

FORM 1

ARCHITECT'S CERTIFICATE

To
M/S. AARNIK REALTY LLP,
REGENCY CLASSIC, 7TH FLOOR,
S.NO. 36/1/1, OFFICE NO 701,
SOLITAIRE WORLD, BANER ROAD,
BANER, PUNE, MAHARASHTRA -411045

Date: 10.01.2023

Subject: Certificate of Percentage of Completion of Construction Work of Project named
**"La Moda" Residential & Commercial building situated at S No. 31/2 & 31/3A at
Balewadi, Taluka-Haveli, Dist-Pune-411045 having MahaRERA Registration
Number P52100048255 being developed by M/S. AARNIK REALTY LLP.**

Sir,

I/We **Ar. Shirish Vishwanath Sonawane (Partner, Studio SA Architects)** have
undertaken assignment as Architect/Licensed of certifying Percentage of Completion of
Construction Work of Project named **"La Moda" Residential & Commercial building**
situated at **S No. 31/2 & 31/3A at Balewadi, Taluka-Haveli, Dist-Pune-411045** having
MahaRERA Registration Number **P52100048255** being developed by **M/S. AARNIK
REALTY LLP.**

Based on Site Inspection, with respect to Layout/ each of the Building/Wing of the afore
said 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 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
"La Moda" Residential & Commercial building

Sr. No	Tasks /Activity	Percentage of work done.
1	Excavation	0 %
2	Number of Basements -1	0 %
3	Number of Podiums - 0	0%
4	Number of Plinth-1	0 %
5	Stilt Floor - Yes	0%
6	6 Number of Slab of Super Structure	0 %

7	Internal Walls, Internal Plaster, Floorings, Doors and Windows Within Flats/Premises	0 %
8	Sanitary Fitting Within the Flat/Premises	0%
9	Staircase, Lift Walls and Lobbies at each Floor level connecting Staircase ad Lifts, Overhead and Underground Water Tanks.	0 %
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the building/ Wing.	0%
11	Installation of lifts , water pumps , Fire Fighting Fitting, and Equipments as per CFO NOC, Electrical fitting to Common Areas ,electro, mechanical equipments/CRZ NOC, Finishing to entrance lobby/. Plinth protection paving of areas appurtenant to Building/ Wing, Compound wall and all other requirement as may be required to complete project as per specifications in agreement of sale. Any other activities.	0 %

TABLE-B

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

S.no	Common areas and Facilities, Amenities	Proposed (Yes / No)	Percentage of Work done	Details
1	Internal Roads And Footpaths	No	0%	NA
2	Water Supply	Yes	0%	Supply by Borewell/Tankers/As per Agreement
3	Sewage(chamber ,lines, septic tank, STP)	Yes	0%	As per Drawing
4	Strom Water Drains	No	0%	As per Plumbing Consultant's Drawing
5	Landscaping and Tree Planting	Yes	0%	As per Consultant's Drawing
6	Street Lighting	No	0%	NA
7	Community Building	No	0%	To be provided in Final Phase
8	Treatment and Disposal of sewage and sullage water	No	0%	As per Consultant's Drawing
9	Solid Waste management and Disposal	No	0%	As per slandered

10	Water conservation , Rain Water harvesting	Yes	0%	As per Consultant's Drawing
11	Energy management			
12	Fire protection and fire safety requirements			
13	Electrical meter room, sub-station, receiving station	Yes	0%	As per Electrical Consultant's Drawing

Yours Faithfully,

For **STUDIOSA ARCHITECTS**

Shirish

Ar. Shirish Vishwanath Sonawane ;
CA/93/15613
Partner



Agreed and Accepted by:

For **M/s. Aarnik Realty LLP**



[Signature]
Authorized Partner

Date :-