# INDIVALUE ADVISORS PRIVATE LIMITED

Regd. Address: B1/H3, MOHAN CO-OPERATIVE INDUSTRIAL AREA MATHURA RD, BLOCK B NEW DELHI 110044

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CIN : U74999DL2021PTC381050


IVAPL/3/062023/ M3M JEWEL

## Architect's Certificate*

| | |
|---|---|
| **Report for quarter ending** | **APRIL-JUNE 2023** |
| **Subject** | **Certificate of Percentage of completion of construction work of the project at the end of the quarter** |

**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 | **M3M JEWEL** |
| 2. | Location | **Sector 25 Gurugram** |
| 3. | Licensed area in acres | **1.3207 Acres** |
| 4. | Area for registration in acres | **1.3207 Acres** |
| 5. | HARERA registration no. | **110 of 2022 dated 28.11.2022 & 66 of 2023 dated 29.05.2023** |
| 6. | Name of licensee | **M/s. LEKH BUILDTECH PVT.LTD** |
| 7. | Name of collaborator | - |
| 8. | Name of developer | **M/s. LEKH BUILDTECH PVT.LTD** |

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

| | | |
|---|---|---|
| 1. | Date of certifying of percentage of construction work/ site inspection | **01.07.2023** |
| 2. | Name of Architect/ Architect's firm | **Ar. Ashish Sawe** |
| 3. | Date of site inspection | **01.07.2023** |

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

| Sr.No. | Consultants | Name |
|---|---|---|
| 1. | Site engineer | **Mr.Rajeev Khanna** |
| 2. | Structural consultant | **Strudcom Consultants Pvt Ltd** |
| 3. | Proof consultant | **Optimum Design Pvt Ltd** |
| 4. | MEP consultant | **Dew Point** |
| 5. | Site supervisor/incharge | **Mr.Rajeev Khanna** |

**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.

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| | |
|---|---|
| 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: 01.07.2023

Issued without prejudice,

Name :- **Ar. ASHISH SAWE**

Stamp :




Place : Gurugram

Council of Architecture (CoA)
Registration no. : CA/2001/28463

(CoA)
Registration valid till (date) : 31-12-2023

| Table – A | | | | |
|---|---|---|---|---|
| **Building/ Tower no.** (to be prepared separately for each building/ tower in the project/ phase of the project) | | **M3M JEWEL Commercial Project** | | |
| **A1** | **Cumulative progress of the project/phase at the end of the quarter.** | | | |
| **Sr.No.** | **Project components** | **Work done value during the quarter ( Sq. mt.)** | **Cumulative work done value till date ( Sq. mt.)** | **(%) of work done to the total proposed work** |
| **1.** | **Sub structure** (Inclusive of excavation, foundation, basements, water proofing, etc.) | **5188** | **12970** | **50%** |
| **2.** | **Super structure** (Slabs, brick work, block work, stair case, lift wells, machine rooms, water tank, etc.) | - | - | **Not Started** |
| **3.** | **MEP** | | | |
| | 3.1 Mechanical (Lifts, ventilation, etc.) | - | - | **Not Started** |
| | 3.2 Electrical *(Conducting, wiring, fixtures, etc.)* | - | - | **Not Started** |
| | 3.3 Plumbing & Firefighting (piping, pumps and pump room, fixtures, etc.) | - | - | **Not Started** |
| **4.** | **Finishing** | | | |
| | 4.1 Internal (plaster, tilling, flooring, painting, etc. within units and common areas) | - | - | **Not Started** |
| | 4.2 External (Plaster, painting, facade, etc.) | - | - | ***Not Started*** |

| Sr.No. | Tasks/Activity | Description of work done | (%) of total proposed work |
|---|---|---|---|
| | **Sub-Structure Status** | | |
| 1. | Excavation | **Completed** | **100%** |
| 2. | Laying of foundation | | |
| | (i) Raft | **Completed** | **100%** |
| | (ii) Pile | ***Completed*** | ***100%*** |
| 3. | Number of basement(s) (1) | | |

