



ARCHITECT'S CERTIFICATE (On Letter Head)		Form-REG-1			
(To be submitted at the time of Registration of Project, Withdrawal of Money from Separate Account and Submission of Quarterly Progress Report)					
No.....		Date: 03/SEP/2025			
Information as on 03/SEP/2025					
Subject: Certificate of Percentage of work done for the 05 No. of Towers , 06 Villas & 30 Plots/Block(s) of the Project PALM ROYALE with Project_Registration_ being applied, situated in situated on the Khasra No/ Plot no 104, 105, 106, 107, 108, 109 & 1/2 Demarcated by its boundaries (latitude and longitude of the end points) 27.179581, 78.364527 to the North 27.176912, 78.361374 to the South 27.17749, 78.36639 to the East 27.179084, 78.362606 to the West of village MOUJA MILIK KHAN JHANPUR & MOUJA DHOLPURA Tehsil FIROZABAD Competent/ Development authority FIROZABAD SHIKOHABAD DEVELOPMENT AUTHORITY (FSDA) District FIROZABAD PIN 283203 admeasuring 29508.70 sq.mts. area being developed by M R P L DEVELOPERS - UPRERAPRM375457					
I/We Vinod Shrama have undertaken assignment as Architect for certifying Percentage of work done for the 05 No. of Towers , 06 Villas & 30 Plots/Block(s) of the Project PALM ROYALE with Project_Registration_ being applied, situated in situated on the Khasra No/ Plot no 104, 105, 106, 107, 108, 109 & 1/2 Demarcated by its boundaries (latitude and longitude of the end points) 27.179581, 78.364527 to the North 27.176912, 78.361374 to the South 27.17749, 78.36639 to the East 27.179084, 78.362606 to the West of village MOUJA MILIK KHAN JHANPUR & MOUJA DHOLPURA Tehsil FIROZABAD Competent/ Development authority FIROZABAD SHIKOHABAD DEVELOPMENT AUTHORITY (FSDA) District FIROZABAD PIN 283203 admeasuring 29508.70 sq.mts. area being developed by M R P L DEVELOPERS - UPRERAPRM375457					
1. Following technical professionals are appointed by Promoter: - (i) M/s/Shri/Smt Vinod Sharma as Licensed Surveyor / Architect (ii) M/s/Shri/Smt Himanshu Jain as Structural Consultant (iii) M/s/Shri/Smt Somnath Behera as MEP Consultant (iv) M/s/Shri/Smt Ram Shankar 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- CORAL 1					
Building/Wing/ Block /Tower Number or Name					
S.No	Task/ Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		100	01.04.2025	30.06.2025
2	Total Number of Basement and Plinth- 0	0	0	-	-
3	Total Number of Podiums- 0	0	0	-	-
4	Stilt Floor		40	01.07.2025	30.09.2025
5	Total Number of Slabs of Super Structure-5	5	0	01.10.2025	31.12.2026
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0	01.07.2026	31.03.2029
7	Sanitary Fittings within the Flat/Premises,		0	01.01.2028	31.12.2028

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8	Electrical Fitting within the Flat/Premises		0	01.07.2026	30.09.2027
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0	01.07.2025	31.12.2028
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	01.07.2026	31.12.2028
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFONOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0	01.01.2028	31.12.2028
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	01.07.2029	31.12.2029

(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 - A- CORAL 2

Building/Wing/ Block /Tower Number or Name					
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		100	01.04.2025	30.06.2025
2	Total Number of Basement and Plinth- 0	0	0	-	-
3	Total Number of Podiums- 0	0	0	-	-
4	Stilt Floor		23	01.07.2025	30.09.2025
5	Total Number of Slabs of Super Structure-5	5	0	01.10.2025	31.12.2026
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0	01.07.2026	31.03.2029
7	Sanitary Fittings within the Flat/Premises,		0	01.01.2028	31.12.2028
8	Electrical Fitting within the Flat/Premises		0	01.07.2026	30.09.2027
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0	01.07.2025	31.12.2028
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	01.07.2026	31.12.2028
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFONOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0	01.01.2028	31.12.2028
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	01.07.2029	31.12.2029

(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.....)

