

ANNEXURE 6-A

ARCHITECT'S CERTIFICATE

To whom so ever it may concern

REPORT FOR QUARTER ENDING	March-2021 ✓
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Subject: Certificate of progress of construction work:

Name of the Project	"CORAL PARK at Paradise Greens" located at Sector -63, Tehsil Rai& District Sonipat
Report for quarter ending *	01.01.2021 to 31.03-2021 ✓
RERA Registration No.	HRERA-PKL-SNP-133-2019, DATED 12/07/2019
Projected Date of Completion	31-12-2021
Name of License Holder	JS BROADCASTING Private Limited
Name of Collaborator	NA
Name of Developer	JS BROADCASTING Private Limited
DTCP License no.	48 of 2019 dated 06.03.2019
Validity of license upto	04.03.2024

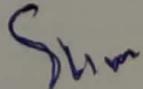
Sir,

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

i.	Date of certifying of percentage of construction work/ site inspection	08-04-2021 ✓
ii.	Name of Architect/Architect's firm	M/S Sehgal&Asociates
iii.	Date of site inspection	06-04-2021 ✓

2. Following technical professionals are appointed by Promoter: - (as applicable)s

Sr.No.	Consultants	Name
i.	Site Engineer	Sushil Kumar
ii.	Structural Consultant	N/A
iii.	Proof Consultant	N/A
vi.	MEP Consultant	Paradise Consultants (Mohd. Nafees)
v.	Site supervisor/in charge	Sushil Kumar


SHAMMI SEHGAL
Regd. Architect
CA/2001/27888

3. I 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 B

Yours Faithfully,

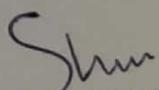
Council of Architects (CoA) Registration no. CA/2008/42223

Table - A

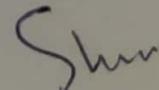
Building/Tower no. N/A (As it's a Plotted Township Project under DDJAY (to be prepared separately for each building/tower in the project/phase of the project)

Cumulative progress of the project/phase at the end of the quarter.

Sr. No.	Tasks/Activity	Description of work done	Percentage of total proposed work
A1	SUB- STRUCTURE STATUS	N/A	N/A
1.	Excavation	N/A	N/A
2.	Laying of foundation	N/A	N/A
	i. Raft	N/A	N/A
	ii. Pile	N/A	N/A
3.	Number of basement(s)	N/A	N/A
	i. Basement level 1	N/A	N/A
	ii. Basement level 2*	N/A	N/A
4.	Waterproofing of the above sub- structure(wherever applicable)	N/A	N/A
A2	SUPER- STRUCTURE STATUS	N/A	N/A
5.	Total floors in the tower/building	N/A	N/A
6.	Total area on each floor	N/A	N/A
7.	Stilt Floor/ Ground Floor	N/A	N/A
8.	Status of laying of slabs floor wise	N/A	N/A
	Cumulative number of slabs in the building/tower..... laid by end of quarter	N/A	N/A
9.	Status of construction	N/A	N/A
	i. Walls on floors	N/A	N/A


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 Regd. Architect
 CA/2001/27883

	ii. Staircase	N/A	N/A
	iii. Lift wells along with water proofing	N/A	N/A
	iv. Lift lobbies /common areas floor wise	N/A	N/A
10.	Fixing of door and window frames in flats/units	N/A	N/A
11.	Status of MEP	Internal (within Flat)	External works
	i. Mechanical works	N/A	N/A
	ii. Electrical works including wiring	N/A	N/A
	iii. Plumbing works	N/A	N/A
12.	Status of wall finishing (plaster/paint/whitewashing/coating)	N/A	N/A
	i. External	N/A	N/A
	ii. Internal	N/A	N/A
13.	Status of wall tiling	N/A	N/A
	i. In bathroom	N/A	N/A
	ii. In Kitchen	N/A	N/A
14.	Status of flooring	N/A	N/A
	i. Common areas	N/A	N/A
	ii. Units/flats	N/A	N/A
15.	Status of other civil works	N/A	N/A
	i. Staircase with railing	N/A	N/A
	ii. Lift wells	N/A	N/A
	iii. Lift lobbies /common areas floor wise	N/A	N/A
16.	Status of Installation	N/A	N/A
	(Within flat/unit)	N/A	N/A
	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

