

ARCHITECT'S CERTIFICATE

No.....

Date: 18-03-2026

Information as on 18-03-2026

Subject: Certificate of Percentage of work done for the project, Rosemont Residency - (Phase-01) [Registration No. - Applied for Registration] situated on Plot No.GH-3/2, Parktown, demarcated by its boundaries (latitude and longitude of the end-points 28.655938 N,77.482925E to the North, 28.653858N,77.482822E to the South, 28.655402N,77.484249E to the East,28.654607 N,77.481701E to the West of Village Shahpur Bamheta, Tehsil & District - Ghaziabad, PIN - 201002, Development Authority - Ghaziabad Development Authority, Ghaziabad admeasuring 13,880.68 Sq. Meter area, being developed by Park Town Complex Private Limited [Promoter ID - UPRERAPRM1557].

We "ARCOP ASSOCIATES PVT LTD" have undertaken assignment as Architect for certifying Percentage of work done for the project Rosemont Residency - (Phase-01) [Registration No. - Applied for Registration] situated on Plot No. GH-3/2 Park Town Integrated Township, Village Shahpur Bamheta, Tehsil - Ghaziabad, Development Authority - Ghaziabad Development Authority, District - Ghaziabad , PIN - 201002, admeasuring 13880.68 sq. meter area, being developed by Park Town Complex Pvt. Ltd. [Promoter ID - UPRERAPRM1557].

1. Following technical professionals are appointed by owner / Promotor: -

- (i) Mr. PANKAJ SANON as Licensed Architect for M/s Arcop Associates Pvt Limited
- (ii) Mr. Ajay Gupta as Structural Consultant for M/s PERCEPTIVE IDEAS CONSULTING ENGINEERS PRIVATE LIMITED
- (iii) Mr. M.NAFEES QURESHI as MEP Consultant for M/S PARADISE (MEP) SERVICES CONSULTANTS.
- (iv) Mr. Bhushan Tyagi as Site Supervisor

2. Based on Site Inspection, with respect to each of the Buildings /Blocks/Towers of the aforesaid Real Estate Project, I certify as follows:

2.1 As on the date of this certificate, the Percentage of Work done for each of the Buildings /Blocks/Towers of the Real Estate Project as registered vide number [Applied for Registration] under UPRERA is as per table A herein below.

2.2 As on date of this Certificate, the percentage of the work executed with respect to each of the activities pertaining to plotted development and /or buildings which are common to overall project is detailed in the Table B.



Table A

Building/Wing/Block/Tower Number or Name-A1

Sr. No.	Task /Activity	Number	Percentage Work Done	Activity Start Date	Activity End date
1	Excavation	-	0%	01/07/2026	06/09/2026
2	Two number of Basement(s) and Plinth	02	0%	22/08/2026	27/04/2027
3	Total number of Podiums	NA	NA	NA	NA
4	Stilt Floor	01	0%	13/01/2027	29/01/2027
5	Total number of Slabs of Super Structure	29	0%	30/01/2027	07/07/2028
6	Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises	29	0%	19/04/2027	31/01/2031
7	Sanitary Fittings within the Flat/Premises	446	0%	10/09/2029	25/10/2030
8	Electrical Fittings within the Flat/premises	446	0%	03/06/2027	14/03/2030
9	Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts	08	0%	22/08/2026	07/07/2028
10	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building /Block/Tower, Overhead and Underground Water Tanks	-	0%	03/06/2027	12/07/2030
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipments as per CFO NOC, Electrical fittings to Common Areas, electrical and mechanical equipment's.	-	0%	03/06/2027	12/06/2030
12	Compliance to conditions of environment/Fire NOC, Electric Safety Certificate, Installation of lifts as per provision of Lift Act 2024, water pumps, Fire Fighting Fittings and equipment's as per CFO NOC. Electrical Fittings to common Areas, Electrical and Mechanical Equipment's etc. and all other works as may be required to obtain Occupation/ Completion Certificate	-	0%	30/11/2027	31/01/2031



Table A2

Building/Wing/Block/Tower Number or Name—A2

Sr. No.	Task /Activity	Number	Percentage Work Done	Activity Start Date	Activity End date
1	Excavation	-	0%	01/10/2026	08/12/2026
2	Two number of Basement(s) and Plinth	02	0%	23/11/2026	29/07/2027
3	Total number of Podiums	NA	NA	NA	NA
4	Stilt Floor	01	0%	08/04/2027	24/04/2027
5	Total number of Slabs of Super Structure	29	0%	25/04/2027	30/09/2028
6	Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises	29	0%	13/07/2027	31/01/2031
7	Sanitary Fittings within the Flat/Premises	446	0%	04/09/2029	04/12/2030
8	Electrical Fittings within the Flat/premises	446	0%	27/08/2027	07/06/2030
9	Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts	08	0%	23/11/2026	30/09/2028
10	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building /Block/Tower, Overhead and Underground Water Tanks	-	0%	27/08/2027	05/09/2030
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment's as per CFO NOC, Electrical fittings to Common Areas, electrical and mechanical equipment's.	-	0%	27/08/2027	06/08/2030
12	Compliance to conditions of environment/Fire NOC, Electric Safety Certificate, Installation of lifts as per provision of Lift Act 2024, water pumps, Fire Fighting Fittings and equipment's as per CFO NOC. Electrical Fittings to common Areas, Electrical and Mechanical Equipment's etc. and all other works as may be required to obtain Occupation/ Completion Certificate	-	0%	30/11/2027	31/01/2031



