

Completion Certificate

I hereby certify that the building Vilasa Umang constructed on PLOT NO. 598, BLOCK D, SEZ (SETTLEMENT) SCHEME, VILLAGE TILAWAS, TEHSIL SANGANER, JAIPUR (land details as per approved plans) developed by Taruchaya Colonizers Pvt Ltd. was personally inspected by me and based on the above facts, construction on site is complete in accordance with the approved building plans. Type of the building (Residential) is also in accordance with the approved plan. Hence the Completion Certificate is issued as per my best knowledge and information provided to me under my signature on

Date : 29.12.2022

Architect:- **KHUSHAL MATHUR**

Reg. No.:- (Issued by COA)

CA/2007/40651

Reg. No.:- (Issued by CTP, Raj.)

CTPRAJ/ARCHITECT/2021/45

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E-156, Sector-3, Chitrakoot, Jaipur
CA/2007/40651
CTP RAJ./Architect/2021/45

Check list for Completion Certificate
Of RESIDENTIAL BUILDING - EWS / LIG CATEGORY AT PLOT NO. 598, BLOCK
D, SEZ (SETTLEMENT) SCHEME,VILLAGE TILAWAS,TEHSIL SANGANER, JAIPUR
Rera Regd. No.-RAJ/P/2021/1572

1. Name of Plot DEVELOPER:- Taruchaya Colonizers Pvt Ltd.
2. Ownership detail:-
 - i) Date of issue of Lease Deed:-23.10.2017
 - ii) Type of plot:- Residential
3. Name of Present Owner:- Taruchaya Colonizers Pvt Ltd.
4. Use of Plot (as per Lease deed):- RESIDENTIAL
5. Plot No./Site address:- PLOT NO. 598, BLOCK D, SEZ (SETTLEMENT) SCHEME,VILLAGE TILAWAS,TEHSIL SANGANER, JAIPUR
6. Plot Area (as per building approved plan):- 1250.00 SQ.MT.
7. Approval of Building Plan vide committee meeting date:-09.06.2017
8. Building plan Approval as per Building By laws-2020
9. Date of Released of Approved building plan:- 08.09.2021 (revision), (previous plan 27.07.2017)
10. Inspection Report:
 - i) Date of Start Construction:- 27/07/2017
 - ii) Date of Completion:- 24.12.2022
 - iii) Date of Site Inspection:- 28.12.2022

Following parameters to be checked during inspection for Completion Certificate:

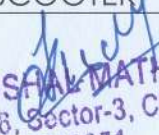
A-Technical Parameters:-						
S.No	Details		Comments		Essentials	
			As per approval Plan SQ.MT.	As per Site SQ.MT.	For Completion	For at the time of Utilization Certificate
1.	Size of the plot (Sq.mt)		1250.00	1250.00	1250.00	1250.00
2.	Width of Road		18 MT WIDE	18 MT WIDE	18 MT WIDE	18 MT WIDE
3.	Direction/Facing of Plot (East/West/North/South)		NORTH – OTHERS PLOT EAST – OTHERS PLOT SOUTH – OTHERS PLOT WEST – ROAD 18MT WIDE	NORTH – OTHERS PLOT EAST – OTHERS PLOT SOUTH – OTHERS PLOT WEST – ROAD 18MT WIDE	NORTH – OTHERS PLOT EAST – OTHERS PLOT SOUTH – OTHERS PLOT WEST – ROAD 18MT WIDE	NORTH – OTHERS PLOT EAST – OTHERS PLOT SOUTH – OTHERS PLOT WEST – ROAD 18MT WIDE
4.	Setback	Direction	MT.	MT.	MT.	MT.
	Front	North	9.14	9.14	9.14	9.14
	Side-I	East	4.53	4.53	4.53	4.53
	Side-II	West	4.53	4.53	4.53	4.53
	Rear	South	4.57	4.57	4.57	4.57
5.	(i)	Ground Coverage	WITHIN SETBACK	WITHIN SETBACK	WITHIN SETBACK	WITHIN SETBACK
	(ii)	Basement Floor	NA	NA	NA	NA

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		/Floors/ Stilt Floor/Podium if any				
	(iii)	Ramp (Slop)	NA	NA	NA	NA
	(iv)	No. of Staircase - Riser - Tread - Width	01 RISER = 0.15 TREAD = 0.30 WIDTH = 1.22	01 RISER = 0.15 TREAD = 0.30 WIDTH = 1.22	01 RISER = 0.15 TREAD = 0.30 WIDTH = 1.22	01 RISER = 0.15 TREAD = 0.30 WIDTH = 1.22
	(v)	Lift/Elevator/Escalat or - No. of Lift - Size of lift	01 1.52mtx1.52mt	01 1.52mtx1.52mt	Installed YES INSTALLATION IN PROCESS	Operational INSTALLATION IN PROCESS
6.	(i)	Height (from Plinth lvl.)	PLINTH + 18 Mt.	PLINTH + 18 Mt.	PLINTH + 18 Mt.	PLINTH + 18 Mt.
	(ii)	No. of floor	GROUND + 5 FLOORS	GROUND + 5 FLOORS	GROUND + 5 FLOORS	GROUND + 5 FLOORS
	(iii)	Total Height				
		Excluding Perapet/ Mummt/Lift Machin Room/Any other Architecture element	18.50 MT (INCLUDING PLINTH HEIGHT)	18.50 MT (INCLUDING PLINTH HEIGHT)	18.50 MT (INCLUDING PLINTH HEIGHT)	18.50 MT (INCLUDING PLINTH HEIGHT)
		Including Perapet/ Mummt/Lift Machin Room/Any other Architecture element	22.50 MT (INCLUDING PLINTH + STILT FLOOR HEIGHT)	22.50 MT (INCLUDING PLINTH + STILT FLOOR HEIGHT)	22.50 MT (INCLUDING PLINTH + STILT FLOOR HEIGHT)	22.50 MT (INCLUDING PLINTH + STILT FLOOR HEIGHT)
7.		FAR/BAR(as applicable Floor wise FAR/BAR)	TOTAL BAR 3328.50 SQ.MT	TOTAL BAR 3328.50 SQ.MT	TOTAL BAR 3328.50 SQ.MT	TOTAL BAR 3328.50 SQ.MT
8.		Height of compound Wall	1.5 MT	1.5 MT	1.5 MT	1.5 MT
		No. of Entry /Exit & Width	1 (3.6 MT)	1 (3.6 MT)	1 (3.6 MT)	1 (3.6 MT)
		Security Room Size	NA	NA	NA	NA
		Other Services in setback	SEPTIC TANK, UG. TANK, ELECTRICAL PANEL, RAIN WATER HARVESTING, TRANSFORMER	SEPTIC TANK, UG. TANK, ELECTRICAL PANEL, RAIN WATER HARVESTING, TRANSFORMER	SEPTIC TANK, UG. TANK, ELECTRICAL PANEL, RAIN WATER HARVESTING, TRANSFORMER	SEPTIC TANK, UG. TANK, ELECTRICAL PANEL, RAIN WATER HARVESTING, TRANSFORMER

