



Annexure A

FORM 1

[See regulation 3]

ARCHITECT CERTIFICATE

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

Date:- 10-05-2023

To

Royal Minerva Realty LLP

720, Plaza Panchshil,

55, Hughes Road,

Mumbai – 400 007,

Subject: Certificate of percentage of Completion of Construction Work of **COURTYARD** having MahaRera Registration Number **P51800050456** Being developed by **ROYAL MINERVA REALTY LLP**

Sir

We have undertaken assignment as Architect/Licensed Surveyor of percentage of Completion of construction work of **COURTYARD** Having MahaRera Registration Number **P51800050456**, being developed By **ROYAL MINERVA REALTY 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-A

Sr no	Task and activity	Percentage of Actual Work Done (As on date of the Certificate)
1	Excavation	75%
2	Basement (if any)	5%
3	Podiums (if any)	Not yet started
4	Plinth	Not yet started
5	Stilt Floor	Not yet started
6	Slab of super Structure	Not yet started
7	Internal walls, Internal plaster, floorings, Doors and windows within Flats/Premises	Not yet started
8	Sanitary Fittings within the Flat/Premises	Not yet started
9	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and underground water tanks.	Not yet started
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	Not yet started
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.	Not yet started



TABLE B

Common areas (internal and external road development works) in respect of the registered phase / project number

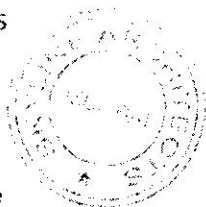
Sr no	Common areas and Facilities	Proposed (YES/NO)	Percentage of Actual Work Done	Details
1	Internal Roads & Footpaths	YES	Not yet started	
2	Water Supply	YES	Not yet started	
3	Sewerage (Chamber, lines, Septic tank, STP)	YES	Not yet started	
4	Storm Water Drains	YES	Not yet started	
5	Landscaping & Tree Planting	YES	Not yet started	
6	Street Lighting	YES	Not yet started	
7	Community Buildings	NO	Not yet started	
8	Treatment and disposal of sewage and sullage water.	YES	Not yet started	
9	Solid Waste management & Disposal	YES	Not yet started	
10	Water conservation / Rainwater harvesting	YES	Not yet started	
11	Energy management	YES	Not yet started	
12	Fire protection and Fire Safety Requirements	YES	Not yet started	
13	Electrical motor room, sub-station, receiving station.	YES	Not yet started	
14	Others (Option to Add more)	YES	Not yet started	

Yours Faithfully,

FOR SKYLINE ARCHITECTS

SAURABH
SHANKAR
CHATTERJEE

Digitally signed by SAURABH SHANKAR
CHATTERJEE
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Arch. Saurabh Chatterjee

License No. CA/94/17150

Agreed and Accepted by

Ankit Sheth



FOR ROYAL MINERVA REALTY LLP

Name: Ankit Sheth

Date: 04-05-2023