

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,
M/s. Tristar Development LLP
Office No.9, Suryaodaya Estate
Tardeo Road, Mumbai - 400034

Subject: Certificate of Percentage of Completion of Construction Work of **"BC CORP ARISTA"** having MahaRERA Registration Number **P51800046486** being developed by **M/s. TRISTAR DEVELOPMENT LLP**.
(For 01/10/2023 to 31/12/2023 i.e. Quarter 3 of F. Y. 2023-24)

Sir,
I Mr. **Ibaddurrehman Momin**, have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of **"BC Corp Arista"** having MahaRERA Registration Number **P51800046486** being developed by **M/s. TRISTAR DEVELOPMENT LLP**.

Based on Site inspection. With respect to Layout / 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 B

Sr. No (1)	Tasks / Activity (2)	Percentage of Actual work done (As on date of the certificate) (3)
1.	Excavation	100.1.
2.	Basement (if any)	NIL
3.	Podium (if any)	100.1.
4.	Plinth	100.1.
5.	Stilt Floor	100.1.
6.	Slabs of Super Structure	17.64
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flats/Premises	NIL
8.	Sanitary Fittings within the Flat/Premises	NIL
9.	Staircases. Lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	NIL
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/wing,	NIL
11.	Installation of Lifts. Water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, Mechanical equipment, and 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.	NIL

for

TABLE B
Common Areas (Internal and External Development Works) in respect of the Registered Phase.

Sr. No (1)	Common areas and facilities (2)	Proposed (Yes/No) (3)	Percentage of Actual Work Done (As on date of the Certificate) (4)	Details (5)
1.	Internal Roads & Footpaths	YES		
2.	Water Supply	YES		
3.	Sewerage (Chamber, lines, Septic Tank, STP)	YES		
4.	Storm Water Drains	YES		
5.	Landscaping & Tree Planting	YES		
6.	Street Lighting	YES		
7.	Community Buildings	NO		
8.	Treatment and 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 and fire safety Requirements	YES		
13.	Electrical meter room, sub-station, receiving station	YES		
14.	Others (Option to Add more)			

Yours Faithfully,

IBAD MOMIN
Licensed Surveyor
Engineer and Valuers
M/410/LS

Mr. Ibaddurrehman Momin
Licensed Surveyor
(License No. M410/LS)
Date: 01/01/2024

Agreed and Accepted by the Promoter:
For M/s. Tristar development llp

Promoter

Date: 03/01/2024

