

FORM-REG-1

**ARCHITECT'S CERTIFICATE**

No.-04/AVENUE-133/2026

 Status Date:- 31-03-2026  
 Certificate issue Date:- 06-04-2026

Subject:-Certificate of Percentage of Completion of Construction Work of 1 No. of Building(s) of "Avenue 133 " Project UPRERA Registration Number UPRERAPRJ185100 situated on the Plot no.C1-D2, Sector-133, JAYPEE GREENS, WISH TOWN, NOIDA, U.P. Demarcated by its boundaries (latitude and longitude of the end points) 28°30'37.8"N 77°22'12.9"E to the North 28°30'33.8"N 77°22'14.1"E to the South 28°30'36.4"N 77°22'15.7"E to the East 28°30'35.3"N 77°22'11.3"E to the West of village Shahpur Govardanpur Khadar Tehsil Dadri Development authority Noida Development Authority District Gautam Buddh Nagar PIN 201305 admeasuring 8273 sq.mts. area being developed by Franklin Infratech Pvt. Ltd.

I AR. NITIN BHATIA have undertaken assignment as Architect of certifying Percentage of Completion Work of the 1 No. of Building(s) of "Avenue 133 " Project , situated on the Plot no.C1-D2, Sector-133, JAYPEE GREENS, WISH TOWN, NOIDA, U.P., village Shahpur Govardanpur Khadar Tehsil Dadri Development authority Noida Development Authority District Gautam Buddh Nagar PIN 201305 admeasuring 8273 sq.mts. area being developed by Franklin Infratech Pvt. Ltd.

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

- (i) Mr. Ravi Kumar Garg as Architect
- (ii) Mr. Ravi Shankar as Structural Consultant
- (iii) Mr. Ravi Kumar Garg as MEP Consultant
- (iv) To Maksood Khan as Site Supervisor

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 UPRERAPRJ185100 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.

**Table A**

| Sr. No. | Task/Activity                                                                                                                                                                                                                                                                                                                                                                                                                  | Percentage of Work done |
|---------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|
| 1       | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                     | 100%                    |
| 2       | 3 number of Basement(s) and Plinth                                                                                                                                                                                                                                                                                                                                                                                             | 46%                     |
| 3       | NIL number of Podiums                                                                                                                                                                                                                                                                                                                                                                                                          | NIL                     |
| 4       | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                                                    | NIL                     |
| 5       | 1 Tower With 5 Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                        | 45%                     |
| 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                                                                                                                                                                                                                                                                                                   | 32%                     |
| 9       | The external plumbing and external plaster,Elevation, completion of terraces with waterproofing of the Building /Block/Tower                                                                                                                                                                                                                                                                                                   | 0%                      |
| 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%                      |

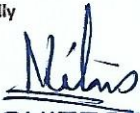
  
**ARCHITECT**  
**NITIN BHATIA, B.ARCH**  
**CA/2007/40059**

**Table B**

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

| Sr. No. | Common Areas and Facilities, Amenities                | Proposed<br>(Yes/No) | Details                                                                                                                                                                                                                                                                                                        | Percentage of Work done |
|---------|-------------------------------------------------------|----------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|
| 1       | Internal Roads & Footpaths                            | Yes                  | All Internal Road work in PCC/Concrete Paver Block/VDF and Footpaths in Interlocking Pavers                                                                                                                                                                                                                    | 0%                      |
| 2       | Water Supply                                          | Yes                  | Water to be provided by the Authority and developer will make by UGT constructed for project of capacity as per norms.                                                                                                                                                                                         | 0%                      |
| 3       | Sewerage (chamber, lines, Septic Tank, STP)           | Yes                  | Under ground Sewerage system. Feeder pipeline of PVC and final discharge through RCC pipes.<br>Raw sewerage will be processed through STP of required capacity as per norms. Treated water shall be used for flushing, irrigation and cleaning purpose. Excess water shall be discharge in the authority drain | 0%                      |
| 4       | Storm Water Drains                                    | Yes                  | Storm water is going to harvesting recharge pits. Excess water if any, will be discharge to authority drain.                                                                                                                                                                                                   | 0%                      |
| 5       | Landscaping & Tree Planting                           | Yes                  | Landscape and Tree Planting has been designed by as per authority guidelines                                                                                                                                                                                                                                   | 0%                      |
| 6       | Street Lighting                                       | Yes                  | Mix of Solar panel light & LED Lights                                                                                                                                                                                                                                                                          | 0%                      |
| 7       | Community Buildings                                   | NA                   | NA                                                                                                                                                                                                                                                                                                             | NA                      |
| 8       | Treatment and disposal of sewage and sullage water    | Yes                  | STP of capacity as per norms shall be provided. Treated water shall be used for flushing, irrigation, carwash, pathways cleaning and excess sewage shall be discharged in the municipal sewer.                                                                                                                 | 0%                      |
| 9       | Solid Waste management & Disposal                     | Yes                  | Manual collection and organic waste converter shall be provided in the project                                                                                                                                                                                                                                 | 0%                      |
| 10      | Water conservation, Rain water harvesting             | Yes                  | Recycling of treated water and rain water harvesting system to be provide                                                                                                                                                                                                                                      | 0%                      |
| 11      | Energy management                                     | Yes                  | Mix of Solar panel light & LED Lights                                                                                                                                                                                                                                                                          | 0%                      |
| 12      | Fire protection and fire safety requirements          | Yes                  | Fire tender path shall be provided as per NBC. Fire fighting systems along with pumps and water storage tanks shall be provided as per NBC & NOC from fire dept.                                                                                                                                               | 0%                      |
| 13      | Electrical meter room, sub-station, receiving station | Yes                  | As per Authority Sanctioned Plan                                                                                                                                                                                                                                                                               | 0%                      |
| 14      | Other (Option to Add more)                            | No                   | NA                                                                                                                                                                                                                                                                                                             | NA                      |

Yours Faithfully

  
**ARCHITECT**  
**NITIN BHATIA, B.ARCH**  
**CA/2007/40059**

Signature & Name (AR. NITIN BHATIA) OF L.S./Architect  
(License NO. CA/2007/40059)