



R. D. Architects & Consultants

□ Architect □ Planner □ Interior Designer

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Annexure A

FORM 1

ARCHITECT'S CERTIFICATE

Date – 12/01/2026

To,

M/S LALITA BUILDERS (PROPRIETOR MAHENDRA PURUSHOTTAM TANK)

Plot no 211, Namdev Nagar, H.B. Nagar, Kalamna Ring Road, Nagpur – 441204

Subject: Certificate of Percentage of Completion of Construction Work of “AKSHAY” having MahaRERA Registration Number **P50500010478** (Only Applicable after project Registration) being developed by M/S LALITA BUILDERS (PROPRIETOR MAHENDRA PURUSHOTTAM TANK)

Sir,

I/We AR. have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of certifying Percentage of Completion of Construction Work of “AKSHAY” having MahaRERA Registration Number **P50500010478** (Only Applicable after project Registration, being developed by M/S LALITA BUILDERS (PROPRIETOR MAHENDRA PURUSHOTTAM TANK)

Based on Site Inspection, with respect to Layout / each of the Building/Wing of the aforesaid Real Estate Project. I certify that as 31/03/2024, 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 entire phase detailed in Table B.

TABLE – A

BUILDING

“AKSHAY” Plot no 211, Namdev Nagar, H.B. Nagar, Kalamna Ring Road, Nagpur – 441204

Sr.No (1)	Tasks / Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1.	Excavation	100 %
2.	Basement (if any)	100 %
3.	Podiums (if any)	100 %
4.	Plinth	100 %
5.	Stilt Floor	100 %
6.	Slabs of Super Structure	100 %
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within	100 %
8.	Sanitary Fitting within the Flat/Premises	68 %
9.	Staircase. Lifts Wells and Lobbies at each level Overhead and Underground Water Tanks	100 %
10.	External plumbing and external plaster, elevation, completion of	100 %

	terraces with waterproofing of the Building/Wing	
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building /Wing. Compound Wall and all other requirements as may be required to complete project as per specification in agreement of Sale. Any other activities.	100 %

TABLE – B

Common Areas (Internal and External Development Works) in respect of the Registration Phase / Project Number

Sr. No. (1)	Common areas and Facilities (2)	Proposed (Yes / No) (3)	Percentage of Actual Work Done (As on Date of the Certificate) (4)	Details (5)
1.	Internal Roads & Footpaths	NO	-	
2.	Water Supply	YES	83 %	
3.	Sewerage (Chamber, lines, Septic Tank, STP)	YES	100 %	
4.	Storm Water Drains	YES	100 %	
5.	Landscaping & Tree Planning	NO	-	
6.	Street Lighting	NO	-	
7.	Community Buildings	NO	-	
8.	Treatment and disposal of sewage and sullage water	NO	-	
9.	Solid Waste management & Disposal	NO	-	
10.	Water conversation / Rain water harvesting	YES	100 %	
11.	Energy management	NO	-	
12.	Fire protection and free safety requirements	YES	37 %	
13.	Electrical meter room, sub-station, receiving station	NO	-	
14.	Others (Option to Add more)			

Your's Faithfully,

(Ar. Rahul beshpande)

(License No. CA/2000/26055)



Agreed and Accepted by:

FOR M/S LALITA BUILDERS

M. P. Tank

(MAHENDRA PURUSHOTTAM TANK)

PROPRIETOR

Signature of Promoter

Name:

Date: 12/01/2026

Proprietor