Ar. Prashant Satpute
Reg. No. CA/91/13818

design cell
ARCHITECTS
PLANNERS &
INTERIOR
DESIGNERS

Annexure A

FORM 1

(*See* Regulation 3)

ARCHITECT'S CERTIFICATE

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

To,

Date : 18.04.2025

Mahendra Constructions,
Proprietor- Shri. Mahendra Shyamrao Taywade
4"Malhar" Lake view Ambazari drive,
Hingna road, Near Subhash Nagar
Metro Station, Nagpur-440036

Subject: Certificate of Percentage of Completion of Construction work of " **Mahendra Mavic**" buildings of the Project (MahaRERA Registration Number –**P50500050549**) situated on the Plot No. 8, kh. no. 2,3/1 & 5/1, C.T.S. 3/8, sheet no. 186 B-6, NMC House no. 343/8, ward no. 75, mouza – Jaitala, Nagpur Tah.- Nagpur, Dist.-Nagpur demarcated by its boundaries 9.00 M. wide road to the North; Kh. Boundary to the South; Plot no. 7 to the East; Plot no. 9 to the West; Division NAGPUR, , Taluka NAGPUR, District NAGPUR, Pin 440036 admeasuring **1350.00 sq.mts.** area being developed by **Mahendra Constructions Proprietor - Shri. Mahendra Shyamrao Taywade.**

Sir,

I/We DESIGN CELL have undertaken assignment as Architect/Licensed Surveyor of certifying Percentage of Completion of Construction Work of the " **Mahendra Mavic**" buildings _____, wing _____ of the building of the Project, situated on the Plot No. 8, kh. no. 2,3/1 & 5/1, C.T.S. 3/8, sheet no. 186 B-6, NMC House no. 343/8, ward no. 75, mouza – Jaitala, Nagpur Tah.- Nagpur, Dist.-Nagpur, Pin 440036 admeasuring **1350.00 sq.mts.** area being developed by **Mahendra Constructions Proprietor - Shri. Mahendra Shyamrao Taywade.**

Based on site Inspection, with respect to each of the Building / Wing of the aforesaid Real Estate project, I certify that as on the 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 the work executed with respect to each of the activity of the entire phase is detailed in Table B.

TABLE – A

Building Name : "Mahendra Mavic";
Plot No. 8, kh. no. 2,3/1 & 5/1, C.T.S. 3/8, sheet no. 186 B-6, NMC House no. 343/8, ward no. 75, mouza – Jaitala, Nagpur Tah.- Nagpur, Dist.-Nagpur.

Sr. no.	Sr. No Tasks / Activity	Percentage of Actual Work Done (as on the date of the certificate)
1	Excavation	100%
2	Basement (if any)	---
3	Podiums (if any)	---
4	Plinth	85%
5	Stilt Floor	85%
6	**8 Nos.** number of Slabs of Super Structure (including roof slab of AC Plant room on Terrace floor)	100%
7	Internal walls, Internal Plaster, Floorings, Doors and windows within Flat / Premises	70%
8	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	35%
9	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tank	65%
10	External plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	65%
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fitting, mechanical equipment, Compliance to conditions of environment /CRZ NOC, finishing to entrance lobby/s, plinth protection, paving of area appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to complete project as per specifications in agreement of sale. Any other activities.	10%

On the day of visit/inspection, I did not find any deviation from the sanctioned plan. Henceforth if any deviation made from the sanctioned plan by the promoter/builder/owner of individual unit, the same shall be the sole responsibility of the promoter/builder/owner.

PRASHANT SATPUTE
B. ARCH (HONS) B'BAY, M.C.A
REG. No. CA/1991/13818
NIT LS. No. 491
N.M.C. L.S.No. R-222
LS No. NMRDA/CA/1991/13818

TABLE – B

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

S. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Actual Work Done (as on the date of the certificate)	Details
1.	Internal Roads & Footpaths	---	---	
2.	Water Supply	YES	50%	
3.	Sewerage (chamber, lines, ~~Septic Tank, STP~~)	YES	0%	
4.	Storm Water Drains	---	---	
5.	Tree Planting	YES	0%	
6.	Street Lighting	---	---	
7.	Community Buildings	---	---	
8.	Treatment and disposal of sewage and sullage water	---	---	
9.	Solid Waste Management and disposal.	---	---	
10.	Water Conservation, Rain water harvesting	YES	0%	
11.	Energy Management	YES	0%	
12.	Fire protection and fire safety requirement	YES	0%	
13.	Electrical meter room, sub-station, receiving station	YES	0%	
14.	Installation of Lift	YES	0%	

PRASHANT SATPUTE
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N.T.L.S. No. 491
N.M.C. L.S.No. R-222
LS No. NMRDA/CA/1991/13818

Yours Faithfully

Signature:

Name:- PRASHANT B. SATPUTE.

Agreed and Accepted by:

Signature of Promoter

Name: **Mahendra Constructions**
Proprietor - Shri. Mahendra Shyamrao Taywade.

Date: **18-04-2025.**