



FORM 1 (Regulation No. 3)

Date:-12/10/2020.

To,
BIRLA ESTATES PVT.LTD.,
Birla Aurora, Level 8,
Dr. Annie Besant road,
Worli, Mumbai- 400030.

Sub:- Certificate of percentage of completion of construction work of the **Buildings A, B, F & G** of the project (Maha RERA Registration Number - **P51700019178**) situated on the plot bearing C.T.S. No. 1653, 1550 B,D (Earlier S.No.16/1(p), 1/5 (p)), S. No. 17,18 & 218 demarcated by its boundaries at North - S.No.19, at South - Kalyan Murbad Road &C.T.S. No. 1551 & 1550C,at East- S.No. 16/2, S.No.23 & Sai Nirvana, at West- Waladhuni River, Village:- Shahad, Taluka:- Kalyan, District:- Thane, Pin- 421301,being developed by Birla Estates Pvt.Ltd. The **Buildings A, B, F & G** are constructed on part of the plot admeasuring about 34,723.20 Sq. M. out of total plot 85,220.00 Sq. M. as per record.

Sir,

I, Shobhana Deshpande, Proprietor, CREATIONS, have undertaken assignment as an Architect for certifying percentage of completion of construction work of the **Buildings A, B, F & G** of the project (Maha RERA Registration Number - **P51700019178**) situated on the plot bearing C.T.S. No. 1653, 1550 B,D (Earlier S.No.16/1(p), 1/5 (p)), S. No. 17,18 & 218 demarcated by its boundaries at North - S.No.19, at South - Kalyan Murbad Road &C.T.S. No. 1551 & 1550C,at East- S.No. 16/2, S.No.23 & Sai Nirvana, at West- Waladhuni River, Village:- Shahad, Taluka:- Kalyan, District:- Thane, Pin- 421301,being developed by Birla Estates Pvt.Ltd. The **Buildings A, B, F & G** are constructed on part of the plot admeasuring about 34,723.20 Sq. M. out of total plot 85,220.00 Sq. M. as per record.

1. Following technical professionals are appointed by Owner/ Promoter:-

- Architect Shobhana Deshpande, Creations as Architect.
- Pravin Gala Consultants Pvt. Ltd. as Structural Consultant.
- Pankaj Dharkar & Associates as MEP Consultant
- CooperHills - Singapore as Landscape Architect
- Turner Project Mgmt.Pvt. Ltd.as Site Supervisor.

Based on Site Inspection, with respect to each of the Building A,B,F & G of the aforesaid Real Estate Project, I certify that as on **30 September 2020**, the Percentage of work done for each of the Wing of the Real Estate Project as registered vide number **P51700019178** under Maha RERA 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





Table - A

Bldg.: A

Sr. No.	Tasks/ Activity	Percentage of work done
1.	Excavation	100%
2.	Number of Basement(s) and Plinth (Basement not proposed)	100%
3.	Stilt Floor	75%
4.	6 Number of podiums	75%
5.	24 number of slabs of super structure	3%
6.	Internal walls, Internal Plaster, Flooring within Flats/ Premises Doors and Windows to each of the Flat/Premises	0%
7.	Sanitary Fittings within the Flat/Premises Electrical Fittings within the Flat/Premises	0%
8.	Staircase, Lifts Wells and Lobbies at each Floor level connecting Staircase and Lifts, Overhead and Underground Water Tanks	0%
9.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
10.	Installation of lifts, water pumps, Fire Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, 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 Obtain Occupation/Completion Certificate.	0%



