UMESH LAMGE
ARCHITECT & INTERIOR DESIGNER
402, DAYA CHAMBER, AJNI SQ., WARDHA ROAD, NAGPUR-15
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Annexure A

FORM 1

[***See*** Regulation 3]

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project & for Withdrawal of Money from Designated Account)

For the Quarter October to December 2024

Date:31/12/2024

To,
The Tirupati Developers,
3rd Floor NKY Towers,
Ajani Square,
Wardha Road,
Nagpur - 440015

Subject: Certificate of Percentage of Completion of Construction Work of **Rajatbhoomi2** having MahaRERA Registration Number **P50500017735** being Developed by **Tirupati Developers**.

Sir,

I **Umesh Moreshwar Lamge** have undertaken assignment as Architect / Licensed Surveyor of Certifying Percentage of Completion of Construction Work of **Rajatbhoomi 2** having MahaRERA Registration Number **P50500017735** being Developed by **Tirupati Developers**.

Based on the Site Inspection, with respect to the Layout / each Building/Wing of the aforesaid Real Estate Project, I certify that as on date of this Certificate, 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 work executed with respect to each of the activity of entire Phase is detailed in Table-B.

TABLE-A

Layout / Building / Wing Number __ (to be prepared separately for each Layout/Building/Wing of Project)

S. No.	Tasks / Activity	Percentage of Actual Work Done (As on date of the Certificate)
(1)	(2)	(3)
1.	Excavation	NA
2.	Basements (if any)	NA
3.	Podiums (if any)	NA
4.	Plinth	NA
5.	Stilt Floor	NA
6.	Slab of Super Structure	NA
7.	Internal Walls, Internal Plaster, Floorings, Doors, windows within Flats / Premises	NA
8.	Sanitary Fittings within Flats / Premises	NA
9.	Staircases, Lift Wells & Lobbies at each Floor Level Overhead and Underground Water Tanks	NA
10.	External Plumbing & External Plaster, Elevation, Completion of Terraces, with waterproofing of the Building / Wing	NA
11.	Installation of Lifts, Water Pumps, Fire Fighting Fittings and Equipments as per CFO NOC, Electrical Fittings, Mechanical Equipments, 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 specifications to Agreement of Sale, Any other Activity	NA

***Note: -** The Above table is not applicable to our project since we are under Plotted Layout not Building constructions.

TABLE-B

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

S. No.	Common Areas & Facilities	Proposed (Yes / NO)	Percentage of actual Work Done (As on date of Certificate)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	YES	100%	As per NMRDA Norms
2.	Water Supply	YES	100%	As per NMRDA Norms
3.	Sewerage (Chamber, Lines, Septic Tank, STP)	YES	100%	As per NMRDA Norms
4.	Strom Water Drains	YES	100%	As per NMRDA Norms
5.	Landscaping & Tree Planting	YES	100%	As per NMRDA Norms
6.	Street Lighting	YES	0%	As per NMRDA Norms
7.	Community Buildings	NA	NA	As per NMRDA Norms
8.	Treatment & Disposal of Sewage and Sullage Water	YES	95%	STP Pending
9.	Solid Waste Management & Disposal	NA	NA	As per NMRDA Norms
10.	Water Conservation / Rainwater Harvesting	YES	100%	As per NMRDA Norms
11.	Energy Management	NA	NA	As per NMRDA Norms
12.	Fire Protection & Fire Safety requirements	NA	NA	As per NMRDA Norms
13.	Electrical Meter Room, Sub-Station, Receiving Station	YES	100%	As per NMRDA Norms
14.	Others (Option to Add more)			

Yours faithfully,

Signature & Name
Architect
Umesh Moreshwar Lamge
License Number (_____)

UMESH M. LAMGE
B.Arch. (Hons)
ARCHITECTS & INTERIOR DESIGNERS
Reg.No. CA/95/18907
NMC Lic No.: R-90
NIT Lic No.: 865

Agreed & accepted by:

Tirupati Developers
Name: Prashant Bongirwar
Date: 31/12/2024

Tirupati Developers
3rd Floor, NKV Tower
Ajni Square, Wardha Road,
Nagpur