



Date: 31.05.2022

To
Peer Realty Pvt. Ltd.,
101, Somnath, CTS No. 988,
Ram Mandir Road, Next to Tilak Mandir,
Vile Parle-East, Mumbai - 400 057.

Subject: - Certificate of Percentage of Completion of Construction Work of Project "Opulus" previously known as Maharashtra Nagar, MHADA colony (MahaRERA Registration Number P51700022773) on plot bearing New S.No 56/5A2 and 56/6B, demarcated by its boundaries (latitude 19° 13' 42" N and longitude 72° 58' 21" E of the end points)

To the North - Wasp Company
To the South - Hiranandani Meadows
To the West - Eden Woods CHS.
To the East - 20.00 m Wide D.P.Road

Sector-4 at Chitalsar-Manpada, Thane, Tal - Thane, Dist- Thane, Pin - 400 610 plot admeasuring 19,599.00 sq.mt. area being developed by Peer Realty Pvt. Ltd.

Sir,

I Mr. A. G. Jathar have undertaken assignment as Architect of certifying 2.38% of completion of construction of redevelopment work of MHADA colony, Maharashtra Nagar (MahaRERA Registration Number P51700022773) situated on on plot bearing New S.No 56/5A2 and 56/6B, Sector-4 at Chitalsar-Manpada, Thane, Tal - Thane, Dist- Thane, The project comprises of 5 buildings namely R1, R2, R3, S1 & S2.

- I. Following technical professionals are appointed by Owner / Promoter: -
- (i) Design Consortium, Thane as Architect;
 - (ii) Associated Structural Consultants LLP, Thane as Structural consultant
 - (iii) Urja Building Services Consultants, Andheri as MEP Consultants
 - (iv) Shri Bhausaheb Kashid as Site Supervisor

Based on Site Inspection, with respect to 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 as registered vide number P51700022773 under Maha RERA is as per table A herein below. The % of the work executed with respect to each of the activity of the entire phase is detailed in Table B.

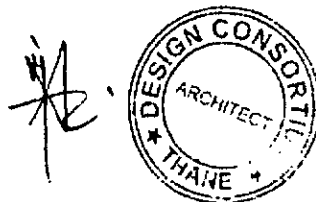
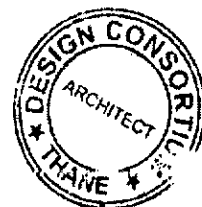


Table A
Building R1

S. no.	Task / Activity	% of work done
1	Excavation	0%
2	Number of plinths	0%
3	Number of podiums	0%
4	Stilt floor	0%
5	No of slabs of super structure	0%
6	Internal walls, Internal plaster	0%
	Flooring with in flats/ premises	0%
	Doors and windows to each of the flats/ premises	0%
7	Sanitary fittings with in the flats/ premises	0%
	Electrical fittings with in the flats/ premises	0%
8	Staircases, Lifts wells and lobbies at each floor level connecting staircases and lifts, Overhead water tanks.	0%
9	The external plumbing and external plaster, elevation,	0%
	Completion of terraces with waterproofing of Building/ Wing.	0%
10	Installation of lifts, water pumps, Firefighting fittings and Equipment as per CFO NOC,	0%
	Finishing to entrance lobby, plinth protection, paving of areas appurtenant to Building/ Wing	0%

Building R2

S. no.	Task / Activity	% of work done
1	Excavation	95%
2	Number of plinths	0%
3	Number of podiums	0%
4	Stilt floor	0%
5	No of slabs of super structure	0%
6	Internal walls, Internal plaster	0%
	Flooring with in flats/ premises	0%
	Doors and windows to each of the flats/ premises	0%
7	Sanitary fittings with in the flats/ premises	0%
	Electrical fittings with in the flats/ premises	0%
8	Staircases, Lifts wells and lobbies at each floor level connecting staircases and lifts, Overhead water tanks.	0%



9	The external plumbing and external plaster, elevation,	0%
	Completion of terraces with waterproofing of Building/ Wing.	0%
10	Installation of lifts, water pumps, Firefighting fittings and Equipment as per CFO NOC,	0%
	Finishing to entrance lobby, plinth protection, paving of areas appurtenant to Building/ Wing	0%

