



Anoop Gupta & Associates

91, Vishnu Garden Colony, Airport Circle, Tonk Road, Jaipur-302 029
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Completion Certificate

I hereby certify that the building "**VIRAT KRISHNAV**" Phase -I constructed on Khasra No. -183/329,231,233 Village- Kanakpura, Jaipur - 302021 (land details as per approved plans) developed by **Virat Murl Infra LLP, Vivek Chaturvedi (Partner)** 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 : 23-11-2023.

Anoop Gupta 23/11/23
A. ANOOP GUPTA
91, Vishnu Garden, Colony, Jaipur
CA/2008/43898
CTP RAJ/Architect/2021/84

Architect :- Anoop Gupta

Reg. No.:- (Issued by COA)
CA/2008/43898

Reg. No.:- (Issued by CTP, Raj.)
CTP Raj./ARCHITECT/2021/84

Renewal date of Reg. No. CTP RAJ.:-
20/06/2023 Valid till date 19/06/2024

**List of Documents to be submitted with Completion
Certificate/Partial Completion Certificate**

S.No	Documents	Annexure's	Page Nos.
1	Completion Certificate	Annexure 1	01
2	Checklist of Completion Certificate	Annexure 2	02-09
3	CC Fee deposition Receipt	Annexure 3	10
4	Copy of Lease deed and Site Plan (issued by the Local Authority)	Annexure 4	11-39
5	As-Built Drawings (Attested by Empaneled Architect)	Annexure 5	40-67
6	Copy of Latest Approved Building Plans with Approval Letter (On the basis of which CC is issued)	Annexure 6	68-76
7	Certified Copy of Google Map (with Latitude & Longitude)	Annexure 7	77
8	Site Photographs (from all the sides) (Building Blocks/Internal/Outer Development Works)	Annexure 8	78-87
9	Certificate of Structural Engineer	Annexure 9	88
10	Affidavit for Compliances of Part-VI of NBC and Earthquake resistance provisions (Attested by the Architect, Structural Engineer and Developer of the Project)	Annexure 10	89
11	Certificate from Labour Department for deposition of complete Labour Cess	Annexure 11	91
12	List of EWS/LIG units and Status of Completion & Allotment (if applicable)	Annexure 12	92-107
13	Working/Services Drawings of the Project The scanned copy of all the drawings can be submitted in Pen-drive having Seal and sign of Concerned Consultant, Project Architect and Developer in separate folders as mentioned below.	Annexure 13/ Scanned Copies in Pendrive	
i)	All Working Drawings	Sub-Annexure 13.1	Pendrive
ii)	All Structural Drawings	Sub-Annexure 13.2	Pendrive
iii)	All Electrical Drawings	Sub-Annexure 13.3	Pendrive
iv)	Plumbing & Water Supply Drawings	Sub-Annexure 13.4	Pendrive
v)	Storm Water and Sewerage Drawings	Sub-Annexure 13.5	Pendrive
vi)	Fire Fighting Drawings	Sub-Annexure 13.6	Pendrive
vii)	HVAC Drawings	Sub-Annexure 13.7	Pendrive
viii)	Rain Water Harvesting Structure Drawings	Sub-Annexure 13.8	Pendrive
ix)	Any Other Drawings	Sub-Annexure 13.9	Pendrive

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For VIRAT MURLI INFRA LLP
 Seal and Sign *[Signature]*
(Name of the Developer/Promoter)
 Partner

