

FORM 1
[see Regulation 3]
ARCHITECT'S CERTIFICATE

Date: 08/01/2025

To,

Chandrashekhar Baburao Kale

16, Rajas Bandhu Nagar, Geeta Nagar,
Nagpur-440030

Subject: Certificate of Percentage of Completion of Construction Work of **MAHALAXMI NAGAR** having MahaRERA Registration no. **P50500055314** being developed by Chandrashekhar Baburao Kale.

Sir,

I/ We **Emanate Design (Architect Lokesh Kadu)** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of **MAHALAXMI NAGAR**, having MahaRERA Registration no. **P50500055314** being developed by Chandrashekhar Baburao Kale.

Based on Site Inspection, with respect to the Building 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 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

MAHALAXMI NAGAR

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	NA
2	Basements (if any)	NA
3	Podiums (if any)	NA
4	Plinth	NA
5	Stilt Floor	NA
6	Slabs of Super Structure	NA
7	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flat/Premises	NA
8	Sanitary Fittings within the Flat/Premises	NA
9	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks	NA
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	NA
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 specifications in agreement of Sale. Any Other Activities.	NA



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TABLE-B

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

S.No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Actual Work done (As on date of the certificate)	Details
1	Internal Roads & Footpaths	Yes	95%	AS PER SANCTIONED LAYOUT PLAN
2.	Water Supply	Yes	50%	AS PER SANCTIONED LAYOUT PLAN
3.	Sewerage (chamber, lines, Septic Tank, STP)	Yes	85%	AS PER SANCTIONED LAYOUT PLAN
4.	Storm Water Drains	Yes	87%	AS PER SANCTIONED LAYOUT PLAN
5.	Landscaping & Tree Planting	Yes	0%	AS PER SANCTIONED LAYOUT PLAN
6.	Street Lighting	Yes	65%	AS PER SANCTIONED LAYOUT PLAN
7.	Community Buildings	No	0	NA
8.	Treatment and disposal of sewage and sullage water	No	0	NA
9.	Solid Waste management &	No	0	NA


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	Disposal			
10.	Water conservation/ Rain water harvesting	Yes	75%	AS PER SANCTIONED LAYOUT PLAN
11.	Energy management	No	0	NA
12.	Fire protection and fire safety Requirement	No	0	NA
13.	Electrical meter room, sub-station, receiving station	Yes	69%	AS PER SANCTIONED LAYOUT PLAN
14.	Aggregate area of recreational Open Space	Yes	35%	AS PER SANCTIONED LAYOUT PLAN

Yours Faithfully

Emanate Design (Architect Lokesh Kadu)

Name of Architect & Signature

Agreed and Accepted by:

Ar. LOKESH KADU
CA/2007/39381
NMCR-402, NIT-2140

Signature of Promoter

Chandrashekhar Baburao Kale

Date: 08/01/2025