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)

Date:31/03/2024

(Certificate no_____ for the quarter ending 31/03/2024)

To,
Mr Kapil Nathani (Prestige builders)
NAGPUR

Subject: Certificate of Percentage of Completion of Construction Work of **"STELLA"** having MahaRERA Registration Number -**P50500047840** being developed by Mr Kapil Nathani.

Sir,

I / We ____have undertaken assignment as Architect / Licensed Surveyor of Certifying Percentage of Completion of Construction Work of **"STELLA"** having MahaRERA Registration Number -**P50500047840** being developed by Mr Kapil Nathani.

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

Project Situated at Plot Bearing / CTS / Survey / Final Plot No. : PLOT NO 26SURVEY NO 481 SHEET NO 10 11 at Nagpur (M Corp.), Nagpur (Urban), Nagpur, 440008

S. No.	Tasks / Activity	% of Actual Work Done (As on date of the Certificate)
(1)	(2)	(3)
1.	Excavation	
2.	Basements (if any)	
3.	Podiums (if any)	
4.	Plinth	
5.	Stilt Floor	
6.	Slab of Super Structure	
7.	Internal Walls, Internal Plaster, Floorings, Doors, windows within Flats / Premises	
8.	Sanitary Fittings within Flats / Premises	
9.	Staircases, Lift Wells & Lobbies at each Floor Level Overhead and Underground Water Tanks	
10.	External Plumbing & External Plaster, Elevation, Completion of Terraces, with waterproofing of the Building / Wing	
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	

TABLE-B

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

S. No.	Common Areas & Facilities	Proposed (Yes / NO)	% of actual Work Done (As on date of Certificate)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	NO		
2.	Water Supply	YES		
3.	Sewerage (Chamber, Lines, Septic Tank, STP)	YES		
4.	Strom Water Drains	NO		
5.	Landscaping & Tree Planting	YES		
6.	Street Lighting	NO		
7.	Community Buildings	NO		
8.	Treatment & Disposal of Sewage and Sullage Water	NO		
9.	Solid Waste Management & Disposal	NO		
10.	Water Conservation / Rain Water Harvesting	YES		
11.	Energy Management	NO		
12.	Fire Protection & Fire Safety requirements	YES		
13.	Electrical Meter Room, Sub-Station, Receiving Station	YES		
14.	Open Parking	YES		
15.	Aggregate area of recreational Open Space	NO		

Yours faithfully,

Ar. Sanjay Puri
CA/92/15242

Agreed & Accepted by:

Name: Kapil Nandkishor Nathani
Date: 31/03/2024