



Shree Bala Ji

ARCHITECTS & PLANNERS

"Experience the experience"

Senani Vihar, Near Sainik Dhaba

Raebareli Road, Lucknow

9838088111, 9140866850, 9170444596

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. 001/26-27

Date: 28.04.2026

Information as on 28.04.2026

Subject: Certificate of Percentage of work done for the Project <INDIRA BUSINESS HUB>
<APPLICATION ID 1961876> LUCKNOW CP 4/5A AND CP 4/6 Sector 4 GOMTI NAGAR
EXTENSION Tehsil SADAR LUCKNOW LUCKNOW LUCKNOW DEVELOPEMENT AUTHORITY
District LUCKNOW PIN 226025 admeasuring 4706.08 sq.mts. area being developed by HSN REALTECH
UPRERAPRM458864

I RISHI VERMA have undertaken assignment as Architect for certifying Percentage of work done for the project
<INDIRA BUSINESS HUB> <APPLICATION ID 1961876> LUCKNOW CP 4/5A AND CP 4/6 Sector 4 GOMTI
NAGAR EXTENSION Tehsil SADAR LUCKNOW LUCKNOW LUCKNOW DEVELOPEMENT AUTHORITY
District LUCKNOW PIN 226025 admeasuring 4706.08 sq.mts. area being developed by HSN REALTECH
UPRERAPRM458864

1. Following technical professionals are appointed by Promoter: -
- (i) M/s/Shri/Smt RISHI VERMA as Licensed Surveyor / Architect
 - (ii) M/s/Shri/Smt Chaudhri Mohammad Nadeem as Structural Consultant
 - (iii) M/s/Shri/Smt Javed Ahmad Khan as MEP Consultant
 - (iv) M/s/Shri/Smt Iqbal 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

Building/Wing/ Block /Tower Number or Name					
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation	1	0%	01.05.2026	01.07.2026
2	Total Number of Basement and Plinth	2	0%	15.07.2026	30.11.2026
3	Total Number of Podiums	N/A	N/A	N/A	N/A
4	Stilt Floor	N/A	N/A	N/A	N/A
5	Total Number of Slabs of Super Structure	4	0%	01.12.2026	01.06.2027
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0%	15.06.2026	12.12.2027
7	Sanitary Fittings within the Flat/Premises,		0%	01.01.2028	30.04.2028
8	Electrical Fitting within the Flat/Premises		0%	01.05.2028	30.09.2028
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	LIFT 6 AND STAIRCASE 4	0%	01.10.2028	30.12.2028

10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	UGT-1 AND OHG -2	0%	01.01.2029	01.07.2029
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%	01.08.2029	30.12.2029
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.	N/A	N/A	N/A	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.....)

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	N/A	N/A	N/A
2	Water Supply/Drinking Water Facilities	0%	01.01.2030	30.05.2030
3	Sewerage (chamber, lines, Septic Tank, STP)	0%	01.02.2030	30.06.2030
4	Storm Water Drain	0%	01.02.2030	30.06.2030
5	Landscaping & Tree Planting	0%		
6	Street Lighting	N/A	N/A	N/A
7	Community Buildings	N/A	N/A	N/A
8	Treatment & Disposal of Sewage and Sullage water /STP	0%	01.02.2030	30.06.2030
9	Solid Waste Management & Disposal	N/A	N/A	N/A
10	Water Conservation, Rainwater Harvesting	0%	01.02.2027	15.04.2027
11	Energy Management/Use of Renewable Energy	N/A	N/A	N/A
12	Fire Protection and Fire Safety Requirements	0%	01.07.2030	12.12.2030
13	Electrical Sub Station, Control Panel & Meter Room	0%	01.08.2029	30.12.2029
14	Receiving Station	0%	01.08.2029	30.12.2029
15	Plan of Development Works	N/A	N/A	N/A
16	Emergency Evacuation Services	0%		
17	Common Facilities in Basement	0%		
18	Others, if any (please specify)	N/A	N/A	N/A

Yours Faithfully

Signature & Name (IN BLOCK LETTERS) of Architect

(License no)

Mobile No.

Email ID

Ar. Rishi Kumar Verma
CA/2015/66738