अनसची-5

Check List for Completion Certificate

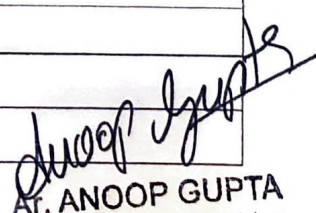
Basic Details of the Project		
Name of Developer/Promoter	Vivek Chaturvedi (Partner) Virat Murli Infra LLP	
Address of Developer/Promoter	516, 5 th Floor, Vaibhav Complex, Amrapali Circle, Vaishali Nagar, Jaipur - 302021	
Name of the Project	VIRAT KRISHNAV	
RERA Registration No.	RAJ/P/2020/1266	
Address of the Project (Plot no./Khasra no.)	Khasra No. -183/329,231,233 Village- Kanakpura, Jaipur - 302021	
Plot Area (Sq.mts.) (As per Approved Building Plan)	7744.80 Sq.Mt.	
Width of Front Road	24.0 Mt.	
Landuse of Plot as per Lease deed	Group Housing	Date of Issue of Lease Deed: 26-12-2018
Use of Approved Building Plans (Multi-dwelling Unit/Resi. Flats/Group Housing/ Studio/Row Houses/CMJAY- 1A/3A/3B/3C/Hotel/Resort/Mall/Commercial Complex/Offices/School/College/Hospital/etc.)	Group Housing	
Building Plans approving Authority	JAIPUR DEVELOPMENT AUTHORITY	
Latest Building Plans Release date	06-06-2022	
Building Plans Validity Date	25-12-2025	
Building Plan Approval as per Building Byelaws(2000/2010/2017/2020/any other)	Building Bylaws 2017	
Architect of the Project & COA no.	Anoop Gupta CA/2008/43898	
Structural Engineer of the Project	Manish Gupta	

Completion Certificate issued for Complete approved projector Partial area of the Project	Phase -1
In case of Partial Completion Certificate,	
Partially completed Plot area	4630.64 Sq. Mt.
Detail of Completed Block/Tower	BLOCK 1 & 2

For VIRAT MURLI INFRA LLP



Partner



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Site Inspection Report					
A-Technical Parameters of Building Blocks:					
S.No	Details		As per Latest Approved Building Plans	As per Site	Comments (if any)
1	Setbacks	Direction			----
	Front	South	12.0 mt.	12.0 mt.	----
	Side I	East	11.25 mt.	11.25 mt.	----
	Side II	West	11.25 mt.	11.25 mt.	----
	Rear	North	11.25 mt.	11.25 mt.	----
2	Ground Coverage		39.11%	39.11%	Phase -1 (Block I & 2)
3	Gross Built-up Area(Sq.mts)		29850.85 sq.mt.	29850.85 sq.mt.	Phase -1 (Block I & 2)
4	F.A.R/B.A.R(Sq.mts& Ratio)		24231.94 Sq. Mt.	24231.94 Sq. Mt.	Phase -1 (Block I & 2)
5	Total No. of Floors (Basement, Stilt, above floors, service floor, etc.)		2 Base.+Ground + 14 Floors	2 Base.+Ground + 14 Floors	----
6	Total Height of Building(In mts.)		.50mt plinth+44.49mt	50mt plinth+44.49mt	----
i)	Plinth		0.50 mts.	0.50 mts.	----
ii)	Stilt/Podium		3.75 mts.	3.75 mts.	----
iii)	Ground/First to Terrace		40.74 mts.	40.74 mts.	----
iv)	Parapet/Mumty/Lift Machine Room/any other architectural element		7.62 mts. Arch. Element 4.5mt.(max.)	7.62 mts. Arch. Element 4.5mt.(max.)	----
7	No. of Blocks/Towers		02	02	----
8	Total No. of Units (Flats/Shops/Showrooms etc.)		173 (flats) 06 (Retail/Comm)	173 (flats) 06 (Retail/Comm)	----
9	Commercial Area (in case of Group housing/ Flatted Development project)		386.51 sq. mt.	386.51 sq. mt.	----
10	Community Facilities area (Club, community hall, Society office, Swimming pool etc.)		1353.20 Sq. Mt.	1353.20 Sq. Mt.	----
11	Refuge area (if any)		NA	NA	----
12	Total No. of Staircases		02	02	----
i)	No. of Open Fire stair case		02	02	----
ii)	No. of Pressurized Fire Stair case		NA	NA	
13	No. of Lifts Size of Lift		02 (2.0X1.8 mt) 02 (2.0X3.0 mt)	02 (2.0X1.8 mt) 02 (2.0X3.0 mt)	----
14	No. of Escalators		NA	NA	----
15	Provision for Physically Challenged Persons				
	- Ramp - Toilet		Required Required(2nos.)	Provided Provided(2nos.)	

