**Annexure A**

# Architect's Certificate[1]

| | |
|---|---|
| **Report for quarter ending** | **30TH SEP 2026** |
| **Subject** | Certificate of progress of construction work |

**1. I/We have undertaken assignment as architect for certifying progress of construction work in the below mentioned project as per the approved plans**

| Sr. No. | Particulars | Information |
|---|---|---|
| 1. | Project/Phase of the project | Sovereign Park (Phase-II) |
| 2. | Location | Sector-99, Village Kherki Majra Dhankot, Sub Tehsil Kadipur, District Gurugram. |
| 3. | Licensed area in acres | 10.43125 Acres |
| 4. | Area for registration in acres | 4.8338 Acres |
| 5. | HARERA registration no. | 102 of 2023 Dated 06.11.2023 |
| 6. | Name of licensee | M/s Vatika Sovereign Park Pvt. Ltd. |
| 7. | Name of collaborator | Nil |
| 8. | Name of developer | M/s Vatika Sovereign Park Pvt. Ltd. |

**2. Details related to inspection are as under**

| | | |
|---|---|---|
| 1. | Date of certifying of percentage of construction work/ site inspection | 30-09-2026 |
| 2. | Name of Architect/ Architect's firm | Rangan Mukherjee |
| 3. | Date of site inspection | 29-09-2026 |

**3. Following technical professionals are appointed by promoter: - (as applicable)**

| Sr. No. | Consultants | Name |
|---|---|---|
| 1. | Site engineer | Pradeep Kumar |

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| | | | |
|---|---|---|---|
| | 2. | Structural consultant | M N Consultant Pvt Limited |
| | 3. | Proof consultant | - |
| | 4. | MEP consultantgghb | HVAC-M/s Abid Hussain Consultant<br>Electrical- M/s kanwar Kishen Associates Pvt. Ltd<br>Plumbing & Fire Fighting- M/s Saviram Engineering Consultant Pvt Ltd |
| | 5. | Site supervisor/incharge | Pradeep Kumar |
| **4.** | I certify that the work has been executed as per approved drawings, statutory/ mandatory approvals, Haryana Building Code, 2017/ National Building Code (wherever applicable) and the material used in the construction, infrastructure works and internal development works are as per the projected standard as envisaged in the registration and brochure, publication material and other documents shared with the buyers in this regard. | | |
| **5.** | I also certify that as on the date, the percentage of work done in the project for each of the building/ tower of the real estate project/phase of the project under HARERA is as per table A and table B given herein below. The percentage of the work executed with respect to each of the activity of the entire project/ phase is detailed in table A and table B. | | |

Date: 30-09-2026

Yours faithfully,

Place: Gurugram

RANGAN MUKHERJEE

Rangan Mukherjee
CA/2003/31471

Council of architects (CoA) registration no. : CA/2003/31471

Council of architects (CoA) registration valid till (date) : 2027

For Vatika Sovereign Park Pvt. Ltd.

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| Table – A | | | | | |
|---|---|---|---|---|---|
| **Building/ Tower no.**<br>(to be prepared separately for each building/ tower in the project/ phase of the project) | | | **Phase-I** | | |
| **A1** | **Cumulative progress of the project/phase at the end of the quarter.** | | | | |
| **Sr. No.** | **Project components** | | **Work done value during the quarter** | **Cumulative work done value till date** | **Percentage of work done to the total proposed work** |
| **1.** | **Substructure**<br>(Inclusive of excavation, foundation, basements, water proofing, etc.) | | 0.00 | 2468.11 | 100.00% |
| **2.** | **Super structure**<br>(slabs, brick work, block work, stair case, lift wells, machine rooms, water tank, etc.) | | 675.35 | 4397.35 | 70.87% |
| **3.** | **MEP** | | | | |
| | 3.1 | Mechanical<br>(lifts, ventilation, etc.) | 118.96 | 496.90 | 49.45% |
| | 3.2 | Electrical<br>(Conduiting, wiring, fixtures, etc.) | 0.00 | 875.16 | 76.72% |
| | 3.3 | Plumbing & Fire fighting<br>(piping, pumps and pump room, fixtures, etc.) | 94.90 | 693.14 | 70.92% |
| **4.** | **Finishing** | | | | |
| | 4.1 | Internal<br>(plaster, tilling, flooring, painting, etc. within units and common areas) | 48.12 | 488.22 | 43.31% |
| | 4.2 | External<br>(piping, pumps and pump room, fixtures.) | 39.47 | 472.47 | 45.26% |

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| Sr. No. | Tasks/ Activity | | Description of work done | Percentage of total proposed work |
|---|---|---|---|---|
| | **Sub-Structure Status** | | | |
| 1. | Excavation | | bulk excavation | 100% |
| 2. | Laying of foundation | | | |
| | (i) | Raft | RCC | 100% |
| | (ii) | Pile | NA | NA |
| 3. | Number of basement(s) 2 | | | |
| | (i) | Basement Level 1 | RCC Work | 100% |
| | | Basement level 2* | RCC Work | 100% |
| | (ii) | Basement level 3* | - | |
| 4. | Waterproofing of the above sub-structure (wherever applicable) | | - | 0% |
| | **Super-Structure Status** | | | |
| 5. | Total floors in the tower/ building | | Total Floors | 73 Nos. |
| 6. | Total area on each floor | | Total Area (Sq mt) | 32836.328 |
| 7. | Stilt floor/ ground floor | | - | 57% |
| 8. | Status of laying of slabs floor wise | | | |
| | Cumulative number of slabs in the building/ tower laid by end of quarter | | RCC Work | 70% |
| 9. | Status of construction | | | |
| | (i) | Walls on floors | Block work | 40% |
| | (ii) | Staircase | Structure with Plaster | 35% |
| | (iii) | Lift wells along with water proofing | - | 37% |
| | (iv) | Lift lobbies/ common areas floor wise | Structure with Plaster | 28% |