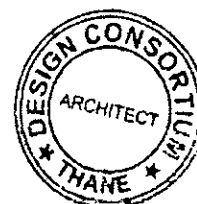
Building R3

S. no.	Task / Activity	% of work done
1	Excavation	95%
2	Number of plinths	95%
3	Number of podiums	0%
4	Stilt floor	0%
5	No of slabs of super structure	0%
6	Internal walls, Internal plaster	0%
	Flooring with in flats/ premises	0%
	Doors and windows to each of the flats/ premises	0%
7	Sanitary fittings with in the flats/ premises	0%
	Electrical fittings with in the flats/ premises	0%
8	Staircases, Lifts wells and lobbies at each floor level connecting staircases and lifts, Overhead water tanks.	0%
9	The external plumbing and external plaster, elevation,	0%
	Completion of terraces with waterproofing of Building/ Wing.	0%
10	Installation of lifts, water pumps, Firefighting fittings and Equipment as per CFO NOC,	0%
	Finishing to entrance lobby, plinth protection, paving of areas appurtenant to Building/ Wing	0%

Building S1

S. no.	Task / Activity	% of work done
1	Excavation	95%
2	Number of plinths	90%
3	Number of podiums	0%
4	Stilt floor	0%
5	No of slabs of super structure	0%
6	Internal walls, Internal plaster	0%
	Flooring with in flats/ premises	0%
	Doors and windows to each of the flats/ premises	0%

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7	Sanitary fittings with in the flats/ premises	0%
	Electrical fittings with in the flats/ premises	0%
8	Staircases, Lifts wells and lobbies at each floor level connecting staircases and lifts, Overhead water tanks.	0%
9	The external plumbing and external plaster, elevation,	0%
	Completion of terraces with waterproofing of Building/ Wing.	0%
10	Installation of lifts, water pumps, Firefighting fittings and Equipment as per CFO NOC,	0%
	Finishing to entrance lobby, plinth protection, paving of areas appurtenant to Building/ Wing	0%

Building S2

S. no.	Task / Activity	% of work done
1	Excavation	0%
2	Number of plinths	0%
3	Number of podiums	0%
4	Stilt floor	0%
5	No of slabs of super structure	0%
6	Internal walls, Internal plaster	0%
	Flooring with in flats/ premises	0%
	Doors and windows to each of the flats/ premises	0%
7	Sanitary fittings with in the flats/ premises	0%
	Electrical fittings with in the flats/ premises	0%
8	Staircases, Lifts wells and lobbies at each floor level connecting staircases and lifts, Overhead water tanks.	0%
9	The external plumbing and external plaster, elevation,	0%
	Completion of terraces with waterproofing of Building/ Wing.	0%
10	Installation of lifts, water pumps, Firefighting fittings and Equipment as per CFO NOC,	0%
	Finishing to entrance lobby, plinth protection, paving of areas appurtenant to Building/ Wing	0%

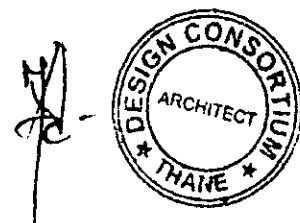


TABLE-B Internal & External Development Works in Respect of the entire Project

Sr. No.	Common areas and Facilities, Amenities.	Proposed (Yes/ No)	% of work done	Details.
1	Internal Roads and Footpaths	Yes	0%	
2	Water Supply	Yes	0%	Water provided by TMC connected to 2 no of UG1 (1st for bldg R1, R2 & R3 & 2 nd for Bldg S1 & S2) then pumped to OHT of individual buildings and supplied to individual units
3	Sewerage (chamber, lines, Septic tanks, STP)	Yes	0%	2 no of STPs are proposed (1st for bldg R1, R2 & R3 & 2 nd for Bldg S1 & S2)
4	Storm water drains	Yes	0%	
5	Landscaping and tree plantation.	Yes	0%	
6	Street lighting	Yes	0%	
7	Community buildings	Yes	0%	
8	Podium	Yes	0%	
9	Treatment and disposal of sewage and sullage water	Yes	0%	STP is proposed
10	Solid waste management and disposal	Yes	0%	Commom OWC for all buildings is proposed
11	Water conservation, Rain water harvesting	Yes	0%	Rain water harvesting tanks for all buildings are proposed
12	Energy management	Yes	0%	
13	Fire protection and fire safety requirements.	Yes	0%	As per CFO NOC
14	Electrical meter room, substation, receiving station.	Yes	0%	Electrical meter room are proposed for individual buildings and Electric substation is proposed.
15	Compliance to conditions of environment / CRZ NOC	Yes	0%	As per MoEF NOC
16	Compound wall and all other requirements as may be required to obtain occupation/ completion certificate.	Yes	0%	
17	Others (Options to add more)		-	

Yours Faithfully

For **DESIGN CONSORTIUM**


AUTHORISED SIGNATORY

Ar. A. G. Jathar

(Reg No. CA/94/17790)

