

STUDIO RKR ARCHITECTURE

101/1, SIDDHARTH APARTMENT OPP. DANA PANI RESTAURANT
JANPATH, SHYAM NAGAR, JAIPUR-302019
Tel : 0141-4016494 (O) ; +91 9828600550 (M)

Letter No.-SRKRA/CC No.17/Sr.No.-17/date- 19.05.2023

Completion Certificate

I do hereby certify that the building TOWER- D-54 to D-58 (Della-1 to Della-5), D-59 & E-9 (Cairo-1 to Cairo-3), TOWER-D-60 to D64 & E-8 (Benicia-1 to Benicia-7), TOWER- E-6 & E-7 (Adora-1 to Adora-4), of Group Housing project "ARIHANT ANCHAL-Phase-1" situated at Khasra no. 667,668,670,671,673 to 677 at Revenue Village- Chokha, Distt. Jodhpur developed by M/s ARIHANT SUPERSTRUCTURE LTD. having its office at Ayushi Tower, First Floor, Pal Road, Barahvi Road Chouraha, Jodhpur was personally inspected by me and based on above facts & Partial Completion Certificates earlier issued by the empanel architects (for TOWER- D-54 to D-58 Della-1 to Della-5 dated:-22.10.2019 & D-60 to D63 Benicia-4 to Benicia-7 dated:-18.06.2021 by Ar. Gaurav Kumar Agarwal CoA no. CA/2007/39734), (for TOWER-D64 & E-8 (Benicia-1 to Benicia-3 & TOWER- E-6 & E-7 Adora-1 to Adora-4 dated:-31.05.2022 by Ar. Ashok Malhotra CoA no. CA/88/11503), (for D-59 & E-9 Cairo-1 to Cairo-3 by me on dated 13.03.2023), construction on site is complete in accordance with the approved building plans & Building Bye Laws. Type of building is Residential apartment, is also in accordance with the approved plan. Hence the combined Completion Certificate is issued under my signature on dated 19.05.2023.

Architect: - Rajesh Mohan Lal Rajoria

Registration No.: - CA/2015/68762

Registration No.: - CTP Raj. /Architect/2021/66

COPY PROVIDED TO

- 1> Commissioner, JDA, Jodhpur
- 2> M/s Arihant Superstructures Ltd.


Ar. Rajesh Mohan Lal Rajoria
101/1, Siddharth Apartment
Opp. Dana Pani Restaurant
Jan Path, Shyam Nagar, Jaipur
CA/2015/68762
CTP Raj./Architect/2021/66

STUDIO RKR ARCHITECTURE

101/1, SIDDHARTH APARTMENT OPP. DANA PANI RESTAURANT
JANPATH, SHYAM NAGAR, JAIPUR-302019
Tel : 0141-4016494 (O) ; +91 9828600550 (M)

Letter No.-SRKRA/CL No.17/Sr.No.-17/date- 19.05.2023

Check List for Completion Certificate of Residential building TOWER- D-54 to D-58 (Della-1 to Della-5), D-59 & E-9 (Cairo-1 to Cairo-3), TOWER-D-60 to D64 & E-8 (Benicia-1 to Benicia-7), TOWER- E-6 & E-7 (Adora-1 to Adora-4), of Group Housing project "ARIHANT ANCHAL-Phase-1" constructed on Khasra no. 667,668,670,671,673 to 677 at Revenue Village- Chokha, Distt. Jodhpur						
1	Name of Plot Owner / Developer & Address		Mr. Ashok B. Chhajjer, Add. Ayushi Tower, 1 st Floor, Pal Road, Jodhpur.			
2	Ownership Details Date of issue of Lease Deed Actioned / Allotted / Converted under 90-A rules / Others		Arihant Superstructures Ltd. 15.072015 Allotted			
3	Name of Present Owner		ARIHANT SUPERSTRUCTURES LTD.			
4	Use of Plot (Land Use) as per lease deed		Residential Group Housing			
5	Plot No. / Building Address / Site		Khasra no. 667,668,670,671,673 to 677 at Revenue Village- Chokha, Distt. Jodhpur			
6	Building Plan Approval as / building bye laws 2013		Building Plans approved as per Building bye Laws-2013			
7	Details of Building Plan Approval (Building Plan approval Committee Meeting)		Approved by JDA, Jodhpur with their approval letter BPC (BP) MEETING DATED 22.09.2016 with letter no. F-37(3)/JDA/NI.AA./2016/1614 dated 13.12.2016			
8	Date of release of Approved Building Plans		Dated: - 13.12.2016			
9	Project Architect (As per Approved Maps)		Ar. Manish Dev Singh (CoA No. CA/2002/29610			
10	Plot Area (As per Approved Building Plans)		99599.74 Sq.Mt.			
11	Inspection Report Date of start of construction Date of completion of construction Date of Inspection		13.12.2016 20.02.2023 15.05.2023			
Following parameters to be checked during inspection for Completion Certificate						
A- Technical Parameters:						
S.No	Details	Comments		Essentials		Remarks
		As per Approved Plans	As per Site	For Completion	For the time of Occupancy	
01	Size of Plot (Sq.Mt.)	99599.74	99599.74			