B-Parking Parameters:

S. No.	Detail	Comments		Essentials	
		As per approval Plan	As per Site	For Completi on	For at the time of Utilization Certificate
1.	Total PARKING acquired	84 SCOOTER	84 SCOOTER	84 SCOOTER	84 SCOOTER


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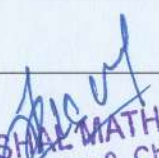
2.	Total No. of Car parking				
	Basement	NA	NA	NA	NA
	Stilt	NA	NA	NA	NA
	Open Area	84 SCOOTER	84 SCOOTER	84 SCOOTER	84 SCOOTER
	Visitors	NA	NA	NA	NA
	Mechanical Car parking	NA	NA	NA	NA
	Provision of car lift	NA	NA	NA	NA
3.	Two Wheeler Parking	84 SCOOTER	84 SCOOTER	84 SCOOTER	84 SCOOTER

C-Safety Parameters(Fire & Structure)

S. No.	Detail	Comments		Essentials	
		As per approval Plan	As per Site	For Completion	For at the time of Utilization Certificate
1.	Certification for fire safety and Compliance of UDH order Dated 21.01.2020 regarding Fire Safety	YES	YES APPLIED FOR FIRE NOC	Installed YES	Operational YES
2.	Certification from structural engineer (earthquake resistant)	REQUIRED	CERTIFICATE ATTACHED	CERTIFICATE ATTACHED	CERTIFICATE ATTACHED

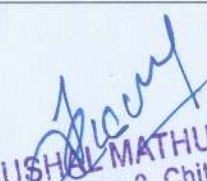
D-Environmental Parameters

S. No.	Detail	Comments		Essentials Ist	
		As per approval Plan	As per Site	For Completion	For at the time of Utilization Certificate
1.	Rain water Harvesting	1	1	Installed YES	Operational YES
2.	Waste water Recycling	SEPTIC TANK	SEPTIC TANK	Installed YES	Installed YES
3.	Provision of Sewerage Line & Sewerage Treatment Plant	SEPTIC TANK	SEPTIC TANK	Installed YES	Installed YES
4.	Provision of solid waste Management	REQUIRED YES	INSTALLED YES	Installed YES	Operational YES
5.	Certificate for Environment Clearance (if required)	NA	NA	NA	NA
6.	Provision of Solar Panels/Solar Water Heater	YES	YES	Installed INSTALLATION IN PROCESS	Operational NO


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E-Green Parameters:-					
	Details	Comments		Essentials Ist	
		As per approval Plan	As per Site	For Completion	For at the time of Utilization Certificate
1.	Plantation & Green Area And Park/Landscaping	REQUIRED YES 209.13 SQ.MT.	PROVIDED YES 209.13 SQ.MT.	PROVIDED YES 209.13 SQ.MT.	PROVIDED YES 209.13 SQ.MT.

F-General Parameters:-					
s. No	Details	Comments		Essentials Ist	
		As per approval Plan	As per Site	For Completion	For at the time of Utilization Certificate
2.	Cut-Outs/Open to sky/Ducts	AS APPROVED	AS APPROVED	AS APPROVED	AS APPROVED
3.	Projections/ Balconies etc. Covered/Extended	AS APPROVED	AS APPROVED AS BUILT DRAWINGS ATTACHED	AS APPROVED AS BUILT DRAWINGS ATTACHED	AS APPROVED AS BUILT DRAWINGS ATTACHED
4.	Provision of Water Supply	YES	YES	TUBEWELL	TUBEWELL
5.	Provision of Power/ Electrical connectivity including transformer placement (if required)	YES	INSTALLED TRANSFORMER INSTALLATION IN PROCESS	TRANSFORMER INSTALLATION IN PROCESS	TRANSFORMER INSTALLATION IN PROCESS
5.	Site development including parking sinages, pathway, street lighting	YES	YES	INSTALLED IN PROCESS	OPERATOINAL IN PROCESS
6.	Provisions for physically challenged person	YES	YES	INSTALLED YES	OPERATOINAL YES
7.	Architecture building finishing i.e. paint, false ceiling and internal finishing			BUILDING STRUCTURE / PAINT/RAILING /GLASS WORK INTERNAL FINISHING WORK IN PROCESS	ONGOING
8.	Internal changes/ deviation if any			AS BUILT DRAWINGS ATTACHED	AS BUILT DRAWINGS ATTACHED
9.	Any other observation				


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