ACPL® Architecture Planning Management
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Architect's Certificate[1]			
Report for quarter ending			March 2023
Subject			Certificate of progress of construction work
1.	**I, KULMEET SHANGARI has 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	MAGNUM CITY CENTRE
	2.	Location	Sector-63A, Gurugram
	3.	Licensed area in acres	100.262 acre
	4.	Area for registration in acres	1.00 acre
	5.	HARERA registration no.	227 of 2017
	6.	Name of licensee	M/S Rose Reality Pvt. Ltd, M/S Anantraj Industries Ltd, M/S Glaze Properties Pvt. Ltd. And others
	7.	Name of collaborator	NA
	8.	Name of developer	Galaxy Magnum Infraheights Ltd.
2.	**Details related to inspection are as under**		
	1.	Date of certifying of percentage of construction work/ site inspection	28/04/2023
	2.	Name of Architect/ Architect's firm	ACPL DESIGN LTD
	3.	Date of site inspection	15/04/2023

KULMEET SHANGARI ARCHITECT CA/2017/

<table>
<tr><td>3.</td><td colspan="3">Following technical professionals are appointed by promoter: - (as applicable)</td></tr>
<tr><td></td><td>Sr. No.</td><td>Consultants</td><td>Name</td></tr>
<tr><td></td><td>1.</td><td>Site engineer</td><td>Gaurav Singh</td></tr>
<tr><td></td><td>2.</td><td>Structural consultant</td><td>LKT Engineering Consultant Ltd.</td></tr>
<tr><td></td><td>3.</td><td>Proof consultant</td><td>LKT Engineering Consultant Ltd.</td></tr>
<tr><td></td><td>4.</td><td>MEP consultant</td><td>C.P. VIDYA & ASSOCIATES</td></tr>
<tr><td></td><td>5.</td><td>Site supervisor/incharge</td><td>Gaurav Singh</td></tr>
<tr><td>4.</td><td colspan="3">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.</td></tr>
<tr><td>5.</td><td colspan="3">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.</td></tr>
</table>

Date : 28/04/2023

Yours faithfully,



Place : Delhi

KULMEET SHANGARI

Council of Architects (CoA) Registration No. CA/97/21741

Table – A					
Building/ Tower no. (to be prepared separately for each building/ tower in the project/ phase of the project)			**1**		
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.)		0.00	10,04,56,999.00	96.63%
2.	**Super structure** (slabs, brick work, block work, stair case, lift wells, machine rooms, water tank, etc.)		81,73,642.00	14,12,76,727.00	
3.	**MEP**				
	3.1	Mechanical (lifts, ventilation, etc.)	19,31,205	2,90,63,809.00	
	3.2	Electrical (conduiting, wiring, fixtures, etc.)	1,33,35,460.35	3,97,07,837.35	
	3.3	Plumbing & Firefighting (piping, pumps and pump room, fixtures, etc.)	33,88,941.45	2,40,58,792.45	
4.	**Finishing**				
	4.1	Internal (plaster, tilling, flooring, painting, etc. within units and common areas)	64,25,048.29	92,74,579.07	
	4.2	External (plaster, painting, facade, etc.)	4,24,32,660.00	8,08,84,990.22	

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Sr. No.	Tasks/ Activity		Description of work done		Percentage of total proposed work	
	Sub-Structure Status					
1.	Excavation		WIP		100%	
2.	Laying of foundation					
	(i)	Raft	WIP		100%	
	(ii)	Pile				
3.	Number of basement(s) 03					
	(i)	Basement Level 1	WIP		90%	
	(ii)	Basement Level 2	WIP		90%	
	(iii)	Basement level 3	WIP		90%	
4.	Waterproofing of the above sub-structure (wherever applicable)		WIP		95%	
	Super-Structure Status					
5.	Total floors in the tower/ building (Basement -3 and Ground floor +4floor)		WIP		85%	
6.	Total area on each floor (18000 sqft.) approx.		WIP		0.00	
7.	Ground floor (19000 sqft.) approx.		WIP		0.00	
8.	Status of laying of slabs floor wise					
	Cumulative number of slabs in the building/ tower -1 laid by end of quarter		WIP		0.00	
9.	Status of construction					
	(i)	Walls on floors				
	(ii)	Staircase	WIP		70%	
	(iii)	Lift wells along with water proofing	WIP		90%	
	(iv)	Lift lobbies/ common areas floor wise	WIP		50%	
10.	Fixing of door and window frames in flats/ units					
11.	Status of MEP		Internal (within flat)	External works	Internal (within flat)	External works
	(i)	Mechanical works	WIP		45%	
	(ii)	Electrical works including wiring	WIP		65%	
	(iii)	Plumbing works	WIP		80%	
12.	Status of wall plastering					
	(i)	External plaster	WIP		77%	
	(ii)	Internal plaster	WIP		95%	

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13.	Status of wall tiling			
	(i)	In bathroom		
	(ii)	In kitchen		
14.	Status of flooring			
	(i)	Common areas		
	(ii)	Units/ flats		
15.	Status of white washing			
	(i)	Internal walls	WIP	95%
	(ii)	External walls	WIP	78%
16.	Status of finishing			
	(i)	Staircase with railing	WIP	70%
	(ii)	Lift wells	WIP	90%
	(iii)	Lift lobbies/ common areas floor wise		35%
17.	Status of installation			
	(within flat/unit)			
	(i)	Doors and windows panels		
	(ii)	Sanitary fixtures		
	(iii)	Modular kitchen		
	(iv)	Electrical fittings/ lighting		
	(v)	Gas piping (if any)		
	(other than flat/units)			
	(vi)	Lifts installation		70%
	(vii)	Overhead tanks	WIP	60%
	(viii)	Underground water tank	WIP	90%
	(ix)	Firefighting fitting and equipment's as per CFO NOC	WIP	45%
	(x)	Electrical fittings in common areas	WIP	50%
	(xi)	Compliance to conditions of environment/ CRZ NOC		
18.	Waterproofing of terraces			
19.	Entrance lobby finishing		WIP	52%
20.	Status of construction of compound wall			

Note: (*) extend rows 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	15%	YET TO START
2.	Parking	YES		YET TO START
	Covered no.	YES	50%	YET TO START
	Open no.	YES		YET TO START
3.	Water supply	YES		YET TO START
4.	Sewerage (chamber, lines, septic tanks, STP)	YES	35%	YET TO START
5.	Storm water drains	YES	15%	YET TO START
6.	Landscaping & tree plantation	YES	10%	YET TO START
7.	Parks and playgrounds	NA		
	Fixing of children play equipment's	NA		
	Benches	YES		YET TO START
8.	Shopping area	YES		YET TO START
9.	Street lighting/ electrification	YES	10%	YET TO START
10.	Treatment and disposal of sewage and sullage water/ STP	YES		YET TO START
11.	Solid waste management & disposal	YES		0.00
12.	Water conservation, rain water, harvesting, percolating well/ pit	YES		YET TO START
13.	Energy management (solar)	YES		YET TO START
14.	Fire protection and fire safety requirements	YES		YET TO START
15.	Electrical meter room, sub-station, receiving station	0.00		YET TO START
16.	Other (option to add more)	YES		0.00
B-2	**Community building to be transferred to RWA**			
17.	Community centre	NA		0.00
18.	Others	NA		0.00
B-3	**Community buildings not to be transferred to RWA/competent authority**			
19.	Schools	NA		0.00
20.	Dispensary	NA		0.00
21.	Club	NA		0.00
22.	Others	NA		0.00
B-4	**Services/ facilities to be transferred to competent authority**			
23.	*	0.00		0.00

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