

Date: 14/07/2017

To,
M/s. Rohan Builders & Developers Pvt. Ltd.
1, Modibuag, Commercial Building,
Ganeshkhind Road, Shivajinagar,
Pune-411016.

Subject: Certificate of Percentage of Completion of Construction Work of Building A with 6wings (A1 to A6) of the **Rohan Abhilasha Building A Project** situated on the plot bearing **Gat No.1458 to 1465, Wagholi, Tal. Haveli, Dist. Pune** demarcated by its boundaries (latitude and longitude of the end points) **18.595717, 73.967626** to the North **18.594680, 73.967713** to the South **18.595286, 73.968272** to the East **18.595262, 73.967060** to the West **Wagholi village, Haveli Taluka, Pune District, PIN 412207** admeasuring **8573.70 Sq.mts.** area being developed by **Rohan Builders & Developers Pvt. Ltd.**

Sir,

I, **Prakash Kulkarni Partner of Ankur Associates** have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of Building A with 6wings (A1 to A6) of the **Rohan Abhilasha Building A Project** situated on the plot bearing **Gat No. 1458 to 1465** demarcated by its boundaries (latitude and longitude of the end points)**18.595717, 73.967626** to the North **18.594680, 73.967713** to the South **18.595286, 73.968272** to the East **18.595262, 73.967060** to the West **Wagholi village, Haveli Taluka, Pune District, PIN 412207** admeasuring **8573.70 Sq.mts.** area being developed by **Rohan Builders & Developers Pvt. Ltd.**

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

- i) M/s Ankur Associates, Shri Prakash Kulkarni as Architect;
- ii) M/s JW Consultants LLP, Shri Umesh Joshi as Structural Consultant;
- iii) M/s CCPL, Macline Consultant Pvt. Ltd. as MEP Consultant;
- iv) Shri Ajay Pardeshi as Site Engineer/Supervisor;

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 to be registered 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

Wing A1 of Building A

Sr. No.	Tasks/ Activity	Percentage of Work Done
1	Excavation *	100%
2	Lower parking + Ground parking and Plinth *	100%
3	X number of Podiums *	100%
4	Silt Floor *	NA
5	12 number of Slabs of Super Structure *	100%
6	Internal walls, Internal plaster, floorings within flats/ premises, Doors and Windows to each of the flat/ premises *	100%
7	Sanitary fittings within the flat/ premises, electrical fittings within the flat/ premises *	15%
8	Staircases, lifts wells and lobbies at each floor, elevation, completion of terraces with waterproofing of the building/wing *	90%
9	The external plumbing and external plastering, elevation, completion of terraces with waterproofing of the building wing *	95%
10	Installation of lifts, water pumps, fire fighting fittings, and equipments as per CFO NOC, Electrical fittings to common areas, electro mechanical equipments, compliance to conditions of environment/ CRZ NOC, finishing to entrance lobby, plinth protection, paving of areas appurtenant to building/ wing, compound wall and all other requirements as may be required to Obtain Occupation/ Completion Certificate *	10%

Wing A2 of Building A

Sr. No.	Tasks/ Activity	Percentage of Work Done
1	Excavation *	100%
2	Lower parking + Ground parking and Plinth *	100%
3	X number of Podiums *	100%
4	Still Floor *	NA
5	12 number of Slabs of Super Structure *	100%
6	Internal walls, Internal plaster, floorings within flats/ premises, Doors and Windows to each of the flat/ premises *	95%
7	Sanitary fittings within the flat/ premises, electrical fittings within the flat/ premises *	0%
8	Staircases, lifts wells and lobbies at each floor, elevation, completion of terraces with waterproofing of the building/wing *	80%
9	The external plumbing and external plastering, elevation, completion of terraces with waterproofing of the building wing *	90%
10	Installation of lifts, water pumps, fire fighting fittings, and equipments as per CFO NOC, Electrical fittings to common areas, electro mechanical equipments, compliance to conditions of environment/ CRZ NOC, finishing to entrance lobby, plinth protection, paving of areas appurtenant to building/ wing, compound wall and all other requirements as may be required to Obtain Occupation/ Completion Certificate *	10%

Wing A3 of Building A

Sr. No.	Tasks/ Activity	Percentage of Work Done
1	Excavation *	100%
2	Lower parking + Ground parking and Plinth *	100%
3	X number of Podiums *	100%
4	Stilt Floor *	NA
5	12 number of Slabs of Super Structure *	100%
6	Internal walls, Internal plaster, floorings within flats/ premises, Doors and Windows to each of the flat/ premises *	85%
7	Sanitary fittings within the flat/ premises, electrical fittings within the flat/ premises *	0%
8	Staircases, lifts wells and lobbies at each floor, elevation, completion of terraces with waterproofing of the building/wing *	70%
9	The external plumbing and external plastering, elevation, completion of terraces with waterproofing of the building wing *	80%
10	Installation of lifts, water pumps, fire fighting fittings, and equipments as per CFO NOC, Electrical fittings to common areas, electro mechanical equipments, compliance to conditions of environment/ CRZ NOC, finishing to entrance lobby, 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%

