

**Subhash Patil  
& Associates**

*Architects, Interior Designers,  
Project Management Consultants*

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**FORM 1**

**ARCHITECT'S CERTIFICATE**

To,

Date: 30-09-2021

**M/S PUNEET BUILDERS,**

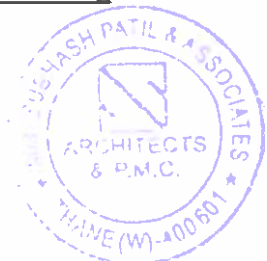
401, 402, TULSEE CHAMBER PREMISES,  
TEEN PETROL PUMP,  
LBS ROAD, THANE (WEST) 400602

**Subject :** Certificate of Percentage of Completion of Construction Work of building one Wing of the 1<sup>st</sup>, 2<sup>nd</sup> & 3<sup>rd</sup> Phase of the Project PUNEET PRIME [MahaRERA Registration Number of 1<sup>st</sup> Phase: **P51800020798**, MahaRERA Registration number of 2<sup>nd</sup> Phase : **P51800020753** and MahaRERA Registration Number of 3<sup>rd</sup> Phase: **P51800020793**] situated on the Plot bearing Survey No.229 & 267 & CTS No.11(PT) & 12 (PT) of building No 37, Nehru Nagar, Priyadarshini Co-op. Hsg. Soc. Ltd Mumbai PIN-400024 developed by **M/S PUNNET DEVELOPERS.**

**Towards East – Sub Plot-13, Towards West – Bldg. No.-35, Towards North – 90' wide road, and Towards South – 40' wide road, of Division-Konkan, Village-Kurla, Taluka-Kurla, District-Mumbai, PIN-400602 admeasuring 1118.42 sq. m. area being developed by M/S PUNNET DEVELOPERS.**

Sir,

We M/s SUBHASH PATIL & ASSOCIATES have undertaken the assignment as Architect of building one Wing of the 1<sup>st</sup>, 2<sup>nd</sup> & 3<sup>rd</sup> Phase of the Project PUNEET PRIME [MahaRERA Registration Number of 1<sup>st</sup> Phase: **P51800020798**, MahaRERA Registration number of 2<sup>nd</sup> Phase : **P51800020753** and MahaRERA Registration Number of 3<sup>rd</sup> Phase: **P51800020793**] situated on the Plot bearing



**Survey No.229 & 267 & CTS No.11(PT) & 12 (PT) of building No 37, Nehru Nagar, Priyadarshini**  
**Co-op. Hsg. Soc. Ltd Mumbai PIN-400024 developed by M/S PUNNET DEVELOPERS.**

1. Following technical professionals are appointed by the Promoter: -

- (i) **M/s SUBHASH PATIL & ASSOCIATES** as L.S/Architect;
- (ii) **M/s Strudcom consultants Pvt. Ltd.** as Structural Engineer
- (iii) **M/s DSG Consultant** as MEP Consultant.
- (iv) **Mr. Pankaj Singh** as Site Supervisor (Engineer)

Based on Site Inspection, with respect to each of the Building of the aforesaid Real Estate Project , I certify that as on the date of this certificate, the Percentage of Work done for each phase of the building of the Real Estate Project **PUNEET PRIME** tower having one wing ((MahaRERA Registration Number of 1<sup>st</sup> Phase:**P51800020798**, MahaRERA Registration number of 2<sup>nd</sup> Phase : **P51800020753** and MahaRERA Registration Number of 3<sup>rd</sup> Phase: **P51800020793**)) is as per table,

**Table A1** for Phase 1, from **Floor 0 to Floor 2**,

**Table A2** for Phase 2, from **Floor 3 to Floor 16**, and

**Table A3** for Phase 3, from **Floor 17 to Floor 18**, herein below.

Internal & External Development Works in respect of the entire phase is detailed in,

**Table B1** for Phase 1, from **Floor 0 to Floor 2**,

**Table B2** for Phase 2, from **Floor 3 to Floor 16**, and

**Table B3** for Phase 3, from **Floor 17 to Floor 18**, respectively.



**Table A1****Building Name - PUNEET PRIME - Phase 1** from **Floor 0 to Floor 2**

| Sr No | Task/Activity                                                                                                                                                                                                                                                                                                                                                                                        | Percentage                 |
|-------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------|
| 1     | Excavation                                                                                                                                                                                                                                                                                                                                                                                           | 100%                       |
| 2     | 0 number of Basements and 1 Plinth                                                                                                                                                                                                                                                                                                                                                                   | 100%                       |
| 3     | 0 number of Podium                                                                                                                                                                                                                                                                                                                                                                                   | NA – No Podium is proposed |
| 4     | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                          | NA                         |
| 5     | 2 number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                 | 100%                       |
| 6     | Internal walls, Internal Plaster, Flooring 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                                                                                                                                                                                                                                                                                                              | 13%                        |
| 8     | Staircase, Lifts wells and Lobbies at each Floor level connecting Staircase and Lifts, Overhead and Underground Water Tanks                                                                                                                                                                                                                                                                          | 11%                        |
| 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 of Environment/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 Obtain Occupation/Completion Certificate | 1%                         |
| 11    | Overall Percentage of completion of the work done for the entire Building/Wing                                                                                                                                                                                                                                                                                                                       | 41%                        |