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	• Car Parking • Lifts	Required(2nos.) Required	Provided(2nos.) Provided	
--	--	-----------------------------	-----------------------------	--

16	Cut-Out/Open to Sky/Shafts	As per approval	As per approval	----
17	Projections/Balconies etc. (Covered/extended)	As per approval	As per approval	----
18	Porch (if any)	NA	NA	----

B- Parking Parameters:

S.No	Details	As per Latest Approved Building Plans	As per Site	Comments (if any)
1	Total E.C.U Required	154.66 ECU	154.66 ECU	----
2	Total No. of Car parking			----
i)	Surface Parking	116	116	1 st Base.-79 Cars Stilt - 15 Cars Open - 22 Cars
ii)	Mechanical Car Parking			----
iii)	• Basement (I,II,III,...) • Stilt • Open Area	22 NA NA	22 NA NA	---- ---- ----
3	Two-Wheeler Parking	50 Scooter	50 Scooter	1 st Base.-50 Nos.
4	Bus Parking	NA	NA	----
5	Visitors Parking	06 cars		Open - 06 Cars
6	EV Charging Facility Car parks	NA	16 cars	----
7	Ramp (for parking floors) • Width • Slope	3.66 mt. 1:8		----
8	Provision of Car Lift	NA	NA	----

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C- Outer Development Parameters:				
S.No	Details	As per Latest Approved Building Plans	As per Site	Comments (if any)
1	Green & Plantation			
i)	Total Green Area (Sq.mts)	1628.80 sq.mt. Ph -1 =879.49 sq.mt. Ph -2 = 749.31 sq.mt.	Phase -1 = 813.06 sq.mt.	Total Provided =1630.45sq.mt. Ph -1 =813.06sq.mt. Ph -2 =817.39sq.mt.
ii)	Surface Green Area (Sq.mts)	19.24 sq.mt.	99.90 sq.mt.	(Dwg. Enclosed)
iii)	Podium Green Area (Sq.mts)	860.25 sq.mt.	713.16 sq.mt.	(Dwg. Enclosed)
iv)	Plantation Corridor(If any)	NA	NA	----
v)	Tree Plantation(As per Norms)	As per norms	As per norms	----
2	Approved Services in the Project (STP, WTP, Under Ground Water Tank, Pump room, Panel Room, etc.)	Required	Provided	----
3	Driveways for Fire tender Movement/Parking, etc.	Required	Provided	----
4	No. of Entry/Exit & Width	1 Entry (4.50 mt.) 1 Exit (5.5 mt.)	1 Entry(4.50 mt.) 1 Exit (5.5 mt.)	----
5	No. of Security Rooms & Size	01 no.(2.46x2.46) 6.05 sq.mt. & 01 no.(3.98x2.46) 9.80 sq.mt.	01no.(2.46x2.46) 6.05 sq.mt. & 01no.(3.98x2.46) 9.80 sq.mt.	----
6	Height of Compound wall (As per Norms)	1.5 mt.	1.5 mt.	----

D- Provisions of Affordable Housing Policy/CMJAY Policy:				
Applicable only in case of Group Housing Projects having area more than 5000 Sq.mts.				
EWS/LIG units provided on Main plot/Split Location			Split Location	
In case, EWS/LIG unit provided on Split Location			Khasra No. 1407,1408,1413 &1414	
Address of Split Location			Group Housing part-B at Village Muhana, Teh.-Sanganer, Jaipur	
S.No	Details	As per Latest Approval	As per Site	Comments (if any)
1	No. of EWS units	15	15	----
2	No. of LIG units	36	36	----
3	Total Carpet Area Provided(Sq.mts)	1532.21	1532.21	----
4	Total SBUA Area Provided(Sq.mts)	2222.68	2222.68	----
5	Parking of EWS/LIG Units	51 Scooters	51 Scooters	----
6	Completion time of EWS/LIG units	As per Approval	Complete	CC Obtained 11/02/2021
E- Development Work of Building Blocks(for Completion Certificate)				