Wing A4 of Building A

Sr. No.	Tasks/ Activity	Percentage of Work Done
1	Excavation *	100%
2	Lower parking + Ground parking and Plinth *	100%
3	X number of Podiums *	100%
4	Still Floor *	NA
5	12 number of Slabs of Super Structure *	100%
6	Internal walls, Internal plaster, floorings within flats/ premises, Doors and Windows to each of the flat/ premises *	80%
7	Sanitary fittings within the flat/ premises, electrical fittings within the flat/ premises *	0%
8	Staircases, lifts wells and lobbies at each floor, elevation, completion of terraces with waterproofing of the building/wing *	30%
9	The external plumbing and external plastering, elevation, completion of terraces with waterproofing of the building wing *	75%
10	Installation of lifts, water pumps, fire fighting fittings, and equipments as per CFO NOC, Electrical fittings to common areas, electro mechanical equipments, compliance to conditions of environment/ CRZ NOC, finishing to entrance lobby, 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%

Wing A5 of Building A

Sr. No.	Tasks/ Activity	Percentage of Work Done
1	Excavation *	100%
2	Lower parking + Ground parking and Plinth *	100%
3	X number of Podiums *	100%
4	Stilt Floor *	NA
5	12 number of Slabs of Super Structure *	100%
6	Internal walls, internal plaster, floorings within flats/ premises, Doors and Windows to each of the flat/ premises *	75%
7	Sanitary fittings within the flat/ premises, electrical fittings within the flat/ premises *	0%
8	Staircases, lifts wells and lobbies at each floor, elevation, completion of terraces with waterproofing of the building/wing *	30%
9	The external plumbing and external plastering, elevation, completion of terraces with waterproofing of the building wing *	70%
10	Installation of lifts, water pumps, fire fighting fittings, and equipments as per CPQ NOC, Electrical fittings to common areas, electro mechanical equipments, compliance to conditions of environment/ CRZ NOC, finishing to entrance lobby, 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%

Wing A6 of Building A

Sr. No.	Tasks/ Activity	Percentage of Work Done
1	Excavation *	100%
2	Lower parking + Ground parking and Plinth *	100%
3	X number of Podiums *	100%
4	Stilt Floor *	NA
5	12 number of Slabs of Super Structure *	100%
6	Internal walls, Internal plaster, floorings within flats/ premises, Doors and Windows to each of the flat/ premises *	80%
7	Sanitary fittings within the flat/ premises, electrical fittings within the flat/ premises *	0%
8	Staircases, lifts wells and lobbies at each floor, elevation, completion of terraces with waterproofing of the building/wing *	30%
9	The external plumbing and external plastering, elevation, completion of terraces with waterproofing of the building wing *	0%
10	Installation of lifts, water pumps, fire fighting fittings, and equipments as per CEO NOC, Electrical fittings to common areas, electro mechanical equipments, compliance to conditions of environment/ CRZ NOC, finishing to entrance lobby, 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 B

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

Sr. No.	Common areas and Facilities, Amenities	Proposed	Percentage of Completion	Details
1	Internal Roads & Footpaths *	Yes	15%	Entire Project
2	Water Supply *	Yes	50%	Building A
	Water Supply *	Yes	18%	Entire Project
3	Sewage (Chamber, lines, Septic Tank, STP) *	Yes	30%	Building A
	Sewage (Chamber, lines, Septic Tank, STP) *	Yes	10%	Entire Project
4	Storm Water Drains *	Yes	80%	Building A
	Storm Water Drains *	Yes	30%	Entire Project
5	Landscaping and Tree Planting *	Yes	0%	Entire Project
6	Street Lighting *	Yes	0%	Entire Project
7	Community Buildings *	Yes	0%	Club House for entire project
8	Treatment and Disposal of Sewage and Sullage Water *	Yes	5%	Entire Project
9	Solid Waste Management and Disposal *	Yes	0%	Entire Project
10	Water Conservation and Rain Water Harvesting *	Yes	5%	Entire Project
11	Energy management *	Yes	0%	Entire Project
12	Fire Protection and Fire Safety Requirements *	Yes	10%	Entire Project
13	Electrical Meter Room, Sub Station, Receiving Station *	Yes	10%	Entire Project
14	Aggregate area of recreational open space *	Yes	0%	Entire Project
15	Open Parking	No	0%	

Yours Faithfully,

FOR **ankur associates**(Prakash J. Kulkarni)
CA/98/22909