Table A3

Building/Wing/Block/Tower Number or Name-B1

Sr. No.	Task /Activity	Number	Percentage Work Done	Activity Start Date	Activity End date
1	Excavation	-	0%	14/01/2027	23/03/2027
2	Two number of Basement(s) and Plinth	02	0%	08/03/2027	11/11/2027
3	Total number of Podiums	NA	NA	NA	NA
4	Stilt Floor	01	0%	22//07/2027	07/08/2027
5	Total number of Slabs of Super Structure	29	0%	08/08/2027	14/01/2029
6	Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises	29	0%	26/10/2027	31/01/2031
7	Sanitary Fittings within the Flat/Premises	446	0%	29/11/2029	29/11/2030
8	Electrical Fittings within the Flat/premises	446	0%	10/12/2027	01/08/2030
9	Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts	08	0%	08/03/2027	14/01/2029
10	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building /Block/Tower, Overhead and Underground Water Tanks	-	0%	10/12/2027	30/09/2030
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment's as per CFO NOC, Electrical fittings to Common Areas, electrical and mechanical equipment's.	-	0%	10/12/2027	31/08/2030
12	Compliance to conditions of environment/Fire NOC, Electric Safety Certificate, Installation of lifts as per provision of Lift Act 2024, water pumps, Fire Fighting Fittings and equipment's as per CFO NOC. Electrical Fittings to common Areas, Electrical and Mechanical Equipment's etc. and all other works as may be required to obtain Occupation/ Completion Certificate	-	0%	30/11/2027	31/01/2031



Table A4

Building/Wing/Block/Tower Number or Name—B2

Sr. No.	Task /Activity	Number	Percentage Work Done	Activity Start Date	Activity End date
1	Excavation	-	0%	15/04/2027	22/06/2027
2	Two number of Basement(s) and Plinth	02	0%	07/06/2027	10/02/2028
3	Total number of Podiums	NA	NA	NA	NA
4	Stilt Floor	01	0%	21/10/2027	06/11/2027
5	Total number of Slabs of Super Structure	29	0%	07/11/2027	15/04/2029
6	Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises	29	0%	25/01/2028	31/01/2031
7	Sanitary Fittings within the Flat/Premises	446	0%	29/11/2029	29/12/2030
8	Electrical Fittings within the Flat/premises	446	0%	10/03/2028	17/08/2030
9	Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts	08	0%	07/06/2027	15/04/2029
10	The external plumbing and external plaster, Elevation, completion of terraces with waterproofing of the Building /Block/Tower, Overhead and Underground Water Tanks	-	0%	10/03/2028	30/09/2030
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment's as per CFO NOC, Electrical fittings to Common Areas, electrical and mechanical equipment's.	-	0%	10/03/2028	31/08/2030
12	Compliance to conditions of environment/Fire NOC, Electric Safety Certificate, Installation of lifts as per provision of Lift Act 2024, water pumps, Fire Fighting Fittings and equipment's as per CFO NOC. Electrical Fittings to common Areas, Electrical and Mechanical Equipment's etc. and all other works as may be required to obtain Occupation/ Completion Certificate	-	0%	30/11/2027	31/01/2031



Table B

Internal & External Development Works (Common facilities) in Respect of the Entire Registered Project

Sr. No.	Common Areas and Facilities, Amenities	Number	Percentage of Work Done	Activity Start Date	Activity End date
1	Internal Roads & Footpaths	-	0%	07/08/2028	06/09/2030
2	Water Supply/Drinking Water facilities	-	0%	09/02/2028	08/02/2030
3	Sewerage (chamber, lines, Septic Tank, STP)	-	0%	09/02/2028	08/02/2030
4	Storm Water Drains	-	0%	09/02/2028	08/02/2030
5	Landscaping & Tree Planting	-	0%	05/11/2028	26/09/2030
6	Street Lighting	-	0%	03/09/2029	07/08/2029
7	Community Buildings	1	0%	01/01/2028	31/12/2030
8	Treatment and disposal of sewage and sullage water/STP	-	0%	01/01/2030	31/12/2030
9	Solid Waste management & Disposal	NA	NA	NA	NA
10	Water conservation, Rain water harvesting	-	0%	01/01/2030	30/06/2030
11	Energy management/Use of Renewable Energy	NA	NA	NA	NA
12	Fire protection and fire safety requirements	-	0%	09/09/2027	08/02/2030
13	Electrical sub-station, Control Panel & Meter Room	-	0%	09/09/2027	08/02/2030
14	Receiving Station	-	0%	30/11/2027	31/01/2031
15	Plan Of development Works	-	0%	30/11/2027	07/08/2030
16	Emergency Evacuation Services	-	0%	30/11/2027	31/01/2031
17	Common facilities in basement	-	0%	30/11/2027	31/01/2031

**Arcop
Associates
Private
Limited**

Architecture
Planning
Urban Design
Interiors

18	Others, if any (Please Specify)	NA	NA	NA	NA
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Yours
Faithfully



PANKAJ SANON

Signature & Name (IN BLOCK LETTERS) OF Architect

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