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Table - A- CORAL 3					
Building/Wing/ Block /Tower Number or Name					
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		0	01.10.2025	31.12.2025
2	Total Number of Basement and Plinth- 0	0	0	-	-
3	Total Number of Podiums- 0	0	0	-	-
4	Stilt Floor		0	01/07/26	30.09.2026
5	Total Number of Slabs of Super Structure-5	5	0	01.10.2026	31.12.2027
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0	01.07.2027	30.09.2029
7	Sanitary Fittings within the Flat/Premises,		0	01.01.2029	31.12.2029
8	Electrical Fitting within the Flat/Premises		0	01.07.2027	30.09.2028
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0	01.07.2027	31.12.2029
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	01.07.2027	31.12.2029
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFONOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0	01.01.2029	31.12.2029
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	01.10.2029	31.01.2030

(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 - A- CORAL 4					
Building/Wing/ Block /Tower Number or Name					
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		0	01.10.2025	31.12.2025
2	Total Number of Basement and Plinth- 0	0	0	-	-
3	Total Number of Podiums- 0	0	0	-	-
4	Stilt Floor		0	01/07/26	30.09.2026
5	Total Number of Slabs of Super Structure-5	5	0	01.10.2026	31.12.2027
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0	01.07.2027	30.09.2029
7	Sanitary Fittings within the Flat/Premises,		0	01.01.2029	31.12.2029
8	Electrical Fitting within the Flat/Premises		0	01.07.2027	30.09.2028
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0	01.07.2027	31.12.2029
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	01.07.2027	31.12.2029

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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	01.01.2029	31.12.2029
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	01.10.2029	31.01.2030

(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 - A- CORAL 5

Building/Wing/ Block /Tower Number or Name					
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		0	01.10.2025	31.12.2025
2	Total Number of Basement and Plinth- 0	0	0	-	-
3	Total Number of Podiums- 0	0	0	-	-
4	Stilt Floor		0	01/07/26	30.09.2026
5	Total Number of Slabs of Super Structure-5	5	0	01.10.2026	31.12.2027
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0	01.07.2027	30.09.2029
7	Sanitary Fittings within the Flat/Premises,		0	01.01.2029	31.12.2029
8	Electrical Fitting within the Flat/Premises		0	01.07.2027	30.09.2028
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0	01.07.2027	31.12.2029
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	01.07.2027	31.12.2029
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	01.01.2029	31.12.2029
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	01.10.2029	31.01.2030

(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 - A- VILLAS

Building/Wing/ Block /Tower Number or Name					
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation- 6 Villas		0	01.01.2026	31.12.2028
2	Total Number of Basement and Plinth-0	0	0	-	-
3	Total Number of Podiums-0	0	0	-	-
4	Stilt Floor -		0	-	-


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5	Total Number of Slabs of Super Structure- 6 VILLAS	3	0	01.01.2026	31.12.2028
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0	01.01.2026	31.12.2028
7	Sanitary Fittings within the Flat/Premises,		0	01.01.2028	31.12.2028
8	Electrical Fitting within the Flat/Premises		0	01.01.2027	30.09.2028
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0	01.01.2026	30.09.2028
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	01.07.2026	30.09.2028
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFONOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0	-	-
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	01.07.2029	31.12.2029

(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.....)

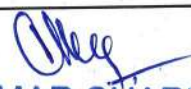
Table - B

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	25	01.04.2025	31.12.2028
2	Water Supply/Drinking Water Facilities	12	01.04.2025	31.12.2028
3	Sewerage (chamber, lines, Septic Tank, STP)	15	01.04.2025	31.12.2028
4	Storm Water Drain	40	01.04.2025	31.12.2027
5	Landscaping & Tree Planting	35	01.04.2025	30.06.2028
6	Street Lighting	35	01.04.2025	30.06.2028
7	Community Buildings	0	01.01.2027	31.12.2028
8	Treatment & Disposal of Sewage and Sullage water /STP	0	01.01.2026	31.12.2027
9	Solid Waste Management & Disposal	0	01.01.2026	31.12.2027
10	Water Conservation, Rainwater Harvesting	0	01.04.2026	30.06.2026
11	Energy Management/Use of Renewable Energy	10	01.04.2025	31.12.2029
12	Fire Protection and Fire Safety Requirements	0	01.01.2027	30.06.2028
13	Electrical Sub Station, Control Panel & Meter Room	0	01.04.2026	31.12.2027
14	Receiving Station	0	01.04.2026	31.12.2027
15	Plan of Development Works	0	01.04.2025	31.03.2026
16	Emergency Evacuation Services	0	01.01.2027	30.06.2029
17	Common Facilities in Basement	0	-	-
18	Others, if any (please specify)	0	01.01.2028	18.02.2030

Yours Faithfully

Signature & Name MR VINOD SHARMA
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