

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.12/Sr.No.-12/date- 28.02.2022


Check List for Completion Certificate of Residential building on Plot no. A, 6, 7, 8, 9, 10 & 11 on Khasra no. 547, 550 to 555, 557 & 558 Revenue Village-Kotra, Ajmer, Rajasthan						
1	Name of Plot Owner / Developer & Address		Mr. Kanhiya Lal S/o Shri Ramchand Purswani office Address-Plot No. A, 6 to 11, Pragati, Kotra Scheme, ajmer			
2	Ownership Details Date of issue of Lease Deed Actioned / Allotted / Converted under 90-A rules / Others		Mr. Kanhiya Lal Purswani & Mr. Gurna Mal Purswani 29.09.2012 Leas Deed			
3	Name of Present Owner		M/s G.I. Infrastructure			
4	Use of Plot (Land Use) as per lease deed		Residential Group Housing			
5	Plot No. / Building Address / Site		Plot no. A, 6, 7, 8, 9, 10 & 11 on Khasra no. 547, 550 to 555, 557 & 558 Revenue Village- Kotra, Ajmer			
6	Building Plan Approval as / building bye laws 2013		Building Plans approved as per Building bye Laws-2017			
7	Details of Building Plan Approval (Building Plan approval Committee Meeting)		Office of Nagar Nigam, Ajmer wide latter no. N.N.A./2018-19/M.B./291 Dated 01/05/2018			
8	Date of release of Approved Building Plans		Dated: - 01.05.2018			
9	Project Architect (As per Approved Maps)		Manish Maheshwari (B.E. Civil),			
10	Plot Area (As per Approved Building Plans)		2410.11 Sq.Mt.			
11	Inspection Report Date of start of construction Date of completion of construction Date of Inspection		30.05.2018 10.02.2022 21.02.2022			
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.)	2410.11 Sq.Mt.	2410.11 Sq.Mt.	2410.11 Sq.Mt.		
02	Width of Roads	24.00 M.	24.00 M.	24.00 M.		

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

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03	Direction/Facing Plot	South-West	South-West	South-West		
04	Setback:					
	Front:	12.00 m.	12.00 m.	12.00 m.		
	Side-I	6.00 m.	6.00 m.	6.00 m.		
	Side-II	6.00 m.	6.00 m.	6.00 m.		
	Rear-	6.00 m.	6.00 m.	6.00 m.		
05	(i)Ground Coverage	With in Set Back Area	With in Set Back Area	With in Set Back Area		
	(ii) Basement/Stilt Floor/Floors / podium if any	Basement + Stilt floor + 12 floors	Basement + Stilt floor + 12 floors	Basement + Stilt floor + 12 floors		
	(iii) Ramp Slope	1:8	1:8	1:8		
	(iv)No. of Stairs	02	02	02		
	• Riser	0.15 M.	0.15 M.	0.15 M.		
	• Tread	0.30 M.	0.30 M.	0.30 M.		
	• Width	1.20 M.	1.20 M.	1.20 M.		
	Lift / Elevators / Escalators	02	02	03		
	• No. of Lifts	1.9x2.40	1.9x2.40	1.9x2.40 x 2nos. & 1.80x1.90x1no.		
	• Size of Lifts					
06	(i) Height from Plinth Level	0.60 M.	0.60 M.	0.76 M		
	(ii)No. of Floors	Basement+Stilt + 12 Floors	Basement+Stilt + 12 Floors	Basement+Stilt + 12 Floors		
	Total Height					
	Excluding Parapet/Mumty/Lift Machine room / any architectural element	38.70 Meter from Road Level	39.07 M. from Road Level	39.07 M. from Road Level		
	Including Parapet/Mumty/Lift Machine room/any architectural element	46.45 M.	46.45 M..	46.45 M.		
07	F.A.R & B.A.R.(as applicable floor wise F.A.R.)	4.488(10818.30 sq.mt.)	4.487(10816.53 sq.mt.)	4.487(10816.53 sq.mt.)		


