



Our Ref. NO:

Your ref. NO:

Date:

10/07/2017

: CERTIFICATE :

TO WHOMSOEVER IT MAY CONCERN

To,

M/s. Kapstone Constructions Pvt. Ltd.
702, Natraj, M.V. Road Junction,
Western Express Highway,
Andheri (E), Mumbai – 400 069

Sub : Certificate of Percentage of Completion of Construction Work of Rustomjee Aurelia – Wing A (Bldg. No. 1) on the Residential Sub Plot - 7 known as Aurelia, situated on the plot bearing Survey No. 51/6(pt), 51/7(pt), 51/8(pt), 51/9(pt) demarcated by its plot boundaries 19°12'23.51"N-72°59'17.44"E to the North, 19°12'22.03"N-72°59'17.78"E to the South, 19°12'22.91"N-72°59'17.96"E to the East, 19°12'22.76"N-72°59'17.32"E to the West of Village Majiwade, Taluka & District – Thane. Pin 400 602, admeasuring plot area 648.87 sq. mtrs. being developed by M/s. Kapstone Constructions Pvt. Ltd

Sir,

We have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of Rustomjee Aurelia – Wing A (Bldg. No. 1) on the Residential Sub Plot - 7 known as Aurelia, situated on the plot bearing Survey No. 51/6(pt), 51/7(pt), 51/8(pt), 51/9(pt) of Village Majiwade, Taluka & District – Thane, Pin 400 602, admeasuring plot area 648.87 sq. mtrs. being developed by M/s. Kapstone Constructions Pvt. Ltd

Following technical professionals are appointed by M/s. Kapstone Constructions Pvt. Ltd.

- (i) Shri Manish D. Savant as Architect
- (ii) Mr. Girish Dravid - as Structural Consultant
- (iii) Mr. Rohit Uchil- as MEP Consultant
- (iv) Mr. Madhusudan Narayan- as Site Supervisor

Based on Site Inspection, with respect to the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for the Real Estate Project applied for MAHA RERA certification as per RERA Act is shown in table A herein below. The percentage of the work executed with respect to each of the major activity of the construction and overall percentage of work done with respect to building is detailed in the Table B.

TABLE A

Sr. No.	Tasks/Activity	Percentage of Work done
1	Excavation	75%
2	2 no. of Basement and plinth	67%
3	Number of Podium	NA
4	Stilt Floor	0%
5	30 Number of Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flats/Premises	0%
8	Staircases, Lifts Wells and lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0%
9	The external plumbing and external plaster, elevation, completion of terraces with water proofing of the Building Wing.	0%



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10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipments as per CFO NOC. Electrical fittings to Common Areas, electro, mechanical equipments, Compliance to condition 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 Obtain Occupation / Completion Certificate.	0%
	Overall Percentage of Completion of the work done For the entire Building Wing	18%

TABLE B

Internal & External Development Works

Sr. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1	Internal Roads & Footpaths	Yes	0%	Fire tender & Other Drive ways
2	Water Supply	Yes	0%	Connection from ESR to UG Tank
3	Sewerage (Chamber, lines, Septic Tank, STP)	Yes	0%	STP Work to be considered
4	Storm Water Drain	Yes	0%	SWD RCC Work & Covers fixing to be considered
5	Landscaping & Tree Planting	Yes	0%	Podium & Ground level RG & Tree Plantation (in nos.)
6	Street Lighting	Yes	0%	Lights at Ground & Podium Level
7	Community Building		NA	NA
8	Treatment and Disposal of sewage and sullage water	Yes	0%	STP work to be considered.
9	Solid Waste Management & Disposal	Yes	0%	OWC Unit to be installed

(4)

10	Water Conservation, Rain Water Harvesting	Yes	0%	RWH drains and chambers work to be considered
11	Energy management	Yes	0%	Solar Panels at terrace level to be considered
12	Fire protection and fire safety requirements	Yes	0%	Fire fighting works at Podium and Ground level to be considered
13	Electrical meter room, sub-station, receiving station	Yes	0%	Meter room & Substation to be considered
14	PARKING	Yes	0%	-
15	Gymnasium	Yes	0%	-
16	Party Hall	Yes	0%	-
17	Party Terrace	Yes	0%	-
18	Star Gazing Deck	Yes	0%	-
19	Swimming Pool & Deck	Yes	0%	-
20	Children's Play Area	Yes	0%	-
21	Senior Citizen's Zone	Yes	0%	-

Yours faithfully,

MANISH D. SAVANT
(ARCHITECT)
Reg. No. CA/98/23598