

**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)**

Date: 05.07.2017

To

M/s. Kalpataru plus Sharyans,
101, Kalpataru Synergy,
Opp. Grand Hyatt,
Santacruz East, Mumbai 400055.

Subject: Certificate of Percentage of Completion of Construction Work of building known as Kalpataru Woodsville, defined as the Project [Maha RERA Registration..... Number] situated on the Plot bearing C.T.S. No. 36A/7, demarcated by its boundaries (latitude and longitude of the end points) 19° 6'36.81" N, 72° 53'51.93"E to the North, 19° 6'35.25" N, 72° 53'51.94"E to the South, 19° 6'36.01" N, 72° 53'53.95"E to the East, 19° 6'36.24" N, 72° 53'50.38"E to the West of Division Konkan, Village Chandivali, Taluka Kurla, District Mumbai Suburban, PIN 400072, admeasuring 3465.5 sq.m area being developed by M/s Kalpataru plus Sharyans.

Sir,

I Shripad. G. Nadkarni have undertaken the assignment as a Licensed Surveyor of certifying the Percentage of Completion of Construction Work of 1 no of building known as Kalpataru Woodsville, the Project, situated on the Plot bearing C.T.S. No. 36A/7, demarcated by its boundaries (latitude and longitude of the end points) 19° 6'36.81" N, 72° 53'51.93"E to the North, 19° 6'35.25" N, 72° 53'51.94"E to the South, 19° 6'36.01" N, 72° 53'53.95"E to the East, 19° 6'36.24" N, 72° 53'50.38"E to the West of Division Konkan, Village Chandivali, Taluka Kurla, District Mumbai Suburban, PIN 400072, admeasuring 3465.5 sq.m area being developed by M/s Kalpataru plus Sharyans.

The Promoter has furnished to the undersigned the following:

1. The details of the project wrt the building as mentioned in the subject matter and uploaded on the Maha RERA website.
2. The details of the approved plans and the projected maximum future potential as envisaged by them which is also uploaded by them on the Maha RERA website.
3. The details of the estimated quantity and the executed quantity for each item as required to be provided in the Table A and B.
4. The details of the technical professionals appointed by Promoter, which are reproduced as under:
 - (i) Shri Atul Gulati as the Architect;
 - (ii) M/s Gokani Consultants Pvt. Ltd as the Structural Consultant;
 - (iii) M/s Electro Mech as the Electrical Consultant;
 - (iv) M/s Sunil Services as the Plumbing Consultant;
 - (v) Shri Vinod Pagare as the HVAC Consultant;
 - (vi) Shri Manoj Shimpi as the Site Supervisor;
 - (vii) Shri Sanjay Mali as the Quantity Surveyor.

Based on the details provided above by the Promoter and Site Inspection, with respect to the Building of the aforesaid Real Estate Project, I certify that as on 30th April 2017, the Percentage of Work done for the building with respect to each of the activity of the Real Estate Project as registered vide numberunder Maha RERA is as per table A herein below. The percentage of the work executed with respect to internal and

external development work with respect to each of the activity is detailed in Table B.

Table A

S. No	Items of Work	Work completion (in %)
1	Excavation for the area falling within the building footprint	100%
2	2 nos of Common Basement within the building footprint (RCC Works)	100%
3	1 no of Stilt Floor/Ground Floor (falling within the building footprint) (RCC Works)	100%
4	22 nos of Slabs of Super Structure (RCC Works)	4.55%
5	Interior walls, Plaster, Flooring + Tilling inside flats & common areas, Doors, windows, metal works, railings, Interior Painting.	
a	Internal Walls – Brickwork	0%
b	Internal Plaster	0%
c	Floorings with in flat	0%
d	Floorings with in common area	0%
e1	Doors in flat	0%
e2	Doors-Common area	0%
f1	Windows in flats	0%
f2	Windows-Common area	0%
g.1	Metal works	0%
g.2	MS Service Platform in Shafts	0%
h1	Railing	0%
h2	Railing-Refuge area	0%
i1	Internal Painting in flats	0%
i2	Internal Painting-Common area	0%
6	Sanitary fittings within the flat/Premises, Electrical fittings within flat/Premises	
a	CP & Sanitary fittings, Water purifiers, RO within the flat/Premises(including Servant toilet, Drivers toilet)	0%
b	Electrical fittings within flat/Premises	0%
c	Electrical appliances (Fans & Lights)	0%
7	Staircases, Lift wells & Lobbies, at each floor level connecting staircases and lifts, overhead and underground water tanks & LMR.	