Ar. Rajesh Mohan Lal Rajoria
101/1, Siddharth Apartment
Opp. Dana Pani Restaurant
Jan Peth, Shyam Nagar, Jaipur
CA/2018/88762
CTP Raj./Architect/2021/68

STUDIO RKR ARCHITECTURE

101/1, SIDDHARTH APARTMENT OPP. DANA PANI RESTAURANT
JANPATH, SHYAM NAGAR, JAIPUR-302019
Tel : 0141-4016494 (O) ; +91 9828600550 (M)

02	Width of Roads	30.00 M.	30.00 M.	30.00 M.	30.00 M.	
03	Direction/Facing Plot	South Facing	South Facing	South Facing	South Facing	
04	Setback:					
	Front:	15.00 m.	15.00 m.	15.00 m.	15.00 m.	
	Side-I	9.00 m.	9.00 m..	9.00 m.	9.00 m..	
	Side-II	9.00 m.	9.00 m..	9.00 m.	9.00 m..	
	Rear-	9.00 m.	9.00 m..	9.00 m.	9.00 m..	
05	(i)Ground Coverage	30.87 % (30750.15 sq.mt.)	7.93% (7902.59 sq.mt.)			
	(ii) Stilt Floor & upper Floors	Stilt floor + 07 floors (Ht.24.60 M.)	Stilt floor + 07 floors (Ht.24.60 M.)			
	(iii) Ramp Slope	Not Provided	Not Applicable	N.A.	N.A.	
	(iv)No. of Stairs	19	19	19	19	
	• Riser	0.15 M.	0.15 M.	0.15 M.	0.15 M.	
	• Tread	0.30 M.	0.30 M.	0.30 M.	0.30 M.	
	• Width	1.50 M.	1.50 M.	1.50 M.	1.50 M.	
	Lift / Elevators	19	19			
	• No. of Lifts	2.00 x 2.00 (M.)	2.00 x 2.00 (M)			
	• Size of Lifts					
06	(i) Height from Plinth Level	24.00 M.	24.00 M.	24.00 M.	24.00 M.	
	(ii)No. of Floors	Stilt + 07 Floors	Stilt+07 Floors			
	Total Height					
	Excluding Parapet/Mumty/Lift Machine room	24.60 Meter from Road Level	24.60 Meter from Road Level			
	Including Parapet/Mumty/Lift Machine room	29.60 M.	29.60 M.			
07	F.A.R (as applicable floor wise F.A.R.)	176046.68 sq.mt.	30210.32 sq.mt.)			
08	Height of Compound Wall	Not Provided	1.80 m.			
	No. of Entry/Exit & Width	02 Nos. & Width not provided	02 Nos. with 7.50 M.			
	Security Room Size	Size not provided	2.40 x 2.40 m.			
	Any services in	Electrical Sub	Electrical Sub	Electrical Sub	Electrical Sub	

Ar. Rajesh Mohan Lal Rajoria
101/1, Siddharth Apartment
Opp. Dana Pani Restaurant
Jan Path, Shyam Nagar, Jaipur
CA/2019/08782
CTP Reg./Architect/2021/88