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08	Height of Compound Wall	Not Provided	2.00 m.	2.00 m.		
	No. of Entry/Exit & Width	04 Nos. Width not provided	03 Nos. with 4.5 & 3.60m x2 nos.	03 Nos. with 4.5 & 3.60m x2 nos.		
	Security Room Size	2.13 x 2.74	2.10 x 2.40	2.10 x 2.40		
	Any services in setback area	Not shown	Electrical Sub Station	Electrical Sub Station		
B-PARKING PARAMETERS						
01	Total no. of ECU acquired	119.00 e.c.u.	106.00 e.c.u.	106.00 e.c.u.		
02	Total no. of Car Parking					
	Stilt	26.00	35.00	35.00		
	Basement	21.00	15.00	15.00		
	Open area	42.00	29.00	29.00		
	Visitor's	25%	10%	10%		
	Mechanical Car Parking	nil	nil	nil		
	Provision of Car Lifts	Nil	Nil	Nil		
03	Two-Wheeler parking	89.00	81.00	81.00		
C-SAFETY PARAMETERS (Fire & Structure)						
01	Certification of Fire Safety and compliance of UDH order dated 21.01.2020 regarding fire safety	Required	NOC provided	NOC provided		
02	Certificate from Structural Engineer (Earthquake resistant)	Required	provided	Provided		
D-ENVIRONMENTAL PARAMETERS:						
01	Rain Water Harvesting	Proposed	Provided	Provided		

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02	Waste Water Treatment	Proposed	Provided	Provided		
03	Provision of Sewerage line and Sewerage Treatment Plan	Proposed	Provided	Provided		
04	Provision of Solid Waste Management	Proposed	Provided	Provided		
05	Certificate for Environment Clearance (If Applicable)	NA	NA	NA		
06	Provision of Solar Panels/Solar Water Heater	Proposed	Provided	Provided		
E-GREEN PARAMETERS:						
01	Plantation / Green / Park / Landscape	Proposed	Provided	Provided		
F-GENERAL PARAMETERS:						
01	Cut out / Open to Sky / Duct	Proposed	As/approved Maps	As/approved Maps		
02	Projections / Balconies (Covered / Extended)	1.50 M.	As/approved Maps	As/approved Maps		
03	Provision of Water Supply	Proposed	Provided	Provided		
04	Provision of Power /Electric Connectivity including transformer placement	Proposed	Provided	Provided		
05	Site development including parking signages, pathway, street lighting	Proposed	Completed	Completed		
06	Provision for physically challenged persons	Proposed	Provided	Provided		

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07	Architectural finishings i.e. colour, Plaster, false ceiling, D/W, flooring etc.	Proposed	Completed	Completed		
08	Internal Changes / Deviation If any	Allowed	No changes	No changes		
09	Any other observations					


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Architect:- Rajesh Mohan Lal Rajoria

Registration No. :- CA/2015/68762

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

Structure Engineer. :- Manish Gupta

B.E. (Civil) M. Tech (Structure)

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Completion Certificate

I hereby certify that the Building constructed on Plot no. A, 6, 7, 8, 9, 10 & 11 on Khasra no. 547, 550 to 555, 557 & 558 at Revenue Village- Kotra, Ajmer, Raj. Developed by G I Infra Structure & Co- promoter M/s G I Infra International Private Limited was personally inspected by me and based on above facts, construction on site is complete in accordance with the approved building plans. Type of building is Residential apartment, is also in accordance with the approved plan. Hence the completion Certificate is issued under my signature on dated 28.02.2022.


Rajesh Mohan Lal Rajoria
Architect
CA/2015/68762

Architect:- Rajesh Mohan Lal Rajoria

Registration No. :- CA/2015/68762

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

COPY PROVIDED TO

- 1> Mr. Kanhiya Lal S/o Shri Ramchand Purswani
- 2> Commissioner, Nagar Nigam, Ajmer