

**V. K. CHHAPIA & CO.**  
ARCHITECTS & INTERIORS

258, KAILASH BHUVAN  
DR AMBEDKAR ROAD  
SION WEST, MUMBAI - 22

**P. S. CHHAPIA**  
B. ARCH

**S. P. CHHAPIA**  
B. ARCH

FORM 1

[see Regulation 3]

**ARCHITECT'S CERTIFICATE**

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

Date: 15-12-2023

To,  
The M/s Blackplinth Realtors Pvt. Ltd.  
C/62, Vibgyor Tower, 9<sup>th</sup> Floor  
Bandra Kurla Complex,  
Opp. Trident Hotel,  
Bandra (E), Mumbai-400 051

Subject: Certificate of Percentage of Completion of Construction Work of Shivram CHSL, on plot bearing C.T.S. no. 1100 at Devi Dayal road of village Mulund (west), Mumbai 400080 having MahaRERA Registration Number P51800049018 being developed by M/s Blackplinth Realtors Pvt. Ltd.

Sir,

I Architect, Paras S. ChhapiA have undertaken assignment of certifying Percentage of Completion of Construction Work of Shivram CHSL, having MahaRERA Registration Number P51800049018 being developed by M/s Blackplinth Realtors Pvt. Ltd.

Based on Site Inspection, with respect to each of the Building/Wing 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 building/Wing of the Real Estate Project as registered vide number P51800049018 under MahaRERA 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.

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TABLE-A

Building /Wing Number (to be prepared separately for each Building /Wing of the Project)

Sr. No. (1)	Tasks / Activity (2)	Percentage of work done (3)
1	Excavation	100%
2	Basements (if any)	NA
3	Podiums	NA
4	Plinth	100%
5	Stilt Floor	52%
6	Slabs of Super Structure	88%
7	Internal Walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	25%
8	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises.	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	60%
10	The external plumbing and external plaster, elevation, completion of terraces with elevation, completion of terraces with waterproofing of the Building/Wing.	0%
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to obtain Occupation / Completion Certificate.	0%

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TABLE-B

Internal and External Development Works in respect of the entire Registered Phase.

Sr. No. (1)	Common areas and Facilities (2)	Proposed (Yes / No) (3)	Percentage of Actual Work Done (As on date of the Certificate) (4)	Details (5)
1	Internal Roads & Footpaths	NA		
2	Water Supply	Yes	0%	Will be provided as per approval
3	Sewerage (Chamber lines, Septic Tank, STP).	Yes	0%	Will be provided as per approval
4	Storm Water Drains	Yes	0%	As per Approved plan
5	Landscaping & Tree Planting	NA	NA	NA
6	Street Lighting	NA	NA	NA
7	Community Building	NA	NA	NA
8	Treatment and disposal of sewage and sullage water.	NA	NA	NA
9	Solid Waste management & Disposal			
10	Water conservation Rain water harvesting	Yes		
11	Energy management	NA	NA	NA
12	Fire protection and fire safety requirements.	Yes	0%	Will be provided as per approval
13	Electrical meter room, sub-station, receiving station.	Yes	0%	

Yours Faithfully,

Agreed &amp; Accepted by

Name

Signature &amp; Name

Signature of Promoter

Date

Paras Chhapiya (Architect)