# INDIVALUE ADVISORS PRIVATE LIMITED

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

Email : Indivalueadvisors@gmail.com Mobile +91-7044091174

CIN : U74999DL2021PTC381050


IVAPL05/092023/M3M FLORA68

| Architect's Certificate* | | | |
|---|---|---|---|
| Report for quarter ending | | | JULY to SEP 2023 |
| Subject | | | Certificate of Percentage of completion of construction work of the project at the end of the quarter |
| 1. | 2. 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 FLORA68 |
| | 2. | Location | Sector 68 Gurugram Haryana |
| | 3. | Licensed area in acres | 13.2118 Acres |
| | 4. | Area for registration in acres | 0.9050 Acres |
| | 5. | HARERA registration no. | RC/REP/HARERA/GGM/594/326/2022/69 i.e. 69 OF 2022 dated 18.07.2022 |
| | 6. | Name of licensee | 93 of 2014 dated 13.08.2014 granted to M/s. Hans Propcon Pvt. Ltd. , Glory Infracon Pvt. Ltd. & Blossom Propbuild Pvt. Ltd. |
| | 7. | Name of collaborator | - |
| | 8. | Name of developer | M/s Hans Propcon Pvt. Ltd. |
| 2. | Details related to inspection are as under | | |
| | 1. | Date of certifying of percentage of construction work/ site inspection | 03.10.2023 |
| | 2. | Name of Architect/ Architect's firm | Ar. Ashish Sawe |
| | 3. | Date of site inspection | 03.10.2023 |

| 3. | Following technical professionals are appointed by promoter: - (as applicable) | | |
|---|---|---|---|
| | Sr. No. | Consultants | Name |
| | 1. | Site engineer | Mr.Sanjeev Kaim |
| | 2. | Structural consultant | Global Consultant |
| | 3. | Proof consultant | N.A. |
| | 4. | MEP consultant | M/S Kumar Endecon Pvt. Ltd. and Ampower Consultancy Services(Electrical & HVAC Consultant) |
| | 5. | Site supervisor/incharge | Mr.Sanjeev Kaim |
| 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: 03.10.2023

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.** | | | **Project Consist of Group Housing Separate Tower, consisting of 114 Units.** | | |
| **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.)** | **Percentage of work done to the total proposed work** |
| **1.** | **Sub structure** (inclusive of excavation, foundation, basements, water proofing, etc.) | | - | **524** | **100%** |
| **2.** | **Super structure** (slabs, brick work, block work, stair case, lift wells, machine rooms, water tank, etc.) | | - | **11013** | **100%** |
| **3.** | **MEP** | | | | |
| | 3.1 | Mechanical (lifts, ventilation, etc.) | - | **11013** | **100%** |
| | 3.2 | Electrical (conduiting, wiring, fixtures, etc.) | - | **11013** | **100%** |
| | 3.3 | Plumbing & Firefighting (piping, pumps and pump room, fixtures, etc.) | **550** | **10461** | **95%** |
| **4.** | **Finishing** | | | | |
| | 4.1 | Internal (plaster, tilling, flooring, painting, etc. within units and common areas) | **550** | **10461** | **95%** |
| | 4.2 | External (plaster, painting, facade, etc.) | - | **11013** | **100%** |
| | | | | | |

| Sr. No. | Tasks/ Activity<br>Sub-Structure Status | | Description of work done | Percentage of total proposed work |
|---|---|---|---|---|
| 1. | Excavation | | Complete | 100% |
| 2. | Laying of foundation | | | |
| | (i) | Raft | Complete | 100% |
| | (ii) | Pile | Completed | 100% |
| 3. | Number of basement(s) (2) | | | |
| | (i) | Basement Level | NA | - |
| 4. | Waterproofing of the above sub-structure (wherever applicable) | | Under Progress | 90% |



