

VIKAS KUMAR GOEL

Architect, Interior Designer

Government Approved Valuer of Land & Buildings

Registered Valuer for Land & Buildings from I.B.B.I.

Council of Architecture No. CA/94/17889

Add.:C-30 A, Rajat Vihar, Sector-62, Noida-201309

Mob.-8178515873,9810406768

email:vikasavidesigntech@gmail.com

www.vikasavidesign.com

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Project, withdrawal of Money from Separate Account and Submission of Quarterly Progress Report)

FORM-REG-01

Dated.17.10.2024

No: CCMAX.01P2

INFORMATION AS ON 15.09.2024

Subject: Certificate of Percentage work done for Project 'Estate 128 - II, having 1 Nos. of Tower no. 4 (01 Block(s) {B+G+37 Floors of the registration applied situated on the Plot no. TS-02, Jaypee greens Wish Town, Sector 128, Noida Competent/ Development authority New Okhla Industrial Development Authority, District Gautam Buddha Nagar, Uttar Pradesh, PIN- 201304, admeasuring 1083.33 Sq. Mtrs. area being developed by Max Estates 128 Pvt. Ltd. PROMOTER ID: UPRERAPRM235248

I Vikas Kumar Goel has undertaken assignment as Architect for Certifying of Percentage of Completion of Construction Work done for the Project Estate 128 - II having 01 Nos. of Tower no.4, 01 Block(s) {B+G+37 Floors the registration applied situated on the Plot no. TS-02, Jaypee greens Wish Town, Sector 128, Noida. Competent/ Development authority New Okhla Industrial Development Authority, District Gautam Buddha Nagar, Uttar Pradesh, PIN- 201301, admeasuring 1083.33 Sq. Mtrs. plot area being developed by Max Estates 128 Pvt. Ltd. **Promoter ID UPRERAPRM235248**

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

- (i)** M/S. R S P Design Consultants as L.S. / Architect
- (ii)** M/s. Melior Structure Solutions as Structural Consultant
- (iii)** M/s. Proion Consultants Private Limited as MEP Consultant
- (iv)** Mr. Raghwendra Bijay as Site Supervisor

2. Based on the Site Inspection, with respect to each of the Plots/Buildings/wings/Block/ 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 /Blocks/Towers of The Real Estate Project is as per table A.

2.2 As on the date of this certificate, the percentage of 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.

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Table A: Tower-4: B+G+37 floors

S. No.	Task/Activity	Number	Percentage Work Done	Activity start date	Activity end date
1	Excavation	1	0%	19.02.25	15.04.26
2	Total No. of Basement and Plinth	1	0%	01.08.25	24.12.25
3	Total No. of podiums	NA	NA	NA	NA
4	Stilt Floor	NA	NA	NA	NA
5	Total number Slabs (38 no. of Slabs) in super structure	38	NA	24.12.25	19.06.28
6	Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises	38	0%	04.01.27	01.08.29
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/premises (At the time of handover fittings will be fitted)	38	0%	25.12.26	01.08.29
8	Electrical fitting within the flat/Premises	38	0%	25.12.26	01.08.29
9	Staircase, Lift Well and Lobbies at each Floor level connecting Staircases, Overhead and Underground Water Tanks	38	0%	29.10.26	01.08.29
10	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building/Block/Tower	38	0%	25.12.26	19.06.29
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas(staircase),	38	0%	25.12.26	01.08.29
12.	Compliance to conditions of environmental/Fire Noc, electric safety certificates installation of lifts as per provision of lift act 2024 -water pumps, firefighting fittings All other works to get required Occupation/Completion Certificate	38	0%	29.01.28	01.08.29

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Table B**Internal & 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	0%	29.02.28	20.10.28
2	Water Supply / Drinking Water Facilities	0%	01.03.28	15.02.29
3	Sewerage (chamber, lines, Septic Tank, STP)	0%	15.12.27	12.11.28
4	Storm Water Drains	0%	11.11.27	10.10.28
5	Landscaping & Tree Planting	0%	04.09.28	03.03.29
6	Street Lighting	0%	01.02.28	30.01.29
7	Community buildings	N.A.	N.A.	N.A.
8	Treatment and disposal of sewage and sullage water / STP	0%	25.12.27	23.12.28
9	Solid Waste management & Disposal	0%	25.12.27	23.12.28
10	Water conservation Rain water harvesting	0%	01.12.27	04.10.28
11	Energy Management / use of Renewable Energy	0%	12.08.28	11.06.29
12	Fire protection and fire safety Requirements	0%	20.12.27	18.03.29
13	Electric sub station, control panel & meter room	0%	06.07.28	05.05.29
14	receiving station	0%	06.07.28	05.05.29
15	Plan of development works	0%	01.01.25	01.01.26
16	Emergency evacuation services	N.A.	N.A.	N.A.
17	Common facilities in basement	0%	06.09.25	05.11.28
18	Others if any	0%	19.02.25	01.08.29

Thanking you

Signature & Name (IN BLOCK LETTERS) Of **Architect VIKAS KUMAR GOEL**(License NO. **CA/94/17889**)

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