

SAMEER S. LOTKE & ASSOCIATES



architects & interior designers

Office No. 205, 206, Cosmos Mary Park,
Opp. Pratap Talkies, Kolbad,
Thane (W) - 400 601.
Tel. : 022 - 25479973
E-mail : admin@sslassociates.in

Date:- 30.09.2020

To,
M/s. UNIQUE BUILD CORN BUILDERS & DEVELOPERS,
B-1/1st Floor, Nirmal Nagari,
Nirmal Nagari Road, Dawale Gaon,
Ashtavinayak Hall, Thane - 400 612.

Sub.: Certificate of Percentage of Completion of Construction Work of Buildings A1, (Imperial tower) situated on Plot Bearing Survey No. 5/2,3 Village Dawale, Tal & Dist. Thane, PIN- 400 612; demarcated by its boundaries, (Latitude: 19°09'39"N and Longitude: 73°02'57"E point), S.No. 4/10 to the North, S.No. 9 & 30.00 m. wide D.P. Road to the South, S.No. 189 to the East and S.No. 5/1, 5, 9, 10, 14, 15, 16, 17, 18 to the West; Division - Konkan; sanctioned by Thane Municipal Corporation vide **V.P. No S11/0044/12**; Plot Area admeasuring 14400.00 Sq.Mts. ; Plinth area of Building A1 342.00 sq.mt. being developed by M/s. UNIQUE BUILD CORN BUILDERS & DEVELOPERS,

Ref.: MahaRERA Registration No.: P51700019554

Sir/Madam,

I, Ar. Sameer S. Lotke, have undertaken the assignment of certifying Percentage of Completion of Construction Work of the aforesaid development bearing the subject Project Details.

Following technical professionals are appointed by Promoter:

1. M/s. Sameer S. Lotke & Associates (**Architect**),
2. M/s. SS Cons. (**Structural Consultant**),
3. M/s. Enviro Con. (**MEP Consultant**), and
4. Mr. Mohammad S. chandankeri (**Site Supervisor/Engineer**).

Based on Site Inspection, with respect to each of the Buildings 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 buildings is as per Table A, attached along with. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B, as per attachment.

This certificate is issued on the request of the client, in accordance with MahaRERA Regulations 2017, Part-II, Dated 24th April 2017.

Yours faithfully,

Ar. Sameer S. Lotke.
for M/s. Sameer S. Lotke & Associates
(Reg.No. CA/2005/36694)

Attachments:

1. Table A and Table B

1. TABLE - A: Building A1:

Sr. No. (1)	Tasks / Activity (2)	Percentage of work done (in%) (3)
		Bldg. A1 – (Gr.(pt.)+St.(pt.)+ 1 st to 3rd floors)
1.	Excavation	100
2.a	Number of Basement	NA
2.b	Number of Plinth	90
3.	Number of Podiums	NA
4.	Stilt Floor	0
5.	Number of Slabs of Super Structure (A1- 19 nos.)	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.	Staircase, Lift Wells and Lobbies at each Floor level connecting Staircase 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

2. TABLE-B: Internal & External Development Works in respect of the entire Registered Phase

Sr. No. (1)	Common areas and Facilities Amenities (2)	Proposed (Yes/No) (3)	Percentage of Work Done (4)	Details (5)
1.	Internal Roads & Footpaths.	NO	NA	NA
2.	Water Supply	YES	0	Not started
3.	Sewerage (chamber, lines, Septic Tank, STP)	YES	0	Not started
4.	Storm Water Drains	YES	0	Not started
5.	Landscaping & Tree Planting.	YES	50	In Process
6.	Street Lighting	NO	NA	NA
7.	Community Buildings	YES	100	Club House
8.	Treatment and disposal of sewage and sullage water.	YES	0	Not started
9.	Solid Waste management & Disposal.	NO	NA	NA
10.	Water conservation, Rain water harvesting.	YES	0	Not started
11.	Energy management	YES	0	Not started
12.	Fire protection and fire safety requirements	YES	0	Not started
13.	Electrical meter room, sub-station, receiving station	YES	0	Not started


 Ar. Sameer S. Lotke.
 for M/s. Sameer S. Lotke & Associates
 (Reg.No. CA/2005/36694)