a	Staircases (excluding RCC)	0%
b	Lift wells & Lobbies, at each floor level connecting staircases and lifts	0%
c	Overhead and underground water tanks	0%
d	Lift machine room	0%
8	plumbing, Exterior Plaster, Elevation Feature, Terrace works, WP, Ext. Painting	
a	Internal Plumbing	0%
b	External plumbing in Shaft	0%
c	Terrace Looping	0%
d	External plaster	0%
e	Elevation feature / fins	0%
f1	Terrace Landscape	0%
f2	Terrace Elevation (Above terrace works)	0%
g1	Water proofing in Flats	0%
g2	Water proofing in Other Areas	0%
h	External Painting	0%
10	Lifts, pumps, FF, FA, BMS VDP, Elect fittings in common areas, Solar Panels, Plinth protection, anti-termite treatment, Ent lobbies finishes. Elect works, LV works, lightning arrestors civil aviation lights, AC modular kitchen, Shower cubicles.	
a	Installation of lifts	0%
b	Water pumps	0%
c1	Firefighting inside Flat	0%
c2	Fire fighting in Lobby	0%
c3	Fire fighting in Shaft	0%
d	Fire Alarm	0%
e	BMS	0%
f	Video door Panel	0%
g	Electrical fitting to common areas	0%
h	Solar Panels	0%
i	Plinth Protection	0%
j	Anti-termite treatment	0%
k	Finishing to entrance lobbies	0%
l	Electrical works in Shaft	0%
m	LV works	0%
n	Lightning arrestors	0%
o	Civil Aviation lights	0%
p	Air Conditioning	0%
q	Modular Kitchen	0%
r	Shower Cubicle	0%
s	Home Automation	0%

TABLE-B
Internal & External Development Works in Respect of the entire
Registered Phase

Sr. No.	Activities	Proposed (Yes or No)	Work completion (in %)
1	Internal Roads & footpaths		
a	Internal Roads (Car movement area at ground level)	No	NA
b	Footpath (Pedestrian walkway)	No	NA
2	Water Supply (Main connection to UGT)		
a	Municipal water supply	yes	0%
b	water supply work	yes	0%
c	Hydropneumatic System	yes	0%
3	Sewerage lines, chambers, Septic tank, STP		
a	Sewerage lines	yes	0%
b	Chambers	no	NA
c	Septic Tank	no	NA
d	STP	no	NA
4	Storm Water Drains (At ground level)	yes	0%
5	Landscaping + Tree plantation (All levels except terrace)		
a	Landscaping (hardscape)	yes	0%
b	Tree Plantation (Softscape)	yes	0%
6	Street lighting	yes	0%
7	Community Bldg + Club House + Swimming Pool + Fitness centre		
a	Community Bldg	No	NA
b	Club House	No	NA
c	Swimming pool	yes	0%
d	Fitness Centre	yes	0%
8	Disposal of sewerage + Sullage with treatment		
a	Disposal of sewerage	no	NA
b	Sullage with treatment	no	NA

9	Solid waste mgmt. & Disposal	No	NA
10	Water conservation + RWH		
a	Water conservation	no	NA
b	RWH	yes	0%
11	Energy management Solar energy for lighting, water heating.		
a	Solar Panels for lighting	No	NA
b	Solar Panels for water heating	No	NA
12	Fire protection & fire safety req.		
a	Fire Protection	yes	0%
b	Fire Safety requirement	No	NA
13	Elect. Meter Room works, sub stn, Rec. stn		
a	Electric Meter Room Works	Yes	0%
b	Substation	yes	0%
c	DG	Yes	0%
d	Receiving Station	No	NA
14	All parking levels outside Building Footprint		
a	Shore piling	No	NA
b	Excavation Including Dewatering (excluding portion falling within building footprint)	yes	34%
c	Retaining wall	yes	29.72%
d	Common Basements (excluding portion falling within building footprint)		
d1	Structure, Masonry, Plaster (SMP) with foundation	yes	19%
d2	Finishes	yes	0%
d3	MEP	yes	0%
d4	Fire Curtain	Yes	0%
d5	Stack Car Parking	yes	0%
15	Others: Compound wall, gates, gate houses, Borewells, all parking levels other than below bldgs., show flats, shops		
a	Compound walls	yes	0%
b	Gates	yes	0%

c	Gate houses	yes	0%
d	Borewells	no	0%
e	Entrance portal	No	NA
f	Signages	yes	0%
g	BMS & CCTV	yes	0%
h	UG Tank & Pump Room	yes	0%
j	Services Area - (SMP + Finishing of O.B.F.)	yes	0%
h	Temporary structures required for project	yes	12%

The percentage worked out as above is based on the total proposed work, disclosed by the Promoter for the Building consisting of 2 Basements + Ground/Stilt+ 21 floors.

The certificate is issued considering that the Promoter has ensured that the execution of the work is as per approved plans and the quality, specifications of the work/construction, the materials used are as per the disclosures made to the allottees in the project.

Yours Faithfully,



Shripad. G. Nadkarni
(Licensed Surveyor)
(License No: N/162/LS)

