

TELANGANA STATE REAL ESTATE REGULATORY AUTHORITY
Real Estate (Regulation & Development) Rules, 2017
FORM - 5

ARCHITECT'S CERTIFICATE

(To be uploaded by the promoter on his web page on the RERA portal for Quarterly Updates)

Date: _____

RERA No. : _____
Project Name : _____
Promoter Name: _____

To
The _____ (Name & Address of Promoter),

Subject: Certificate of Percentage of Completion of Construction Work of _____ No. of Building(s)/ _____ Wing(s) of the _____ Phase of the Project [TSRERA Registration Number] situated on the Survey no. ____/ Plot no _____ demarcated by its boundaries (latitude and longitude of the end points) _____ to the North _____ to the South _____ to the East _____ to the West, _____ Village _____ Mandal _____ District _____ PIN _____ admeasuring _____ sq.mts., area being developed by [Promoter's Name]

Sir,

This Certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 read with the Telangana State Real Estate (Regulation and Development) Rules, 2017.

I / We have verified the sanctioned drawing. The work is as per the sanctioned drawing given by the Competent Authority with Sanctioned Drawing No. _____

I/ We _____ have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of the Construction Work of the Building(s)/ _____ Wing(s) of the _____ Phase of the Project, situated on the Survey no. ____/ Plot no _____ demarcated by its boundaries (latitude and longitude of the end points) _____ to the North _____ to the South _____ to the East _____ to the West, _____ Village _____ Mandal _____ District _____ PIN _____ admeasuring _____ sq.mts., area being developed by [Promoter's Name]

1. Following technical professionals are appointed by Owner / Promoter:-

- (i) M/s/Shri/Smt _____ as L.S. / Architect;
- (ii) M/s /Shri / Smt _____ as Structural Consultant
- (iii) M/s /Shri / Smt _____ as MEP Consultant
- (iv) M/s /Shri / Smt _____ as Site Supervisor

Based on the Site Inspection dated _____, with respect to each of the Building/Wing of the aforesaid Real Estate Project , I Certify that as on the date of this Certificate, the Percentage of Work done for each of the building/Wing of the Real Estate Project as registered vide number _____ under TSRERA is as per table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B.

Table A

Building /Wing Number _____ (to be prepared separately for each Building /Wing of the Project)

Sl. No	Task/ Activity	Percentage of Work done (Approx.)
1	Excavation	
2	----- Number of Basement(s) and plinth	
3	Stilt Floor	
4	----- Number of Slabs of Super Structure	
5	Internal Walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/ Premises	
6	Sanitary Fittings within Flat/ Premises, Electrical Fittings within the Flat/ Premises.	
7	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	
8	The external plumbing and external plaster, elevation completion of terraces with waterproofing of the Building/ Wings	
9	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment/ CRZ NOC, Finishing to entrance lobby's, plinth protection, paving of areas appurtenant to Building, Compound Wall and all other requirements as may be required to obtain Completion Certificate.	

Table-B

Internal and External Development Works in respect of the entire Registered Phase/Project.

Sl.No	Common areas and Facilities/ Amenities	Proposed (Yes/No)	Percentage of work done	Details
1	Internal Roads & Footpaths			
2	Water Supply			
3	Sewerage (Chamber, lines, Septic Tank STP)			
4	Storm Water Drains			
5	Landscaping & Tree Planting			
6	Street Lighting			
7	Community Buildings			
8	Treatment and Disposal of sewage and sullage water			
9	Solid Waste management & Disposal			
10	Water conservation, Rain water harvesting			
11	Energy Management			
12	Fire protection and fire safety requirements			
13	Electrical meter room, sub – station, receiving station			
14	Others (Add more option)			

Table C

Any other facility/ amenity which has been proposed in Agreement of Sale

Sl. No	Facilities/ Amenities	Percentage of work done	Details
1			
2			
3			
4			

Yours Faithfully,

Signature & Name (in Block letter) of Architect

License No.:

Address:

Contact No.:

Email id:

Website link:

Place:

Date:

***Note:** The same Engineer is responsible for the completion of Project. In case of Change in the Engineer, approval needs to be taken from the Authority.