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| | | | | |
|---|---|---|---|---|
| 10. | Fixing of door and window frames in flats/ units | | | 0% |
| 11. | Status of MEP | | Internal (within flat) | Internal (within flat) |
| | (i) | Mechanical works | - | 49.45% |
| | (ii) | Electrical works including wiring | Slab and Wall Conduiting | 76.72% |
| | (iii) | Plumbing works | - | 70.92% |
| 12. | Status of wall plastering | | | |
| | (i) | External plaster | Cement Plaster | 45.31% |
| | (ii) | Internal plaster | Gyp Plaster | 43.31% |
| 13. | Status of wall tiling | | | |
| | (i) | In bathroom | - | 0% |
| | (ii) | In kitchen | - | 0% |
| 14. | Status of flooring | | | |
| | (i) | Common areas | - | 0% |
| | (ii) | Units/ flats | - | 0% |
| 15. | Status of white washing | | | |
| | (i) | Internal walls | NA | 0% |
| | (ii) | External walls | NA | 0% |
| 16. | Status of finishing | | | |
| | (i) | Staircase with railing | - | 0% |
| | (ii) | Lift wells | - | 0% |
| | (iii) | Lift lobbies/ common areas floor wise | - | 0% |

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| | | | | |
|---|---|---|---|---|
| 17. | Status of installation | | | |
| | (within flat/unit) | | | |
| | (i) | Doors and windows panels | - | 0% |
| | (ii) | Sanitary fixtures | - | 0% |
| | (iii) | Modular kitchen | - | 0% |
| | (iv) | Electrical fittings/ lighting | - | 0% |
| | (v) | Gas piping (if any) | NA | NA |
| | (other than flat/units) | | | |
| | (vi) | Lifts installation | - | 0% |
| | (vii) | Overhead tanks | Mid rise tower completed | 0% |
| | (viii) | Underground water tank | RCC work | 0% |
| | (ix) | Firefighting fitting and equipment's as per CFO NOC | - | NA |
| | (x) | Electrical fittings in common areas | - | 0% |
| | (xi) | Compliance to conditions of environment/ CRZ NOC | Environmental compliance reports are being submitted twice in a year on a regular basis. CRZ NOC is not applicable. | |
| 18. | Waterproofing of terraces | | - | 0% |
| 19. | Entrance lobby finishing | | - | 0% |
| 20. | Status of construction of compound wall | | RCC & Brick | 0% |

Note: (*) extend as per requirement

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## Table – B

| Sr. No. | Common areas and facilities amenities | Proposed (Yes/ No) | Percentage of work done | remarks |
|---|---|---|---|---|
| **B-1** | **Services** | | | |
| 1. | Internal roads & pavements | Yes | 46% | - |
| 2. | Underground Parking - **331** | Yes | 62% | - |
| | Stilt Parking **25** | Yes | | - |
| | Open Parking **21** | Yes | | - |
| 3. | Water supply | Yes | 44% | - |
| 4. | Sewerage (chamber, lines, septic tanks, STP) | Yes | 39% | - |
| 5. | Storm water drains | Yes | 36% | - |
| 6. | Landscaping & tree plantation | Yes | 34% | - |
| 7. | Parks and playgrounds | Yes | 32% | - |
| | Fixing of children play equipment | Yes | | - |
| | Benches | Yes | | - |
| 8. | Shopping area | Yes | NA | - |
| 9. | Street lighting/ electrification | Yes | 0% | - |
| 10. | Treatment and disposal of sewage and sullage water/ STP | Yes | 19% | - |
| 11. | Solid waste management & disposal | Yes | 24% | - |
| 12. | Water conservation, rainwater, harvesting, percolating well/ pit | Yes | 27% | - |
| 13. | Energy management (solar) | NA | NA | NA |
| 14. | Fire protection and fire safety requirements | Yes | 0% | - |
| 15. | Electrical meter room, sub-station, receiving station | Yes | NA | - |
| 16. | Other (option to add more) | NA | NA | NA |

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| | | | | |
|---|---|---|---|---|
| **B-2** | **Community building to be transferred to RWA** | | | |
| 17. | Community centre | NA | NA | NA |
| 18. | Others | NA | NA | NA |
| **B-3** | **Community buildings not to be transferred to RWA/competent authority** | | | |
| 19. | Schools | NA | NA | NA |
| 20. | Dispensary | NA | NA | NA |
| 21. | Club | NA | NA | NA |
| 22. | Others | NA | NA | NA |
| **B-4** | **Services/ facilities to be transferred to competent authority** | | NA | NA |
| 23. | * | NA | NA | NA |

Note: (*) extend as per requirement

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