



**Modcon** | A GROUP OF ARCHITECTS  
ENGINEERS & VALUERS

**Modcon** Creative Sketcher Pvt. Ltd.  
*A Complete Solution of Construction*

FORM-Q

**ARCHITECT'S CERTIFICATE**

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

**PROJECT NAME: KESHAV MAJESTIC (PHASE-4)**

**PROMOTER RERA REG. NO. - UPRERAPRM38515**

**PROJECT RERA REG NO. – Applied For**

No: MCSPL/RERA/KM/AC/56

Date: 04.12.2025

**Subject : Certificate of amount incurred on [Project Name: Keshav Majestic -Phase-4] for Development of land situated on Khasra no. 83, demarcated by its boundaries (latitude: 27.585317 and longitude: 77.659592 of the end-points) to the North, to the South, to the East to the West of Village: Mauza -Sunrakh Bangar, Vrindavan, Tehsil- Mathura, Mathura Vrindavan Development Authority, District- Mathura , PIN -281121, admeasuring 6129.00 SQM area, being developed by Braj Bhoomi Buildtech Pvt. Ltd. [Promoter] having RERA Registration No. UPRERAPRM38515, Designated A/C No. 120032646139, Bank Name: CANARA BANK.**

**I, Surbhi Sharma have undertaken assignment as Architect of certifying Percentage of Completion Work of Project Name: Keshav Majestic -Phase-4 for Development of land situated on Khasra no. 83, demarcated by its boundaries (latitude: 27.585317 and longitude: 77.659592 of the end-points) to the North, to the South, to the East to the West of Village: Mauza -Sunrakh Bangar, Vrindavan, Tehsil- Mathura, Mathura Vrindavan Development Authority, District- Mathura , PIN -281121, admeasuring 6129.00 SQM area, being developed by Braj Bhoomi Buildtech Pvt. Ltd. [Promoter] having RERA Registration No. UPRERAPRM38515.**

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

- (i) Modcon Creative Sketchers Pvt. Ltd. (Ar. Surbhi Sharma) as Architect
- (ii) Modcon Creative Sketcher Pvt. Ltd. (Daya Shankar Sharma) as Structural Consultant
- (iii) M/s Pillar Plus Pvt. Ltd. (Mr. Rahul Mathur) as MEP Consultant
- (iv) Shri Pushendra Giri as Site Supervisor

**2-Based on Site Inspection, with respect to Tower - C 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 the Tower - C 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.**

**Regd. office:** G-5, Kaveri Center, Sanjay Place, Agra, U.P. (282002)  
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**Table - A**

**TOWER NAME-TOWER-C**

S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation	1	0%	to be start	N.A.
2	Total Number of Basement and Plinth	1	0%	to be start	N.A.
3	Total Number of Podiums	0	0%	N.A.	N.A.
4	Stilt Floor	1	0%	to be start	N.A.
5	Total Number of Slabs of Super Structure	14	0%	to be start	N.A.
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	14	0%	to be start	N.A.
7	Sanitary Fittings within the Flat/Premises,	14	0%	to be start	N.A.
8	Electrical Fitting within the Flat/Premises	14	0%	to be start	N.A.
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	14	0%	to be start	N.A.
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	14	0%	to be start	N.A.
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.	14	0%	to be start	N.A.
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.	14	0%	to be start	N.A.

(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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<b>Table - B</b> Internal and external development works (common facilities) in respect of the entire registered project				
<b>S.No</b>	<b>Internal/External Development Work (Common Facilities)</b>	<b>% Work Done</b>	<b>Activity Start Date</b>	<b>Activity End Date</b>
1	Internal Roads & Footpaths	0%	to be start	N.A.
2	Water Supply/Drinking Water Facilities	0%	to be start	N.A.
3	Sewerage (chamber, lines, Septic Tank, STP)	0%	to be start	N.A.
4	Storm Water Drain	0%	to be start	N.A.
5	Landscaping & Tree Planting	0%	to be start	N.A.
6	Street Lighting	0%	to be start	N.A.
7	Community Buildings	0%	to be start	N.A.
8	Treatment & Disposal of Sewage and Sullage water /STP	0%	to be start	N.A.
9	Solid Waste Management & Disposal	0%	to be start	N.A.
10	Water Conservation, Rainwater Harvesting	0%	to be start	N.A.
11	Energy Management/Use of Renewable Energy	0%	to be start	N.A.
12	Fire Protection and Fire Safety Requirements	0%	to be start	N.A.
13	Electrical Sub Station, Control Panel & Meter Room	0%	to be start	N.A.
14	Receiving Station	0%	to be start	N.A.
15	Plan of Development Works	0%	to be start	N.A.
16	Emergency Evacuation Services	0%	to be start	N.A.
17	Common Facilities in Basement	0%	to be start	N.A.
18	Others, if any (please specify)	0%	to be start	N.A.

Yours Faithfully

**Ar Surbhi Sharma**

B. Arch

COA NO. CA/2018/100630

**Signature & Name (IN BLOCK LETTERS)**

**OF Architect Surbhi Sharma**

**(License NO CA/2018/100630)**

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