HARERA
GURUGRAM

QUARTERLY PROGRESS REPORT (QPR – II- Sept-26)

NAME OF THE PROJECT/ PHASE
Central Park Bignonia Towers
REPORT FOR ENDING
September-26
REGISTRATION NO.
53 of 2024
PROJECTED DATE OF COMPLETION
June 2028
NAME OF THE PROMOTER
St Patricks Reality Pvt. Ltd

Annexure A

Report for Period ending			Sept'26
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	Central Park Bignonia Towers
	2.	Location	Sector 32, Sohna, Gurgaon
	3.	Licensed area in acres	7.35625 acres
	4.	Area for registration in acres	7.35625 acres
	5.	HARERA registration no.	53 of 2024
	6.	Name of licensee	M/s MLT Real Estate Pvt. Ltd., M/s MLT Propmart Pvt. Ltd. And M/s St. Patricks Realty Pvt. Ltd.
	7.	Name of collaborator	St. Patricks Realty Pvt. Ltd
	8.	Name of developer	St. Patricks Realty Pvt. Ltd
2.	**Details related to inspection are as under**		
	1.	Date of certifying of percentage of construction work/ site inspection	1st Oct 26
	2.	Name of Architect/ Architect's firm	Gian P. Mathur & Associates Pvt. Ltd.
	3.	Date of site inspection	1st Oct 26

GIAN P. MATHUR
ARCHITECT
B. Arch., M.C.A. I.I.A
CA No. 80/5769

GIAN P. MATHUR & ASSOCIATES (P) LTD.
C-28, East Of Kailash, New Delhi- 110065
T: 46599599 | F: 46599512
E: info@gpmindia.com | W: www. gpmindia.com

3.	**Following technical professionals are appointed by promoter: - (as applicable)**		
	Sr. No.	**Consultants**	**Name**
	1.	Site engineer	Mr. Lalit Sharma
	2.	Structural consultant	Optimal Consultancy services Pvt Ltd
	3.	Proof consultant	N/A
	4.	MEP consultant	M/s Sanelac Consultants Pvt Ltd
	5.	Site supervisor/incharge	Mr. Navin Kr. Baranwal
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 : 1st Oct 26

Yours faithfully,

Place: Gurugram

Signature & name (in block letters) with stamp of architect

GIAN P. MATHUR
ARCHITECT
B. Arch., M.C.A. I.I.A
CA No. 80/5769

Council of architects (CoA) : registration no. **CA/80/5761**

Council of architects (CoA) : registration valid till (date) **31/12/2035**

Table – A					
Building/ Tower no. (to be prepared separately for each building/ tower in the project/ phase of the project)			TOWER A		
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 (In Lacs)**	**Percentage of work done to the total proposed work**
1.	**Sub structure** (inclusive of excavation, foundation, basements, water proofing, etc.)		30	2,852.7	85.34%
2.	**Super structure** (slabs, brick work, block work, stair case, lift wells, machine rooms, water tank, etc.)		600	2630	29.11%
3.	**MEP**				
	3.1	Mechanical (lifts, ventilation, etc.)	Zero	Zero	0%
	3.2	Electrical (conduiting, wiring, fixtures, etc.)	50	90	3.32%
	3.3	Plumbing & Firefighting (piping, pumps and pump room, fixtures, etc.)	30	60	3.%
	3.4	HVAC Works	93	93	4%
4.	**Finishing**				
	4.1	Internal (plaster, tilling, flooring, painting, etc. within units and common areas)	220	250	0.3%
	4.2	External (plaster, painting, facade, etc.)	Zero	Zero	0%
5.	5.1	Others	50	690	20.05%

