R.P.M. INFRAVENTURES PRIVATE LIMITED

CIN : U68100MH2023PTC401192

Regd. Address : 104-105, VCA Shopping Complex, Civil Lines, Nagpur – 440001.

Email : rpminfraventures@gmail.com **Contact No. : 9822566401**

Ref. : SHREEKRUPA / New Form-1 / RERA REGN. **Date : 01-09-2024 .**

Format 'A'

DECLARATION ABOUT RERA DESIGNATED BANK ACCOUNTS FOR REAL ESTATE PROJECTS

(On the letterhead of the promoter)

A. Name of the Promoter Organisation : RPM INFRAVENTURES PRIVATE LIMITED

B. Name of the Project : MULTY FAMILY RESIDENTIAL UNIT
(as per Sanction Plan)

C. Name of the Phase/Wing/Building : The aforesaid Project is comprising of only one building and to be named as SHREE KRUPA.

1. I/We are aware that as per section 4 (2) (I) (D) of Real Estate (Registration and Development) Act, 2016, promoters are required to Open a "separate bank account" in a scheduled bank to for the purpose of depositing seventy per cent of the amounts realized for the real estate project from the allottees, from time to time.

2. And, I/ We are aware that, as per MahaRERA Order No. 56 dated 27/06/2024, promoters shall follow the procedure for the operation and maintenance of bank accounts for the project.

3. Accordingly, I/ we have opened RERA designated bank accounts in a scheduled bank for this real estate project / phase of real estate project the particulars whereof are as follows :

Bank Name : STATE BANK OF INDIA
Branch Name : SBI CHHAONI BRANCH (05999)
Branch Address : SBI CHHAONI BRANCH,
KATOL ROAD, NAGPUR.
IFSC Code of Bank : SBIN0005999
Email id of Branch Manager : sbi.05999@sbi.co.in

(For Single promoter)

Table – 1

Name of Designated Promoter - RPM INFRAVENTURES PRIVATE LIMITED			
Bank Account Type	**RERA Designated Collection Bank Account**	**RERA Designated Separate Bank Account**	**RERA Designated Transaction Bank Account**
Account Number	**43289357600**	**42849939146**	**43289302048**

…2.

(For Multiple promoters having Area Share) -- (Not Applicable)

Table – 1

Name of Designated Promoter - Not Applicable			
Bank Account Type	**RERA Designated Collection Bank Account**	**RERA Designated Separate Bank Account**	**RERA Designated Transaction Bank Account**
Account Number	**Not Applicable**	**Not Applicable**	**Not Applicable**

Note: The above table shall be provided for a designated promoter only.

Table – 2

Name of other Promoter having Area Share - Not Applicable			
Bank Account Type	**RERA Designated Collection Bank Account**	**RERA Designated Separate Bank Account**	**RERA Designated Transaction Bank Account**
Account Number	**Not Applicable**	**Not Applicable**	**Not Applicable**

(For Multiple promoters having Revenue Share) -- (Not Applicable)

Table – 1

Name of Designated Promoter - Not Applicable				
Bank Account Type	**RERA Designated Master Bank Account**	**RERA Designated Collection Bank Account**	**RERA Designated Separate Bank Account**	**RERA Designated Transaction Bank Account**
Account Number	**Not Applicable**	**Not Applicable**	**Not Applicable**	**Not Applicable**

Note: The above table shall be provided for a designated promoter only.

Table – 2

Name of other Promoter having Revenue Share - Not Applicable			
Bank Account Type	**RERA Designated Collection Bank Account**	**RERA Designated Separate Bank Account**	**RERA Designated Transaction Bank Account**
Account Number	**Not Applicable**	**Not Applicable**	**Not Applicable**

4. We hereby confirm that –

(For Single promoter and for multiple promoters having area share)

a. The aforesaid RERA designated bank accounts are RERA-designated bank accounts, exclusively for depositing all the collections received from the allottees from time to time as mentioned in the agreement for sale including parking, amenity and any other charges excluding all other taxes and statutory duties.

…3.

b. I/We have given the standing instructions to the back for auto-sweep transfer facility of not less than seventy (70%) percent of the amount collected from allottees in “RERA Designated Collection Bank Account” to the “RERA Designated Separate Bank Account” and not more than thirty (30%) percent of the collected amount to the “RERA Designated Transaction Bank Account”

c. “RERA Designated Separate Bank Account” of the project is not an escrow account financial institution.

d. The amounts in the “RERA Designated Separate Bank Account” shall be withdrawn and used in consonance and in compliance with Section 4(2)(I)(D) of the Act, Rule 5 of the Rules, Regulation 3 of the Regulations, the Orders as well as the Circulars of MahaRERA and in compliance of Circular No.39/2021 dated 28.12.2021 read with Circular No. 39A / 2022 dated 17.03.2022;

e. The aforesaid RERA designated bank accounts shall be audited within six months after end of every financial year and shall upload on MahaRERA promoter web page the statements of accounts duly certified and signed by a chartered accountant in practice.

(For multiple promoters having revenue share)

a. The aforesaid RERA designated bank accounts are RERA-designated bank accounts, exclusively for depositing all the collections received from the allottees from true to time as mentioned in the agreement Jor sale including parking, amenity and any other charges excluding all other taxes and statutory duties.

b. We have given the standing instructions to the bank for auto-sweep transfer facility to transfer the amount deposited in “RERA Designated Master bank Account” to the “RERA Designated collection bank accounts” of each promoter as per their share as mentioned in the contractual or legal arrangements of promoters.

c. We have given the standing instructions to the bank for auto-sweep transfer facility of not less than seventy (70%) percent of the amount collected from allottees in “RERA Designated Collection Bank Account” to the “RERA Designated Separate Bank Account” and not more than thirty (30%) percent of the collected amount to the “RERA Designated Transaction Bank Account”.

d. “RERA Designated Separate Bank Account” of the project is not an escrow account and free from all encumbrances LIEN, loans, and third-party conool i.e lender/ bank/ financial institution.

e. The amounts in the “RERA Designated Separate Bank Account” shall be withdrawn and used in consonance and in compliance with Section 4(2)(I)(D) of the Act, Rule 5 of the Rules, Regulation 3 of the Regulations, the Orders as well as the Circulars of MahaRERA and in compliance of Circular No.39/2021 dated 28.12.2021 read with Circular No. 39A / 2022 dated 17.03.2022;

The aforesaid RERA designated bank accounts shall be audited within six months after the end of every financial year and shall upload on MahaRERA promoter web page the statements of accounts duly certified and signed by a chartered accountant in practice.

FOR RPM INFRAVENTURES PVT. LTD.

RPM INFRAVENTURES PVT. LTD.

Director

Prasanta Mishra
DIRECTOR