For VIRAT MURTI INFRA LLP

[Signature]
Partner

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S.No	Development Works	Work to be Completed at the time of CC (in percentage)	Work done in Project (Mark "YES")	Comments (if any)
1	Civil construction work of Super structure	100%	YES	----
2	Internal & External Plaster and Paint work	100%	YES	----
3	Door and window/ Structural Glazing work	100%	YES	----
4	Flooring Work	100%	YES	----
5	Balconies and railing work	100%	YES	----
6	Installation of Sanitary and Plumbing Fittings	100%	YES	----
7	Installation of Electrical Fittings	100%	YES	----
8	Community Facilities (Club, community hall, Society office, Swimming pool, shops etc.)	100%	YES	----
9	Development works of Common areas (Lobbies/Corridors/Staircase/Lift well/Terraces/Ramp/etc.)	100%	YES	----
10	Installation of Lifts/Escalators	100%	YES	----
11	Covered Parking Areas & Mech. Parking(Basement/Stilt/etc.)	100%	YES	----
12	Elevational Work	100%	YES	----
13	Overhead and Underground Water Tanks	100%	YES	----
14	HVAC works	100%	YES	----
15	Provision for Physically Challenged Persons	100%	YES	----
16	Installation of Fire Safety	100%	YES	----
	Equipment's			
17	Status of EWS/LIG units	Split Location	Complete	----

For VIRAT MURLI INFRA LLP,


 Partner


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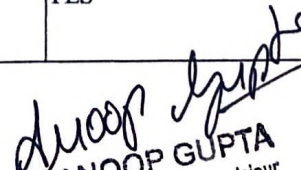
F- Outer Development Works and Services of the Project(for Completion Certificate)				
S.No	Development Works	Work to be Completed at the time of CC (in percentage)	Work done on in Project (Mark "YES")	Comments (if any)
1	Compound wall	100%	YES	----
2	Entry & Exit Gates/Guard Rooms	100%	YES	----
3	Driveways & Pathways	100%	YES	----
4	Open Parking Areas	100%	YES	----
5	Meter Room/Pump Room etc.	100%	YES	----
6	Electrical Work/Light poles etc.	100%	YES	----
7	Water Supply lines/UG Tank	100%	YES	----
8	Storm Water Drains	100%	YES	----
9	Construction of Rain Water Harvesting Structure	100%	YES	----
10	Structure of Waste water Treatment/Recycling Plant	100%	YES	----
11	Laying of Sewerage line and Construction of Sewerage Treatment Plant (STP)	100%	YES	----
12	Any other work	100%	YES	----

G- NOC's/Certifications Required(for Completion Certificate)			
S.No	Type of NOC/Certification	Applicable/ Not Applicable	Obtained
1	Structural Certificate	Applicable	YES
2	Green Building Certification (LEED/IGBC/GRIHA/ASSOCHAM GEM)	N.A.	N.A.
3	Any other(as applicable)	Consent To Establish	YES

For VIRAT MURLI INFRA LLP



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Completion Fee (To be deposited in Local Authority)

Gross-Built up area of the completed Part 29850.85 Sq.mts X Rs 10/- = 298508.50 Rs. /-
But As amended by UDH Circular dated 10/08/2023 (Annexure Enclosed) maximum amount to be deposited for Completion Certificate in JDA = Rs. 2,00,000/-
(In words Two Lacs Only)

Ar. ANOOP GUPTA

91, Vishnu Garden, Colony, Jaipur

CA/2008/43898

CTP RAJ/Architect/2021/84



(Seal & Signature of Architect with date)

Name of Architect: Anoop Gupta

Reg. No (Issued by COA):- CA/2008/43898

Reg. No (Issued by CTP RAJ):-

CTP Raj./ARCHITECT/2021/84

Renewal date of Reg. No. CTP RAJ:-

20/06/2023 Valid upto 19/06/2024

For VIRAT MURLI INFRA LLP



Partner

(Seal & Signature of Developer with date)

Name of Developer: Vivek Chaturvedi (Partner)

Virat Murli Infra LLP