STUDIO RKR ARCHITECTURE

101/1, SIDDHARTH APARTMENT OPP. DANA PANI RESTAURANT
JANPATH, SHYAM NAGAR, JAIPUR-302019
Tel : 0141-4016494 (O) ; +91 9828600550 (M)

	setback area	Station, STP & UG Tanks	Station, STP & UG Tanks	Station, STP & UG Tanks	Station, STP & UG Tanks	
B-PARKING PARAMETERS						
01	Total no. of ECU acquired	483.71 e.c.u.	510 e.c.u.			Additional Cars provided instead of Scooters
02	Total no. of Car Parking					
	Stilt	227	227			
	Open area	66	156			
	Visitor's	73	77			
	Mechanical Car Parking	Nil	nil			
03	Two-Wheeler parking	363	150			
C-SAFETY PARAMETERS (Fire & Structure)						
01	Certification of Fire Safety and compliance of UDH order dated 21.01.2020 regarding fire safety	Required	Provided	Provided	Provided	Earthquake Resistant Certificate was Submitted with Partial Completion Certificate
02	Certificate from Structural Engineer (Earthquake resistant)	Required	provided	provided	provided	
D-ENVIRONMENTAL PARAMETERS:						
01	Rain Water Harvesting	Proposed	Provided	Provided	Provided	
02	Waste Water Treatment	Proposed	Provided	Provided	Provided	
03	Provision of Sewerage line and Sewerage Treatment Plan	Proposed	Provided	Provided	Provided	

Ar. Rajesh Mohan Lal Rajoria
101/1, Siddharth Apartment
Opp. Dana Pani Restaurant
Jan Path, Shyam Nagar, Jaipur
CA/2015/68762
CTD No./Architect/2021/68

19/05/2023

STUDIO RKR ARCHITECTURE

101/1, SIDDHARTH APARTMENT OPP. DANA PANI RESTAURANT
JANPATH, SHYAM NAGAR, JAIPUR-302019
Tel : 0141-4016494 (O) ; +91 9828600550 (M)

04	Provision of Solid Waste Management	Proposed	Provided	Provided	Provided	
05	Certificate for Environment Clearance (If Applicable)	Concern to Establish granted from MoEF	Concern to Establish granted from MoEF	Concern to Establish granted from MoEF	Concern to Establish granted from MoEF	Submitted with Partial Completion Certificate
06	Provision of Solar Panels/Solar Water Heater	Proposed	Provided	Provided	Provided	
E-GREEN PARAMETERS:						
01	Plantation / Green / Park / Landscape	Proposed	Provided	Provided	Provided	
F-GENERAL PARAMETERS:						
01	Cut out / Open to Sky / Duct	Proposed	As/approved Maps			
02	Projections / Balconies (Covered / Extended)	1.22 M.	As/approved Maps			
03	Provision of Water Supply	Proposed	Provided	Provided	Provided	
04	Provision of Power /Electric Connectivity including transformer placement	Proposed	Provided	Provided	Provided	
05	Site development including parking signages, pathway, street lighting	Proposed	Provided	Provided	Provided	
06	Provision for physically challenged persons	Proposed	Provided	Provided	Provided	
07	Architectural finishings	Required	Completed	Completed	Completed	
08	Internal Changes / Deviation if any	Permissible	Done at site	Stores not provide which is added in FAR & Commercial area interchange which is permissible under rule 16.5(iii) of building bye laws		

Ar. Rajesh Mohan Lal Rajoria
101/1, Siddharth Apartment
Opp. Dana Pani Restaurant
Jan Path, Shyam Nagar, Jaipur
CA/2013/68762
CTE Ref./Architect/2021/68

19/05/2023

STUDIO RKR ARCHITECTURE

101/1, SIDDHARTH APARTMENT OPP. DANA PANI RESTAURANT
JANPATH, SHYAM NAGAR, JAIPUR-302019
Tel : 0141-4016494 (O) ; +91 9828600550 (M)

09	Any observations	other				
----	---------------------	-------	--	--	--	--


Ar. Rajesh Mohan Lal Rajoria
101/1, Siddharth Apartment
Opp. Dana Pani Restaurant
Jan Path, Shyam Nagar, Jaipur
CA/2015/68762
CTP Raj./Architect/2021/66

Architect:- Rajesh Mohan Lal Rajoria

Registration No. :- CA/2015/68762

Registration No. :- CTP Raj./Architect/2021/66

Structure Engineer. :- Mahendra Kawad

Registration No. :- M-1426331-6