

KHIRE-BHIDE & ASSOCIATES
Architects & Designers



'Jay Kamal' Apartment, 336, Narayan Peth, Near Modi Ganapati, Pune - 411030
Tel. : 020 - 24491567, 30571567 / Website : www.khirebhide.com
Email : khire_bhide@rediffmail.com / khirebhideassociate@gmail.com



FORM 1 [see Regulation 3]
ARCHITECT'S CERTIFICATE

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

To,

Date: 05/03/2019.

**M/s R.R.Lunkad Builder & Promoters, S.No.168/2, R.K.Lunkad Business center,
3rd Floor, Kokane Chowk, Pimple Saudagar, Pune – 411027.**

SUBJECT: Certificate of Percentage of Completion of Construction Work of 4 No. of Building(s) of Project **"AKSHAY SHRUSHTI" Building A, B, C & D [52100015477]** Applied situated on the Plot bearing C.N. No/CTS No./Survey No./ Final Plot **S.No. 151/3 (P)**. demarcated by its boundaries (latitude and longitude of the end points) **47.50 M** to the North **57.80M** to the South **146.65M** to the East **190.82 M** to the West of Division **Pune** village **Wadmukhwadi Taluka Haveli District Pune PIN 412105**. admeasuring **6480.56** sq.mts. area being developed by **Akshay Builders & Developers Thr. Mr.Rajendra R.Lunkad.**

Sir,

I/ We **Khire Bhide Associates** have undertaken assignment as **Architect /Licensed Surveyor** of certifying Percentage of Completion of Construction Work of the 4 Building(s) of the Project 4 building situated on the plot bearing C.N. No/ CTS No./Survey No./Final Plot **S.No. 151/3 (P)**. of Division **Pune** Village **Wadmukhwadi Taluka Haveli District Pune PIN 412105**. admeasuring **6480.56** sq.mts. area being developed by **Akshay Builders & Developers Thr. Mr.Rajendra R.Lunkad.**

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

- (i) M/s/Shri/Smt. **Khire Bhide Associates** as L.S. / Architect;
- (ii) M/s /Shri / Smt. **Spectrum Consultants** as Structural Consultant
- (iii) M/s /Shri / Smt. **Sunil Lohar** 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 under **52100015477** is as per table A herein below. The percentage of the work exeuted with respect to each of the activity of the entire phase is detailed in Table B.

Yours sincerely,

For Khire-Bhide & Associates.


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TABLE-A

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

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100
2	0 No. Plinth	100
3	0 No of podium	-
4	Stilt floor	-
5	08 Out of 10 No of slabs of superstructure	80
6	Internal walls, Internal plaster, flooring within flats/premises, Doors and windows to each of the flats/Premises	40
7	Sanitary fittings within flat/premises, electrical fittings within the flats/premises	10
8	Staircase, Lift wells and lobbies at each floor level connecting staircases and lifts, overhead and underground water tanks	40
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



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TABLE-A

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

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100
2	0 No. Plinth	100
3	0 No of podium	-
4	Stilt floor	-
5	06 Out of 10 No.of slabs of superstructure	60
6	Internal walls, Internal plaster, flooring within flats/premises, Doors and windows to each of the flats/Premises	10
7	Sanitary fittings within flat/premises, electrical fittings within the flats/premises	0
8	Staircase, Lift wells and lobbies at each floor level connecting staircases and lifts, overhead and underground water tanks	40
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



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TABLE-A

Building C (MHADA) (to be prepared separately for each Building /Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100
2	0 No. Plinth	100
3	0 No of podium	-
4	Stilt floor	-
5	08 Out of 09 No.of slabs of superstructure	85
6	Internal walls, Internal plaster, flooring within flats/premises, Doors and windows to each of the flats/Premises	10
7	Sanitary fittings within flat/premises, electrical fittings within the flats/premises	10
8	Staircase, Lift wells and lobbies at each floor level connecting staircases and lifts, overhead and underground water tanks	50
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



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TABLE-A

Building D (to be prepared separately for each Building /Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100
2	1 No. Plinth	100
3	0 No of podium	-
4	Stilt floor	-
5	04 Out of 05 No.of slabs of superstructure	80
6	Internal walls, Internal plaster, flooring within flats/premises, Doors and windows to each of the flats/Premises	0
7	Sanitary fittings within flat/premises, electrical fittings within the flats/premises	0
8	Staircase, Lift wells and lobbies at each floor level connecting staircases and lifts, overhead and underground water tanks	20
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



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Table B

Internal and External Development Works in respect of the entire Registered Phase

S.No	Common areas and Facilities, Amenities	Proposed	Percentage of Work done	Details
1	Internal Roads & Foothpaths.	Yes	0	Trimix
2	Water Supply	Yes	0	PCMC and Bore well
3	Sewerage (chamber, lines, Septic Tank, STP).	Yes	0	As per PCMC Norms
4	Storm Water Drains	No	0	-
5	Landscaping& Tree Planting.	Yes	0	As per PCMC Norms
6	Street Lighting	Yes	0	-
7	Community Buildings	No	0	-
8	Treatment and disposal of sewage and sullage water.	No	0	-
9	Solid Waste management & Disposal.	No	0	-
10	Water conservation, Rain water harvesting.	Yes	0	As per PCMC Norms
11	Energy management	Yes	0	As per Design
12	Fire protection and fire safety requirements	Yes	0	As per PCMC Norms
13	Electrical meter room, sub-station, receiving station.	Yes	0	As per PCMC Norms



Yours sincerely,
For Khire-Bhide & Associates.