GIAN P. MATHUR
ARCHITECT
B. Arch., M.C.A. I.I.A
CA No. 89/5769

TABLE A

Sr. No.	Tasks / Activity		TOWER – A			
			Description of Work Done		Percentage of Total Proposed Work	
	Sub-Structure Status					
1	Excavation				100%	
2	Laying of Foundation					
	(i)	Raft			100%	
	(ii)	Pile	N/A		N/A	
3	Number of basement (s)					
	(i)	Basement Level 1			48%	
	(ii)	Basement Level 2			70%	
	(iii)	Basement Level 3			82%	
4	Waterproofing of above sub-structure (wherever applicable)				6%	
	Super-Structure Status					
5	Total floors in the tower/building		3B+G+48		30%	
6	Total area on each floor					
7	Stilt floor / Ground floor				76%	
8	Status of laying of slabs floor wise					
	Cumulative number of slabs in the building / tower ..... Laid by the end of quarter				0%	
9	Status of Construction					
	(i)	Walls on floor			20%	
	(ii)	Staircase			20%	
	(iii)	Lift wells along with water proofing			20%	
	(iv)	Lift lobbies / common areas floor wise			20%	
10	Fixing of door and window frames in flats / units				5%	
11	Status of MEP		Internal (within flat)	External works	Internal (within flat)	External works
	(i)	Mechanical works			0%	0%
	(ii)	Electrical works including wiring			3%	0%
	(iii)	Plumbing works			3%	0%

GIAN P. MATHUR
ARCHITECT
B. Arch., M.C.A. I.I.A
CA No. 80/5769

12	Status of Wall Plastering					
	(i)	External plaster			0%	0%
	(ii)	Internal plaster				
13	Status of Wall Tiling					
	(i)	In bathroom			0%	
	(ii)	In kitchen			0%	
14	Status of Flooring					
	(i)	Common areas			0%	
	(ii)	Units / flats			3%	
15	Status of white washing					
	(i)	Internal walls			2%	
	(ii)	External walls			0%	
16	Status of finishing					
	(i)	Staircase with railing			0%	
	(ii)	Lift wells			0%	
	(iii)	Lift lobbies / common areas floor wise			0%	
17	Status of installation					
	(within flat / unit)					
	(i)	Doors & windows panels			0%	
	(ii)	Sanitary fixtures			0%	
	(iii)	Modular kitchen			0%	
	(iv)	Electrical fittings / lighting			0%	
	(v)	Gas piping (if any)			0%	
	(other than flat / units)					
	(vi)	Lifts installation			0%	
	(vii)	Overhead tanks			0%	
	(viii)	Underground water tanks			0%	
	(ix)	Firefighting fitting and equipment's as per CFO NOC			0%	
	(x)	Electrical fittings in common areas			0%	
	(xi)	Compliance to conditions of environment / CRZ NOC			0%	
18	Waterproofing of terraces					0%
19	Entrance lobby finishing					0%
20	Status of construction of compound wall					0%

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B. Arch., M.C.A. I.I.A
CA No./80/5769

Table – A					
Building/ Tower no. (to be prepared separately for each building/ tower in the project/ phase of the project)			TOWER B		
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.	**Sub structure** (inclusive of excavation, foundation, basements, water proofing, etc.)		0	2,766	81.56 %
2.	**Super structure** (slabs, brick work, block work, stair case, lift wells, machine rooms, water tank, etc.)		40	1,570	17.13%
3.	**MEP**				
	3.1	Mechanical (lifts, ventilation, etc.)	Zero	Zero	0%
	3.2	Electrical (conduiting, wiring, fixtures, etc.)	Zero	40	1.4%
	3.3	Plumbing & Firefighting (piping, pumps and pump room, fixtures, etc.)	Zero	30	1.5%
	3.4	HVAC Works	Zero	Zero	0%
4.	**Finishing**				
	4.1	Internal (plaster, tilling, flooring, painting, etc. within units and common areas)	Zero	Zero	0%
	4.2	External (plaster, painting, facade, etc.)	Zero	Zero	0%
	4.3	Others	Zero	591	16.91%

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ARCHITECT
B. Arch., M.C.A. I.I.A
CA No. 80/5769