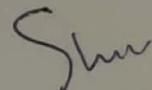

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 Regd. Architect
 CA/2001/27853

	v. Gas piping (if any)	N/A	N/A
	(Other than flat/units)	N/A	N/A
	vi. Lifts installation	N/A	N/A
	vii. Overhead tanks	N/A	N/A
	viii. Underground water tank	N/A	N/A
	ix. Firefighting fittings and equipment's as per CFO NOC	N/A	N/A
	x. Electrical fittings in common areas	N/A	N/A
	xi. Compliance to conditions of environment /CRZ NOC	N/A	N/A
17.	Waterproofing of terraces	N/A	N/A
18.	Entrance lobby finishing	N/A	N/A
19.	Status of construction of Compound wall	N/A	N/A

Note: (*) Extend rows as per requirement

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	84.70%	359.88 L/424.88 L
2.	Parking	N/A	N/A	N/A
	Covered no_____	N/A	N/A	N/A
	Open no_____	N/A	N/A	N/A
3.	Water supply	Yes	59%	144.71/245.11L
4.	Sewerage (Chamber, Lines, Septic Tank, STP)	Yes	55%	145.29/264.59L
5.	Storm water drains	Yes	97%	222.02/230L
6.	Landscaping & tree plantation	Yes	87%	26/30L
7.	Parks and playgrounds	Yes	88%	35/40L
	Fixing of children play equipment's	Yes	0%	25
	Play courts	Yes	0%	40L
8.	Shopping Area	Plot Only		
9.	Street Lighting/Electrification	Yes	5%	7.20/140L


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 Regd. Architect
 CA/2001/27888

10.	Fire Protection and Fire Safety Requirements	N/A	N.A.	Not Started Yet
11.	Other - Boundary Wall & Gate	N/A	91%	163.41/179.41L
B-2	Community building to be transferred to RWA			
12.	Community centre	N/A	N/A	N/A
13.	Others	N/A	N/A	N/A
B-3	Community buildings not to be transferred to RWA/Competent Authority			
19.	Schools	N/A	N/A	N/A
20.	Dispensary	N/A	N/A	N/A
21.	Club	N/A	N/A	N/A
22.	Others MISC. Expences		71%	22.01/31L
B-4	Services /facilities to be transferred to the Competent Authority			
23.				

Note: (*) Extend as per requirement

Shm

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ANNEXURE 6-B**ENGINEER'S CERTIFICATE****To whom so ever it may concern**

REPORT FOR QUARTER ENDING	March 2021
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Subject: Certificate of cumulative cost incurred upon construction work of the project at the end of the quarter:

Name of the Project	"CORAL PARK at Paradise Greens" located at Sector -63, Tehsil Rai& District Sonipat
Report for quarter ending *	01.012021 to 3103-2021 ✓
RERA Registration No.	HRERA-PKL-SNP-133-2019, DATED 12/07/2019
Projected Date of Completion	31-12-2021
Name of License Holder	JS BROADCASTING Private Limited
Name of Collaborator	NA
Name of Developer	JS BROADCASTING Private Limited
DTCP License no.	48 of 2019 dated 06.03.2019
Validity of license upto	04.03.2024

Sir,

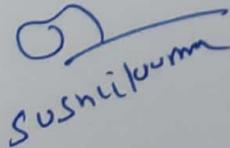
1. I/ We have undertaken assignment as Engineer for certifying percentage of completion of construction work of the above mentioned project as per the approved plans and approved structural drawings duly vetted by the Proof Consultant.

