

LANDMARK PLANNERS

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DATE : 02/04/2018
REF.NO: 169/RERA/02

FORM 1 ARCHITECT'S CERTIFICATE

To,
NG RATHI ENTERPRISES,
283 Shukrawar Peth , Prestige Point,
1st Floor , Office No 1.
Pune -411002

Subject : Certificate of Percentage of Completion of Construction Work of **Wing-A & Wing-B** of the Project **Urbano** [MahaRERA Registration Number **P52100006449**] situated on the Plot bearing C.N.No./CTS. No./ Survey no./Final Plot No. **Gat No.1069(P)** demarcated by its boundaries (latitude and longitude of the end points 18°34'29"N, 73°59'29"E) to the North **Adjacent Gat No. 1070 & 1071** to the South **Adjacent Gat No. 1068**, to the East **Adjacent Gat No. 1069 (P)**, **Adjacent Gat No. 1071** to the West of Division **Pune Village: Wagholi**, Tal: **Haveli**, District: **Pune** , PIN: **412207** admeasuring **8800.00 Sq mts.** area being developed by **NG RATHI ENTERPRISES**.

Sir,

I Ar. Deepesh P. Bhurat (Landmark Planners), have undertaken assignment as Architect of certifying 37% Construction Work Has Been Completed of the **A & B Building(s)/Wing(s)** of the **Urbano** ,the Project situated on the Plot bearing C.N.No./CTS. No./ Survey no./Final Plot No. **Gat No.1069(P)** of Division **Pune Village: Wagholi**, Tal: **Haveli**, District: **Pune** PIN: **412207** admeasuring **8800.00 Sq mts.** area being developed by **NG RATHI ENTERPRISES**.

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

- | | |
|---|----------------------------|
| (i) M/s/Shri/Smt. Landmark Planners | as L.S Architect; |
| (ii) M/s/Shri/Smt. Spectrum Consultants | as Structural Consultants; |
| (iii) M/s/Shri/Smt. Mahesh Deshpande | as MEP Consultants;- |
| (iv) M/s/Shri/Smt. Mahesh Abhang | as Site Engineer. |

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 for each of the building/Wing of the Real Estate Project as registered vide number **P52100006449** 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.



Table A: 'A' Wing

Sr. No.	Tasks / Activity	Percentage of Work
1.	Excavation	100%
2.	1 Number of Plinth	100%
3.	Number of Podiums	NA
4.	Lower Level parking	100%
5.	Upper Level Parking	100%
6.	11 number of Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	25%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0%
10.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
11.	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/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0%



Table A: 'B' Wing

Sr. No.	Tasks / Activity	Percentage of Work
1.	Excavation	0%
2.	1 Number of Plinth	0%
3.	Number of <u>Podiums</u>	NA
4.	Stilt Floor	0%
5.	03 number of Slabs of Super Structure	0%
6.	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0%
7.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8.	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0%
9.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
10.	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/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	0%
		0%

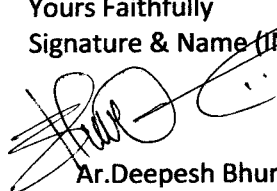


TABLE- B**Internal & External Development Works in Respect of the entire Registered Phase**

S.No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1.	Internal Roads & Footpaths	yes	0	
2.	Water Supply	yes	0	
3.	Sewerage (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	yes	0	
8.	Treatment and disposal of sewage and sludge water	yes	0	
9.	Solid Waste management & Disposal	yes	0	
10.	Water conservation, Rain water harvesting	yes	0	
11.	Energy management	yes	0	
12.	Fire protection and fire safety	yes	0	
13.	Electrical meter room, sub-station,	yes	0	
14.	Others (Option to Add more)	-	-	-

Yours Faithfully

Signature & Name (IN BLOCK LETTERS) of L.S/ Architect

Ar. Deepesh Bhurat
(License NO: CA/2003/32060)