| | | | | |
|---|---|---|---|---|
| | **Super-Structure Status** | | | |
| 5. | Total floors in the tower/ building | | Complete | 100% |
| 6. | Total area on each floor | | Under progress | 99% |
| 7. | Stilt floor/ ground floor | | Under progress | 99% |
| 8. | Status of laying of slabs floor wise | | Complete | 100% |
| | Cumulative number of slabs in the building/ tower laid by end of quarter | | Complete | 100% |
| 9. | Status of construction | | | |
| | (i) | Walls on floors | Under progress | 95% |
| | (ii) | Staircase | Under progress | 95% |
| | (iii) | Lift wells along with water proofing | Under progress | 98% |
| | (iv) | Lift lobbies/ common areas floor wise | Under progress | 99% |
| 10. | Fixing of door and window frames in flats/ units | | Not Started | - |
| 11. | Status of MEP | | Internal (within flat) / External works | Internal (within flat) / External works |
| | (i) | Mechanical works | Complete | 100% |
| | (ii) | Electrical works including wiring | Complete | 100% |
| | (iii) | Plumbing works | Under Progress | 95% |
| 12. | Status of wall plastering | | | |
| | (i) | External plaster | Complete | 100% |
| | (ii) | Internal plaster | Under Progress | 97% |
| 13. | Status of wall tiling | | | |
| | (i) | In bathroom | Under Progress | 85% |
| | (ii) | In kitchen | Under Progress | 85% |
| 14. | Status of flooring | | | |
| | (i) | Common areas | Under Progress | 90% |
| | (ii) | Units/ flats | Under Progress | 90% |

| Sr. No. | Tasks/ Activity | | Description of work done | Percentage of total proposed work |
|---|---|---|---|---|
| | **Sub-Structure Status** | | | |
| 15. | Status of white washing | | | |
| | (i) | Internal walls | Under Progress | 95% |
| | (ii) | External walls | Complete | 100% |
| 16. | Status of finishing | | | |

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| | | | | |
|---|---|---|---|---|
| | (i) | Staircase with railing | Under Progress | 97% |
| | (ii) | Lift wells | Under Progress | 96% |
| | (iii) | Lift lobbies/ common areas floor wise | Under Progress | 95% |
| 17. | Status of installation | | | |
| | (within flat/unit) | | | |
| | (i) | Doors and windows panels | Under Progress | 95% |
| | (ii) | Sanitary fixtures | Under Progress | 80% |
| | (iii) | Modular kitchen | Under Progress | 70% |
| | (iv) | Electrical fittings/ lighting | Under Progress | 70% |
| | (v) | Gas piping (if any) | Not Started | 0% |
| | (other than flat/units) | | | |
| | (vi) | Lifts installation | Under progress | 75% |
| | (vii) | Overhead tanks | Under progress | 75% |
| | (viii) | Underground water tank | Not Started | 0% |
| | (ix) | Firefighting fitting and equipment's as per CFO NOC | Under Progress | 95% |
| | (x) | Electrical fittings in common areas | Under progress | 80% |
| | (xi) | Compliance to conditions of environment/ CRZNOC | N.A | N.A. |
| 18. | Waterproofing of terraces | | Under Progress | 70% |
| 19. | Entrance lobby finishing | | Under Progress | 80% |
| 20. | Status of construction of compound wall | | Under Progress | 70% |

| Sr. No. | Common areas and facilities amenities | Proposed (Yes/ No) | Percentage of work done | Remarks |
|---|---|---|---|---|
| B-1 | Services | | | |
| 1. | Internal roads & pavements | Yes | 65% | Under Progress |
| 2. | Parking | Yes | 10% | Under Progress |
| | Covered no. parking are 114 nos. | Yes | 0% | Not Started |
| | Open & handicap parking | Yes | 0% | Not Started |
| 3. | Water supply | Yes | 65% | Under Progress |
| 4. | Sewerage (chamber, lines, septic tanks, STP) | Yes | 0% | Not Started |
| 5. | Storm water drains | Yes | 55% | Under Progress |
| 6. | Landscaping & tree plantation | Yes | 10% | Under Progress |
| 7. | Parks and playgrounds | Yes | 0% | Not Started |

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| | | | | |
|---|---|---|---|---|
| | Fixing of children play equipment's | Yes | 0% | Not Started |
| | Benches | Yes | 0% | Not Started |
| 8. | Shopping area | No | - | NA |
| 9. | Street lighting/ electrification | Yes | 0% | Not Started |
| 10. | Treatment and disposal of sewage and selvage 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 | 85% | Under Progress |
| 15. | Electrical meter room, sub-station, receiving station | Yes | 0% | Not Started |
| 16. | Other (option to add more) | NO | N.A. | N.A. |
| **B-2** | **Community building to be transferred to RWA** | | | |
| 17. | Community centre | NO | N.A. | N.A. |
| 18. | Others(HSD Tank,Gas bank) | 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. |

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----------End Of Report----------