TABLE A

Sr. No.	Tasks / Activity		TOWER – B			
			Description of Work Done		Percentage of Total Proposed Work	
	Sub-Structure Status					
1	Excavation				100%	
2	Laying of Foundation					
	(i)	Raft			100%	
	(ii)	Pile	N/A		N/A	
3	Number of basement (s)					
	(i)	Basement Level 1			35%	
	(ii)	Basement Level 2			45%	
	(iii)	Basement Level 3			75%	
4	Waterproofing of above sub-structure (wherever applicable)				0%	
	Super-Structure Status					
5	Total floors in the tower/building		3B+G+38		17%	
6	Total area on each floor					
7	Stilt floor / Ground floor				0%	
8	Status of laying of slabs floor wise					
	Cumulative number of slabs in the building / tower ..... Laid by the end of quarter				0%	
9	Status of Construction					
	(i)	Walls on floor			0%	
	(ii)	Staircase			0%	
	(iii)	Lift wells along with water proofing			0%	
	(iv)	Lift lobbies / common areas floor wise			0%	
10	Fixing of door and window frames in flats / units				0%	
11	Status of MEP		Internal (within flat)	External works	Internal (within flat)	External works
	(i)	Mechanical works			0%	0%
	(ii)	Electrical works including wiring			0%	0%
	(iii)	Plumbing works			0%	0%

GIAN P. MATHUR
ARCHITECT
B. Arch., M.C.A. I.I.A
CA No. 87/15769

12	Status of Wall Plastering					
	(i)	External plaster			0%	0%
	(ii)	Internal plaster				
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			0%	
	(ii)	External walls			0%	
16	Status of finishing					
	(i)	Staircase with railing			0%	
	(ii)	Lift wells			0%	
	(iii)	Lift lobbies / common areas floor wise			0%	
17	Status of installation					
	(within flat / unit)					
	(i)	Doors & windows panels			0%	
	(ii)	Sanitary fixtures			0%	
	(iii)	Modular kitchen			0%	
	(iv)	Electrical fittings / lighting			0%	
	(v)	Gas piping (if any)			0%	
	(other than flat / units)					
	(vi)	Lifts installation			0%	
	(vii)	Overhead tanks			0%	
	(viii)	Underground water tanks			0%	
	(ix)	Firefighting fitting and equipment's as per CFO NOC			0%	
	(x)	Electrical fittings in common areas			0%	
	(xi)	Compliance to conditions of environment / CRZ NOC			0%	
18	Waterproofing of terraces					0%
19	Entrance lobby finishing					0%
20	Status of construction of compound wall					0%

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ARCHITECT
B. Arch., M.C.A. I.I.A
CA No. 80/5769

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	0%	
2.	Parking			
	Covered no.			
	Open no.			
3.	Water supply	Yes	0%	
4.	Sewerage (chamber, lines, septic tanks, STP)	Yes	0%	
5.	Storm water drains	Yes	0%	
6.	Landscaping & tree plantation	Yes	0%	
7.	Parks and playgrounds	Yes	0%	
	Fixing of children play equipment's	Yes	0%	
	Benches	Yes	0%	
8.	Shopping area	Yes	0%	
9.	Street lighting/ electrification	Yes	0%	
10.	Treatment and disposal of sewage and sullage water/ STP	Yes	0%	
11.	Solid waste management & disposal	Yes	0%	
12.	Water conservation, rain water, harvesting, percolating well/ pit	Yes	0%	
13.	Energy management (solar)	Yes	0%	
14.	Fire protection and fire safety requirements	Yes	0%	
15.	Electrical meter room, sub-station, receiving station	Yes	0%	
16.	Other (option to add more)			
B-2	**Community building to be transferred to RWA**			
17.	Community centre			
18.	Others			
B-3	**Community buildings not to be transferred to RWA/competent authority**			
19.	Schools			
20.	Dispensary			
21.	Club	Yes	0%	
22.	Others			
B-4	**Services/ facilities to be transferred to competent authority**			
23.	*			

Note: (*) extend as per requirement

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B. Arch., M.C.A. I.I.A
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