Table A2

Building Name - *PUNEET PRIME - Phase 2* from *Floor 3 to Floor 16*

| Sr No | Task/Activity                                                                                                                                                                                                                                                                                                                                                                                        | Percentage                 |
|-------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------|
| 1     | Excavation                                                                                                                                                                                                                                                                                                                                                                                           | 100%                       |
| 2     | 0 number of Basements and 1 Plinth                                                                                                                                                                                                                                                                                                                                                                   | 100%                       |
| 3     | 0 number of Podium                                                                                                                                                                                                                                                                                                                                                                                   | NA – No Podium is proposed |
| 4     | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                          | 0%                         |
| 5     | 14 number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                | 16%                        |
| 6     | Internal walls, Internal Plaster, Flooring 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                                                                                                                                                                                                                                                                                                              | 2%                         |
| 8     | Staircase, Lifts wells and Lobbies at each Floor level connecting Staircase and Lifts, Overhead and Underground Water Tanks                                                                                                                                                                                                                                                                          | 11%                        |
| 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 of Environment/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 Obtain Occupation/Completion Certificate | 1%                         |
| 11    | Overall Percentage of completion of the work done for the entire Building/Wing                                                                                                                                                                                                                                                                                                                       | 29%                        |



**Table A3****Building Name - PUNEET PRIME - Phase 3** from **Floor 17 to Floor 18**

| Sr No | Task/Activity                                                                                                                                                                                                                                                                                                                                                                                        | Percentage                 |
|-------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------|
| 1     | Excavation                                                                                                                                                                                                                                                                                                                                                                                           | 100%                       |
| 2     | 0 number of Basements and 1 Plinth                                                                                                                                                                                                                                                                                                                                                                   | 100%                       |
| 3     | 0 number of Podium                                                                                                                                                                                                                                                                                                                                                                                   | NA – No Podium is proposed |
| 4     | Stilt Floor                                                                                                                                                                                                                                                                                                                                                                                          | 0%                         |
| 5     | 2 number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                 | 0%                         |
| 6     | Internal walls, Internal Plaster, Flooring 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, Lifts wells and Lobbies at each Floor level connecting Staircase and Lifts, Overhead and Underground Water Tanks                                                                                                                                                                                                                                                                          | 11%                        |
| 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 of Environment/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 Obtain Occupation/Completion Certificate | 1%                         |
| 11    | Overall Percentage of completion of the work done for the entire Building/Wing                                                                                                                                                                                                                                                                                                                       | 27%                        |



TABLE-B1

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

Building Name - *PUNEET PRIME - Phase 1* from *Floor 0 to Floor 2*

| Sr. No | Common areas and Facilities, Amenities            | Proposed (Yes/No) | Percentage of Work done | Details                     |
|--------|---------------------------------------------------|-------------------|-------------------------|-----------------------------|
| 1      | INTERNAL ROAD & FOOTPATHS                         | NO                | 0%                      | NOT APPLICABLE              |
| 2      | WATER SUPPLY                                      | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 3      | SEWEARAGE                                         | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 4      | STORM WATER DRAIN                                 | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 5      | LANDSCAPING AND TREE PLANTING                     | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 6      | STREET LIGHTING                                   | NO                | 0%                      | NOT APPLICABLE              |
| 7      | COMMUNITY BUILDING                                | NO                | 0%                      | NOT APPLICABLE              |
| 8      | TREATMENT & DISPOSAL OF SEWAGE AND SULLAGE WATER. | NO                | 0%                      | NOT APPLICABLE              |
| 9      | SOLID WASTE MANAGEMENT & DISPOSAL                 | NO                | 0%                      | NOT APPLICABLE              |
| 10     | WATER CONVERSION / RAIN WATER HARVESTING          | NO                | 0%                      | NOT APPLICABLE              |



|    |                                                                      |     |    |                                |
|----|----------------------------------------------------------------------|-----|----|--------------------------------|
| 11 | ENERGY MANAGEMENT<br>(COMMON AREAS)                                  | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
| 12 | ELECTRICAL METER ROOM                                                | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
| 13 | FIRE PROTECTION AND<br>FIRE SAFETY<br>REQUIREMENTS                   | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
| 14 | AGREGATE AREA OF<br>RECREATIONAL OPEN<br>SPACE / OPEN CAR<br>PARKING | NO  | 0% | NOT APPLICABLE                 |
| 15 | VIDEO DOOR PHONE                                                     | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
| 16 | ELEVATORS                                                            | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
| 17 | CCTV                                                                 | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |

\*All Common areas and Amenities will be shared by all three Phases on complete execution of project.



