



ANAND V. DHOKAY

M. DES., G.D.ARCH., A.I. I.A.

ARCHITECT AND DESIGNER

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**ANNEXURE - A
FORM - 1
[see Regulation 3]
ARCHITECT'S CERTIFICATE**

Date 30/06/2024

To,
Era Realtors Pvt. Ltd.,
Popular Metal Works,
Tatya Tope Marg,
Joglekarwadi Sion Fish Mkt,
Sion (E), Mumbai 400022

Subject: Certificate of Percentage of Completion of Construction Work of
"Alta Monte and Signet" having situated on the Plot bearing CTS
No. 811 A/7(pt), 812, 813, 814 A/1, 814 A/2, 814 A/3, 814 A/4,
821(pt), 824(pt), 825(pt) & 844(pt), MahaRERA Registration
Number P51800010463 being developed by
Era Realtors Private Limited.

Sir,

I Anand V. Dhokay have undertaken assignment as Architect/Licensed
Surveyor of certifying Percentage of Completion of Construction Work of
Alta Monte and Signet having MahaRERA Registration Number
P51800010463 being developed by Era Realtors Private Limited.

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**Alta Monte – Sale Residential Building no.1 /Wing Tower B**

Sr. No. (1)	Tasks/Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1.	Excavation	100%
2.	Basements (if any)	100%
3.	Podiums (if any)	98%
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slabs of Super Structure	84%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flats/Premises	36%
8.	Sanitary Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	84%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	7%
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.	3%

TABLE – B
Common Areas (Internal and External Development Works) in respect
of the Registered Phase/Project Number
Table A

Alta Monte – Sale Residential Building **no.1** /Wing **Tower B**

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	No		
2.	Water Supply	Yes	No	
3.	Sewerage (Chamber, lines, Septic Tank, STP)	Yes	No	
4.	Storm Water Drains	Yes	No	
5.	Landscaping & Tree Planting	Yes	No	
6.	Street Lighting	Yes	No	
7.	Community Buildings	Yes	No	
8.	Treatment and disposal of sewage and sullage water.	Yes	No	
9.	Solid Waste management & Disposal	Yes	No	
10.	Water conservation/Rain water harvesting	Yes	No	
11.	Energy management	Yes	No	
12.	Fire protection and fire safety requirements	Yes	No	
13.	Electrical meter room, sub-station, receiving station.	Yes	No	
14.	Others (Option to Add more)	No	No	

Table A

Alta Monte – Sale Residential Building **no.1** /Wing **Tower D**

Sr. No. (1)	Tasks/Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1.	Excavation	100%
2.	Basements (if any)	100%
3.	Podiums (if any)	100%
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slabs of Super Structure	100%

Sr. No. (1)	Tasks/Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flats/Premises	100%
8.	Sanitary Fittings within the Flat/Premises	97%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	100%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	97%
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.	100%

TABLE – B

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

Alta Monte – Sale Residential Building no.1 /Wing Tower D

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	Yes	
2.	Water Supply	Yes	Yes	
3.	Sewerage (Chamber, lines, Septic Tank, STP)	Yes	Yes	
4.	Storm Water Drains	Yes	Yes	
5.	Landscaping & Tree Planting	Yes	Yes	
6.	Street Lighting	Yes	Yes	
7.	Community Buildings	Yes	Yes	
8.	Treatment and disposal of sewage and sullage water.	Yes	Yes	
9.	Solid Waste management & Disposal	Yes	Yes	
10.	Water conservation/Rain water harvesting	Yes	Yes	
11.	Energy management	Yes	Yes	

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)
12.	Fire protection and fire safety requirements	Yes	Yes	
13.	Electrical meter room, sub-station, receiving station.	Yes	Yes	
14.	Others (Option to Add more)	Yes	No	

Table A

Signet - Sale Residential Building no.2

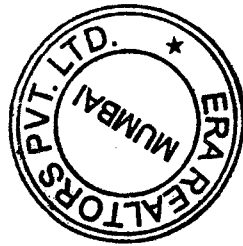
Sr. No. (1)	Tasks/Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1.	Excavation	100%
2.	Basements (if any)	100%
3.	Podiums (if any)	100%
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and windows within Flats/Premises	79%
8.	Sanitary Fittings within the Flat/Premises	55%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	93%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	75%
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.	75%

TABLE - B

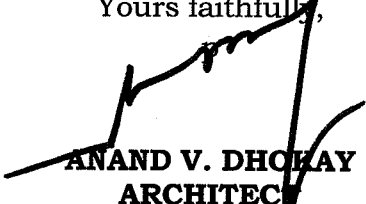
**Common Areas (Internal and External Development Works) in respect of the Registered Phase/Project Number
Table A**

Signet - Sale Residential Building no.2

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	Yes	
2.	Water Supply	Yes	Yes	
3.	Sewerage (Chamber, lines, Septic Tank, STP)	Yes	Yes	
4.	Storm Water Drains	Yes	Yes	
5.	Landscaping & Tree Planting	Yes	Yes	
6.	Street Lighting	Yes	No	
7.	Community Buildings	Yes	No	
8.	Treatment and disposal of sewage and sullage water.	Yes	No	
9.	Solid Waste management & Disposal	Yes	No	
10.	Water conservation/Rain water harvesting	Yes	Yes	
11.	Energy management	Yes	Yes	
12.	Fire protection and fire safety requirements	Yes	Yes	
13.	Electrical meter room, sub-station, receiving station.	Yes	Yes	
14.	Others (Option to Add more)	NO	No	



Yours faithfully,


ANAND V. DHOKAY
ARCHITECT
REG.NO.CA/87/10855

Agreed and Accepted by:



Signature of Promoter

Name: *Ganesh Hanaware*

Date: *30/6/2024*