URBAN ATELIER

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)

Date: 02.01.2021

To,

M/S LAKSHAVINAYAK DEVELOPERS,
HARSUL, AURANGABAD- 431008

Subject: Certificate of Percentage of Completion of Construction Work of Building of the **GURUCHARAN HERITAGE.[RERA REG. NO. P51500018829]** situated on, **GUT NO.167/2 (P), HARSUL, AURANGABAD** demarcated by its boundaries (latitude and longitude of the end points)

To the North – 24 M WIDE (Harsul - Pisadevi) ROAD,

To the South – Land from Gut No. 170,

To the East – Land (PLOTTED LAYOUT) from Gut No.167(P),

To the West – Gurucharan Residency - Housing Project .

Of Division Aurangabad, **GUT NO. 167/2(P), HARSUL, AURANGABAD admeasuring 3800.00 Sq.mtrs** for comprising **GURUCHARAN HERITAGE** and **346.68 sq.mtrs open space** are being developed by Promoter **M/S LAKSHAVINAYAK DEVELOPERS.**

for URBAN ATELIER

PARTNER

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FOR M/S LAKSHAVINAYAK DEVELOPERS.

Date: 02/01/2021

Sir,

I Dhiraj S. Deshmukh have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of the of the Project comprising Building, of the Project **GURUCHARAN HERITAGE**, situated on the, **GUT NO.167/2 (P), HARSUL, AURANGABAD** admeasuring **3800.00 Sq.mtrs** for comprising **GURUCHARAN HERITAGE** and **346.68 sq.mtrs** open space. Comprising **GURUCHARAN HERITAGE** are being developed by Promoter **M/S LAKSHAVINAYAK DEVELOPERS.**

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

(i) Dhiraj S. Deshmukh as Architect

(ii) Pradeep Mote as Structural Consultant

Based on Site Inspection, with respect to each of Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for comprising Building of the Real Estate Project – **GURUCHARAN HERITAGE** as registered vide number **[RERA REG. NO. P51500018829]** 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.

for URBAN ATELIER

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Table A

GURUCHARAN HERITAGE, Gut No. 167/2(P), HARSUL, Aurangabad.

S. No.	Tasks / Activity	Percentage of Work
1	Excavation	100%
2	X Number of Basement(s) and Plinth	43.20%
3	X Number of Podiums	0%
4	Stilt Floor	0%
5	X number of Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats / Premises, Doors and Windows to each of the Flat / Premise	0%
7	Sanitary Fittings within the Flat / Premises, Electrical Fittings with the Flat / Premises	0%
8	Staircases, Lift Wells and Lobbies at each Floor Level connecting Staircases and Lifts, Overhead and Under-ground Water Tanks	0%
9	The external plumbing and external plaster, elevation completion of terraces with water-proofing of the Building / Wing	0%
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment's 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 area appurtenant to Building / Wing, Compound Wall and all other requirements as may be required to Obtain Occupation / Completion Certificate	0%
11	Overall Percentage of Completion of the work done for the entire Building / Wing	**14.32%**

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TABLE-B

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

GURUCHARAN HERITAGE, Gut No. 167/2 (P), HARSUL, Aurangabad.

S. No	Common Areas and Facilities, Amenities	Proposed	Percentage of Completion	Details
1	Internal Roads and Footpath	Yes	0%	NOT YET STARTED
2	Water Supply	Yes	0%	NOT YET STARTED
3	Sewerage (Chamber, Line, Septic, Tank, STP)	Yes	0%	NOT YET STARTED
4	Storm Water Drains	Yes	0%	NOT YET STARTED
5	Landscaping & Tree Planting	Yes	0%	NOT YET STARTED
6	Street Lighting	Yes	0%	NOT YET STARTED
7	Community Buildings	NO	0%	NA
8	Treatment and Disposal of Sewage and Salvage Water	NO	0%	NA
9	Solid Waste Management and Disposal	NO	0%	NA
10	Water Conversation, Rain Water Harvesting	Yes	0%	NOT YET STARTED
11	Energy Management	NO	0%	NA
12	Fire Protection and Fire Safety Requirements	NO	0%	NA
13	Electrical Meter Room, Sub-station, Receiving Station	YES	0%	NOT YET STARTED
14	Aggregate Area of Recreational Open Space	YES	0%	NOT YET STARTED
15	Open Parking	NO	0%	NA

Yours Faithfully,

PARTNER

Ar. Dhiraj S. Deshmukh
Reg. no - CA/2013/59544

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