TABLE-B2

**Internal & External Development Works in Respect of the entire Registered Phase****Building Name - PUNEET PRIME - Phase 2** from **Floor 3 to Floor 16**

| Sr. No | Common areas and Facilities, Amenities            | Proposed (Yes/No) | Percentage of Work done | Details                     |
|--------|---------------------------------------------------|-------------------|-------------------------|-----------------------------|
| 1      | INTERNAL ROAD & FOOTPATHS                         | NO                | 0%                      | NOT APPLICABLE              |
| 2      | WATER SUPPLY                                      | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 3      | SEWEARAGE                                         | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 4      | STORM WATER DRAIN                                 | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 5      | LANDSCAPING AND TREE PLANTING                     | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 6      | STREET LIGHTING                                   | NO                | 0%                      | NOT APPLICABLE              |
| 7      | COMMUNITY BUILDING                                | NO                | 0%                      | NOT APPLICABLE              |
| 8      | TREATMENT & DISPOSAL OF SEWAGE AND SULLAGE WATER. | NO                | 0%                      | NOT APPLICABLE              |
| 9      | SOLID WASTE MANAGEMENT & DISPOSAL                 | NO                | 0%                      | NOT APPLICABLE              |
| 10     | WATER CONVERSION / RAIN WATER HARVESTING          | NO                | 0%                      | NOT APPLICABLE              |



|    |                                                                      |     |    |                                |
|----|----------------------------------------------------------------------|-----|----|--------------------------------|
| 11 | ENERGY MANAGEMENT<br>(COMMON AREAS)                                  | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
|    |                                                                      |     |    |                                |
| 12 | ELECTRICAL METER ROOM                                                | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
|    |                                                                      |     |    |                                |
| 13 | FIRE PROTECTION AND<br>FIRE SAFETY<br>REQUIREMENTS                   | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
|    |                                                                      |     |    |                                |
| 14 | AGREGATE AREA OF<br>RECREATIONAL OPEN<br>SPACE / OPEN CAR<br>PARKING | NO  | 0% | NOT APPLICABLE                 |
|    |                                                                      |     |    |                                |
| 15 | VIDEO DOOR PHONE                                                     | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
|    |                                                                      |     |    |                                |
| 16 | ELEVATORS                                                            | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
|    |                                                                      |     |    |                                |
| 17 | CCTV                                                                 | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
|    |                                                                      |     |    |                                |

\*All Common areas and Amenities will be shared by all three Phases on complete execution of project.



TABLE-B3

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

Building Name - *PUNEET PRIME - Phase 3* from *Floor 17 to Floor 18*

| Sr. No | Common areas and Facilities, Amenities            | Proposed (Yes/No) | Percentage of Work done | Details                     |
|--------|---------------------------------------------------|-------------------|-------------------------|-----------------------------|
| 1      | INTERNAL ROAD & FOOTPATHS                         | NO                | 0%                      | NOT APPLICABLE              |
| 2      | WATER SUPPLY                                      | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 3      | SEWEARAGE                                         | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 4      | STORM WATER DRAIN                                 | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 5      | LANDSCAPING AND TREE PLANTING                     | YES               | 0%                      | WILL BE COMPLETED BEFORE OC |
| 6      | STREET LIGHTING                                   | NO                | 0%                      | NOT APPLICABLE              |
| 7      | COMMUNITY BUILDING                                | NO                | 0%                      | NOT APPLICABLE              |
| 8      | TREATMENT & DISPOSAL OF SEWAGE AND SULLAGE WATER. | NO                | 0%                      | NOT APPLICABLE              |
| 9      | SOLID WASTE MANAGEMENT & DISPOSAL                 | NO                | 0%                      | NOT APPLICABLE              |
| 10     | WATER CONVERSION / RAIN WATER HARVESTING          | NO                | 0%                      | NOT APPLICABLE              |



|    |                                                                      |     |    |                                |
|----|----------------------------------------------------------------------|-----|----|--------------------------------|
| 11 | ENERGY MANAGEMENT<br>(COMMON AREAS)                                  | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
| 12 | ELECTRICAL METER ROOM                                                | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
| 13 | FIRE PROTECTION AND<br>FIRE SAFETY<br>REQUIREMENTS                   | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
| 14 | AGREGATE AREA OF<br>RECREATIONAL OPEN<br>SPACE / OPEN CAR<br>PARKING | NO  | 0% | NOT APPLICABLE                 |
| 15 | VIDEO DOOR PHONE                                                     | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
| 16 | ELEVATORS                                                            | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |
| 17 | CCTV                                                                 | YES | 0% | WILL BE COMPLETED<br>BEFORE OC |

\*All Common areas and Amenities will be shared by all three Phases on complete execution of project.

Yours Faithfully



**Subhash G. Patil**

M/s Subhash Patil & Associates

(License NO CA/86/9777)