i.	Date of certifying of percentage of construction work/ site inspection	08-04-2021 ✓
ii.	Name of engineering firm/individual	M/S Sehgal&Associatess
iii.	Date of site inspection	05-04-2021 ✓

2. Following technical professionals are appointed by Promoter: - (as applicable)

Sr.No.	Consultants	Name
i.	Site Engineer	Sushil Kumar
ii.	Structural Consultant	N/A
iii.	Proof Consultant	N/A
vi.	MEP Consultant	Paradise Consultants (Mohd. Nafees)
v.	Quantity surveyor	Mr.Anurag Sharma

3. We have estimated the cost of the completion of project / phase for which occupation certificate/ completion certificate is to be obtained by the Promoter for the civil, MEP and allied works, of the building(s) of the project. Our estimated cost calculations are based on the structural drawing/plans made available to us for the project under reference by the developer and consultants and the schedule of items and quantity for the entire work as calculated by the quantity surveyor appointed by the developer/engineer and the site inspection carried out by us.


Sushilkumar

4.

i.	Total estimated cost for completion of the building(s) in the aforesaid project under reference	1650 L
iii	Estimated cost incurred till date (based on site inspection)	1125.52L
iv	The balance cost of completion of the civil work/ MEP and allied works of the building(s) of the project for obtaining occupation certificate/completion certificate from Department of Town & Country Planning, Haryana	524.48

5. The estimated total cost of project is with reference to the civil work/MEP and allied works required to be completed for the purpose of obtaining occupation certificate/completion certificate for the building(s) from the competent authority under whose jurisdiction the aforesaid project is being implemented.
6. The amount of estimated cost incurred so far has been calculated on the basis of amount of total estimated cost.
7. I certify that the cost of the civil work/ MEP and allied work for the aforesaid project as completed on the date of this certificate is as given in table A and B below.

Yours Faithfully,

Sushil Kumar

Diploma-Civil

TABLE - A

Building/Tower no. _____ or called Coral Park (A Plotted Township under DDJAY)

(to be prepared separately for each building/tower of the real estate project/phase of the project)

Sr. No.	Particulars	Amount (Rs. in lacs)
1.	Total estimated cost of the building/tower as per registration no _____ comes to. Plotted Township Under DDJAY Lic 40 of 2019 dated 06.03.2019.	1650 L
2.	Total expenditure on the project/phase	1125.52L
3.	Percentage of work done with reference to total estimated cost	68.21%
4.	Balance estimate cost to be incurred on the project	524.48L
5.	Cost incurred on additional/extra items as on _____ not included in the estimated cost (Table - C)	Nil



TABLE - B

Internal & External development works in respect of the entire project/phase of the project

Sr. No.	Particulars	Amounts (in Rs.)	
		External Development works	Internal development works
1.	Total estimated cost of development works including amenities and facilities in the project/phase as per the approved layout plan as on _____ date	1650L	N/A
2.	Expenditure incurred as on 30-09-2020	1125.52L	N/A
3.	Work done in percentage (as percentage of the total estimated cost)	68.21%	N/A
4.	Balance cost to be incurred (based on estimated cost)	524.48L	N/A
5.	Cost incurred on additional/extra items as on _____ not included in the estimated cost (Table - C)	Nil	N/A

Table -C

Sr no.	List of extra/additional items executed with cost. (Which were not part of the original estimate of total cost)	
	Particulars	Amount
1.	*	N/A

Note: (*) Extend as per requirement

*Note

1. The scope of work is to complete entire real estate project as per drawings approved from time to time so as to obtain occupation certificate/completion certificate.
2. (*) Quantity survey can be done by office of engineer or can be done by an independent quantity surveyor, whose certificate of quantity calculated can be relied upon by the engineer. In case of independent quantity surveyor being appointed by promoter, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of engineer, the name of the person in the office of engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*).
3. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
4. As this is an estimated cost, any deviation in quantity required for development of the real estate project will result in amendment of the cost incurred/to be incurred.
5. All components of work with specifications are indicative and not exhaustive.