

FORM 1
ARCHITECT'S CERTIFICATE

Ref No. RERA/Lotus/P-439/ 07-22/160

Date : 28.07.2022

To
M/s. Lotus Properties, through Mr. Santosh Karnawat & others
Chinchwad, Pune.

Subject : Certificate of Percentage of Completion of Construction Work "**Urban Homes - B Wing**" of the Project [MahaRERA Registration Number [**Newly Applied**] situated on the Plot bearing Survey no. 413/1/1 & 413/2, village Charholi, Taluka Haveli, District - Pune, PIN - 412105, of total plot area for entire development admeasuring 10449.13 sq. mts. area being developed by **M/s. Lotus Properties, through Mr. Santosh Karnawat & others.**

Sir,

I/ We, Solespace, have undertaken assignment as an Architect of certifying Percentage of Completion of Construction Work of "**Urban Homes - B Wing**" of the Project, situated on the plot bearing Survey no. 413/1/1 & 413/2, village Charholi, Taluka Haveli, District - Pune, PIN - 412105, of total plot area for entire development admeasuring 10449.13 sq. mts. area being developed by **M/s. Lotus Properties, through Mr. Santosh Karnawat & others.**

Based on Site Inspection, 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 supervised by Site Chief Engineer for each of the building/Wing of the Real Estate Project as registered vide number (**Applied**) under MahaRERA 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.

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Signature of Promoters



Table A
Wing B (Comm. + Resi. + MHADA)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0%
2	2 Number of Basement(s)	0%
3	Number of Podiums	NA
4	Plinth	0%
5	Stilt Floor	0%
6	15 Number of Slabs of Super Structure	0%
7	a) Internal walls	0%
	b) Internal Plaster,	0%
	c) Floorings within Flats/Premises,	0%
	d) Doors and Windows to each of the Flat/Premises	0%
8	a) Sanitary Fittings within the Flat/Premises,	0%
	b) Electrical Fittings within the Flat/Premises	0%
9	a) Staircase, lift well & lobbies	0%
	b) Overhead water tank and lift m/c room	0%
	c) Underground Water Tanks	0%
10	a) External plumbing	0%
	b) External plaster	0%
	c) Completion of terraces with waterproofing of the Building/Wing,	0%
	d) Elevation	0%
11	a) Installation of lifts,	0%
	b) Water pumps,	0%
	c) Fire Fighting Fittings and Equipment as per CFO NOC,	0%
	d) Electrical fittings to Common Areas,	0%
	e) Compliance to conditions of environment /CRZ NOC,	0%
	f) Finishing to entrance lobby's,	0%
	g) plinth protection, paving of areas appurtenant to Building/Wing	0%
	h) Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate.	0%

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TABLE-B

Internal & External Development Works in Respect of the entire Registered Phase

S. No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1.	a) Internal Roads	No	-	-
	b) Footpath's	No	-	
	c) Only Drive way	Yes	0%	
2.	Water Supply	Yes	0%	As remark mentioned in water NOC
3.	Sewerage (chamber, lines, Septic Tank, STP)	Yes	0%	As remark mentioned in Drainage NOC
4.	Storm Water Drains	Yes	0%	As remark mentioned in water NOC
5.	Landscaping & Tree Planting	Yes	0%	As remark mentioned in Garden NOC
6.	Campus Lighting	Yes	0%	As per Consultants drawings
7.	Community Buildings (Club House)	Yes	0%	-
8.	Treatment and disposal of sewage and sullage water	Yes	0%	As remark mention in drainage NOC
9.	Solid Waste management & disposal	Yes	0%	-
10.	Water conservation, rain water harvesting	Yes	0%	As per EC & MPCB norms
11.	Energy Management	Yes	0%	
12.	Fire protection and fire safety requirements	Yes	0%	As remark mentioned in Fire NOC
13.	Electrical meter room, sub-station, receiving station	Yes	0%	As per MSEDCL norms

Yours Faithfully

Signature & Name

(M/S. Solespace, Ar. Shashank Phadke) of L.S/ Architect
(License No. CA/92/14807)

Agreed & accepted by

Signature of Promoters

M/s. Lotus Properties

