

**FORM 1**

(See Regulation 3)

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of New Project and for withdrawal of Money from Designated Account)

Date: 14/08/2021

To
The Lushlife Real Estate LLP
Through authorized signatory
Mr. Rohan Malani
403, San Mahu Complex, 5 Bund Garden
Opp. Poona Club, Pune-411001.

Subject: Certificate of Percentage of Completion of Construction Work of Impero Building / A and B Wing of the I Phase of the project (Maha RERA Registration No. P 52100013409) situated on the plot bearing Survey No. 22/2 part, 22/3 part, & 22/5/1/1 demarcated by its boundaries (latitude and longitude of the end points) By land of Survey No. 22/2 & 22/3 part to the North, Nala to the South, By land of Survey no. 18 to the East, By land of Survey No. 22/6 part to the West of Division Pune, Village - Autade Handewadi, Taluka Haveli, District Pune, PIN - 411060 admeasuring 4129.90 Sq. Mtrs. Area being developed by Lushlife Real Estate LLP through authorized signatory Mr. Rohan Malani.

Sir,

I/ We Rahul Malwadkar have undertaken assignment as Architect/ Licensed Surveyor of certifying Percentage of Completion of Construction Work of the Impero Building/ A, B Wing of the I Phase of the Project, situated on the plot bearing Survey No. 22/2 part, 22/3 part, & 22/5/1/1 part of Division Pune Village Autade Handewadi, Taluka Haveli, District Pune, PIN - 411060 admeasuring 4129.90 Sq. Mtrs. Area being developed by Lushlife Real Estate LLP through authorised signatory Mr. Rohan Malani.

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

- (i) Mr. Rahul Malwadkar as L.S/ Architect;
- (ii) Mr. G.A. Bhilare as Structural Consultant
- (iii) M/s/ Siddhivinayak MEP Consultant
- (iv) M/s/ Shri. Uday Shah as Site Supervisor

Based on site Inspection, with respect to each of the Building/ Wing A, B of the aforesaid Real Estate Project, I Certify hat 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 P52100013409 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

For MALWADKAR ARCHITECTS

*B. Malwadkar*

Partner

Table A
Building Impero/ Wing Number A (to be prepared separately for each Building/ Wing of the Project)

Sr. No.	Tasks/ Activity	Percentage of Work done
1	Excavation	100%
2	01 Number of Ground floor and Plinth	100%
3	0 Number of Podiums	100%
4	Stilt Floor	100%
5	Number of slabs of Super Structure	100%
6	Internal walls, internal Plaster, Flooring within flats/ Premises, Doors and Windows to each of the Flat/ Premises	60%
7	Sanitary Fitting within the Flats/ premises, Electrical Fitting within Flat/ Premises	10%
8	Staircases, lifts Wells and Lobbies at each Floor level connection Staircases and Lifts, Overhead and underground Water Tanks	5%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of Building / Wing,	80%
10	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fitting to Common Area, electro, mechanical equipment, Compliance to conditions o Environment/ CRZ NOC, Finishing to entrance lobby/s, Plinth protection , paving of areas appurtenant to Building./ Wing, Compound Wall and all other requirements as may be required to obtain Occupation/ Completion Certificate	5%

For MALWADKAR ARCHITECTS



Bhalu S.

Partner

Table A

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

Sr. No.	Tasks/ Activity	Percentage of Work done
1	Excavation	100%
2	01 Number of Ground floor and Plinth	100%
3	0 Number of Podiums	N.A.
4	Stilt Floor	100%
5	Number of slabs of Super Structure	90%
6	Internal walls, internal Plaster, Flooring within flats/ Premises, Doors and Windows to each of the Flat/ Premises	20%
7	Sanitary Fitting within the Flats/ premises, Electrical Fitting within Flat/ Premises	2%
8	Staircases, lifts Wells and Lobbies at each Floor level connection Staircases and Lifts, Overhead and underground Water Tanks	0%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of Building / Wing,	0%
10	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fitting to Common Area, electro, mechanical equipment, Compliance to conditions o Environment/ CRZ NOC, Finishing to entrance lobby/s, Plinth protection , paving of areas appurtenant to Building./ Wing, Compound Wall and all other requirements as may be required to obtain Occupation/ Completion Certificate	5%

For MALWADKAR ARCHITECTS



Bldw.

Partner

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

S. No.	Common area and Facilities, Amenities	Proposed (Yes/ No)	Percentage of work done
1.	Internal Roads and Foot paths	Yes	0%
	Water Supply	Yes	0%
3.	Sewage (Chamber, lines, Septic Tank, STP)	Yes	0%
4	Storm Water Drains	Yes	0%
5	Landscaping & Tree planting	Yes	0%
6	Street Lighting	Yes	0%
7	Community Buildings		
8	Treatment and disposal of sewage and sullage water	Yes	0%
9	Solid Waste management & Disposal	Yes	0%
10	Water Conservation, Rain water harvesting	Yes	0%
11	Energy management		
12	Fire Protection and fire safety requirements	Yes	0%
13	Electrical meter room, substation, receiving station	Yes	0%
14	Others (Option to add more)		

Yours Faithfully,

B.N. Malwadkar

For Malwadkar Architects
 Ar B.N. Malwadkar
 Ar Rahul Malwadkar
 Reg. N. CA/93/15629