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| | | | | | | |
|---|---|---|---|---|---|---|
| | (i) | Basement Level 1 | **Started** | | **20%** | |
| | (ii) | Basement Level 2 | **Not Started** | | **0%** | |
| | (iii) | Basement Level 3 | **Not Started** | | **0%** | |
| 4. | Waterproofing of the above sub-structure (wherever applicable) | | | | | |
| | **Super-Structure Status** | | | | | |
| 5. | Total floors in the tower/ building | | **Not Started** | | **0%** | |
| 6. | Total area on each floor | | **Not Started** | | **0%** | |
| 7. | Stilt floor/ ground floor | | **Not Started** | | **0%** | |
| 8. | Status of laying of slabs floor wise | | **Not Started** | | **0%** | |
| 9. | Status of construction | | | | | |
| | (i) | Walls on floors | **Not Started** | | **0%** | |
| | (ii) | Staircase | **Not Started** | | **0%** | |
| | (iii) | Lift wells along with water proofing | **Not Started** | | **0%** | |
| | (iv) | Lift lobbies/ common areas floor wise | **Not Started** | | **0%** | |
| 10. | Fixing of door and window frames in flats/ units | | **Not Started** | | **0%** | |
| 11. | Status of MEP | | **Internal (within flat)** | **External works** | **Internal (within flat)** | **External works** |
| | (i) | Mechanical works | **Not Started** | **Not Started** | **Not Started** | **Not Started** |
| | (ii) | Electrical works including wiring | **Not Started** | **Not Started** | **Not Started** | **Not Started** |
| | (iii) | Plumbing works | **Not Started** | **Not Started** | **Not Started** | **Not Started** |
| 12. | Status of wall plastering | | | | | |
| | (i) | External plaster | **Not Started** | | **0%** | |
| | (ii) | Internal plaster | **Not Started** | | **0%** | |
| 13. | Status of wall tiling | | | | | |
| | (i) | In bathroom | **Not Started** | | **0%** | |
| | (ii) | In kitchen | **N.A.** | | - | |
| 14. | Status of flooring | | | | | |
| | (i) | Common areas | **Not Started** | | **0%** | |
| | (ii) | Units/ flats | **Not Started** | | **0%** | |

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| Sr.No | Tasks/ Activity<br>Sub-Structure Status | Description of work done | Percentage of total proposed work |
|---|---|---|---|
| 15. | Status of white washing | | |
| | (i) Internal walls | Not Started | 0% |
| | (ii) External walls | Not Started | 0% |
| 16. | Status of finishing | | |
| | (i) Staircase with railing | Not Started | 0% |
| | (ii) Lift wells | Not Started | 0% |
| | (iii) Lift lobbies/ common areas floor wise | Not Started | 0% |
| 17. | Status of installation | | |
| | (within flat/unit) | | |
| | (i) Doors and windows panels | N.A. | N.A. |
| | (ii) Sanitary fixtures | N.A. | N.A. |
| | (iii) Modular kitchen | N.A. | N.A. |
| | (iv) Electrical fittings/ lighting | N.A. | N.A. |
| | (v) Gas piping (if any) | N.A. | N.A. |
| | (other than flat/units) | | |
| | (vi) Lifts installation | Not Started | 0% |
| | (vii) Overhead tanks | Not Started | 0% |
| | (viii) Underground water tank | Not Started | 0% |
| | (ix) Firefighting fitting and equipment's as per CFO NOC | Not Started | 0% |
| | (x) Electrical fittings in common areas | Not Started | 0% |
| | (xi) Compliance to conditions of environment/ CRZNOC | Not Started | 0% |
| 18. | Waterproofing of terraces | Not Started | 0% |
| 19. | Entrance lobby finishing | Not Started | 0% |
| 20. | Status of construction of compound wall | Not Started | 0% |

| Sr. No. | Common areas and facilities amenities | Proposed (Yes/ No) | (% )of work done | Remarks |
|---|---|---|---|---|
| B1 | Services | | | |
| 1. | Internal roads & pavements | Yes | 0% | Not Started |
| 2. | Parking | Yes | 0% | Not Started |
| | Covered-547 | - | - | Not Started |
| | Open no. Surface | - | - | Not Started |

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

----------End of Report----------

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