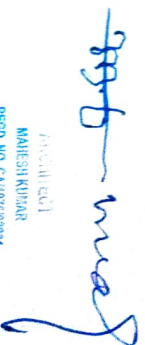
**Table A(ONLY FOR B&C - BLOCK, 2ND PHASE)**

| Sr. No. | Task/Activity                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | Percentage Work Done |
|---------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------|
| 1       | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | 100%                 |
| 2       | Only Structure of 02 number of Basement(s) and Plinth of Part 1&2 of Block B                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     | 100%                 |
| 3       | number of Podiums                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | NA                   |
| 4       | Slit Floor                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | NA                   |
| 5       | Part 1 structure up to Terrace level completed & Part 2 structure completed up to 14 TH floor                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 100%                 |
| 6       | Internal walls brick work : Part 1 , completed upto 14th floor & Part 2 brickwork completed upto 5 <sup>th</sup> floor , Part 1 : Internal Plaster completed upto 10th floor<br>Flooring within Flats completed upto 7 <sup>th</sup> floor and bathroom wall tiles completed upto 9 <sup>th</sup> floor , Doors and Windows in each of the Flats completed upto 5 <sup>th</sup> floor.                                                                                                                                                                           | 100 %                |
| 7       | Sanitary Fittings ( cpc piping & pvc piping within the Flat ) completed upto 14th floor in Part 1,<br>Electrical MS boxes / wall conducting upto 14 <sup>th</sup> floor within the Flat/premises                                                                                                                                                                                                                                                                                                                                                                 | 100%                 |
| 8       | Staircases, Lift Wells , Machine rooms (Part 1 upto Terrace floor & Part Zupto 13 <sup>th</sup> Floor)                                                                                                                                                                                                                                                                                                                                                                                                                                                           | 100%                 |
| 9       | The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building /Block/Tower<br>Installation of lifts, water pumps, Fire Fighting Fittings and Equipments as per CIO NOC, Electrical fittings to Common Areas, electro-mechanical equipments, Compliance to conditions of environment/CIRZ 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%                   |
| 10      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | 0%                   |

**Table B (ONLY FOR BLOCK B&C 2<sup>ND</sup> PHASE)**

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

| S No | Common Areas and Facilities, Amenities      | Proposed (Yes/No) | Details                       | Percentage of Work done |
|------|---------------------------------------------|-------------------|-------------------------------|-------------------------|
| 1    | Internal Roads & Footpaths                  | YES               | COMPLETED IN A BLOCK (TRIMIX) | 50%                     |
| 2    | Water Supply                                | YES               | CHIT & UGR COMPLETED          | 100%                    |
| 3    | Sewerage (chamber, lines, Septic Tank, STP) | YES               | COMPLETED IN BLOCK B          | 100%                    |

  
 PROJECT GCL  
 MAHESH KUMAR  
 REGD NO. CA/19/00931  
 MOD DESIGN CONSORTIUM  
 R/O 120, SHALIMAR GARDEN EXT. SHED, C/2B  
 M.NO. 8940724316

|    |                                                       |     |                                                     |      |
|----|-------------------------------------------------------|-----|-----------------------------------------------------|------|
| 4  | Storm Water Drains                                    | YES | RAIN WATER HARVESTING SYSTEM COMPLETED UPTO BLOCK B | 100% |
| 5  | Landscaping & Tree Planting                           | YES | COMPLETED UPTO BLOCK B                              | 100% |
| 6  | Street Lighting                                       | YES | COMPLETED UPTO BLOCK B                              | 100% |
| 7  | Community Buildings                                   | YES | COMPLETED                                           | 100% |
| 8  | Treatment and disposal of sewage and silage water     | YES | COMPLETED UPTO BLOCK B                              | 100% |
| 9  | Solid Waste management & Disposal                     | YES | COMPLETED UPTO BLOCK BLOCK B                        | 100% |
| 10 | Water conservation, Rain water harvesting             | YES | COMPLETED UPTO BLOCK B                              | 100% |
| 11 | Energy management                                     | YES | COMPLETED UPTO BLOCK B                              | 100% |
| 12 | Fire protection and fire safety requirements          | YES | COMPLETED UPTO BLOCK B                              | 100% |
| 13 | Electrical meter room, sub-station, receiving station | YES | COMPLETED UPTO BLOCK B                              | 100% |
| 14 | Other (Option to Add more)                            | NA  |                                                     | NA   |

Yours Faithfully

Signature & Name (IN BLOCK LETTERS) OF I.S./Architect  
(License NO.....)

ARCHITECT

MAHESH KUMAR

REGD. NO. CA1919/0231

MOD DESIGN CONSORTIUM

P/O 820, SHALINAR GARDEN EXT SHBD, GZB.

M.NO 654974316