Table - A

Bldg.: B

Sr. No.	Tasks/ Activity	Percentage of work done
1.	Excavation	100%
2.	Number of Basement(s) and Plinth (Basement not proposed)	100%
3.	Stilt Floor	75%
4.	6 Number of podiums	75%
5.	24 number of slabs of super structure	3%
6.	Internal walls, Internal Plaster, Flooring within Flats/ Premises Doors and Windows to each of the Flat/Premises	0%
7.	Sanitary Fittings within the Flat/Premises Electrical Fittings within the Flat/Premises	0%
8.	Staircase, Lifts Wells and Lobbies at each Floor level connecting Staircase and Lifts, Overhead and Underground Water Tanks	0%
9.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
10.	Installation of lifts, water pumps, Fire Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, 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 Obtain Occupation/Completion Certificate.	0%



Table - A

Bldg.: F

Sr. No.	Tasks/ Activity	Percentage of work done
1.	Excavation	100%
2.	Number of Basement(s) and Plinth (Basement not proposed)	100%
3.	Stilt Floor	75%
4.	6 Number of podiums	75%
5.	24 number of slabs of super structure	2%
6.	Internal walls, Internal Plaster, Flooring within Flats/ Premises Doors and Windows to each of the Flat/Premises	0%
7.	Sanitary Fittings within the Flat/Premises Electrical Fittings within the Flat/Premises	0%
8.	Staircase, Lifts Wells and Lobbies at each Floor level connecting Staircase and Lifts, Overhead and Underground Water Tanks	0%
9.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
10.	Installation of lifts, water pumps, Fire Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, 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 Obtain Occupation/Completion Certificate.	0%



Table - A

Bldg.: G

Sr. No.	Tasks/ Activity	Percentage of work done
1.	Excavation	100%
2.	Number of Basement(s) and Plinth (Basement not proposed)	100%
3.	Stilt Floor	75%
4.	6 Number of podiums	75%
5.	24 number of slabs of super structure	4%
6.	Internal walls, Internal Plaster, Flooring within Flats/ Premises Doors and Windows to each of the Flat/Premises	0%
7.	Sanitary Fittings within the Flat/Premises Electrical Fittings within the Flat/Premises	0%
8.	Staircase, Lifts Wells and Lobbies at each Floor level connecting Staircase and Lifts, Overhead and Underground Water Tanks	0%
9.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
10.	Installation of lifts, water pumps, Fire Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, 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 Obtain Occupation/Completion Certificate.	0%



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

Sr. No.	Common areas and Facilities, Amenities	Proposed (Yes/ No)	Percentage of work done	Details
1.	Internal Roads & Footpaths	Yes	0%	Shared across multiple phases Phase -1 Approx.80% Phase-2- Approx.20%
2.	Water Supply	Yes	0%	Phase wise for the real estate project.
3.	Sewerage (Chamber, lines, Septic Tank, STP)	Yes	0%	STP proposed. Shared across multiple phases. Phase -1 Approx.80% Phase-2- Approx.20%
4.	Storm Water Drains	Yes	0%	Shared across multiple phases Phase -1 Approx.80% Phase-2- Approx.20%
5.	Landscaping & Tree Planting	Yes	0%	Shared across multiple phases Phase -1 Approx.80% Phase-2- Approx.20%
6.	Street Lighting	Yes	0%	Shared across multiple phases Phase -1 Approx.80% Phase-2- Approx.20%
7.	Community Buildings	No	--	--
8.	Treatment and disposal of sewage and sullage water	Yes	0%	Shared across multiple phases Phase -1 Approx.80% Phase-2- Approx.20%
9.	Solid Waste management & Disposal	Yes	0%	Segregation at source. Shared across multiple phases of real estate project
10.	Water conservation Rain water harvesting	Yes	0%	Shared across multiple phases Phase -1 Approx.80% Phase-2- Approx.20%
11.	Energy management	Yes	0%	Solar water heaters proposed Phase -1 Approx.80% Phase-2- Approx.20%



12.	Fire protection and fire safety requirements	Yes	0%	As per CFO requirements
13.	Electrical meter room, sub-station, receiving station	Yes	0%	--
14.	Club House	Yes	0%	Shared across multiple phases Phase -1 Approx.70% Phase-2- Approx.30%
15.	Others (Option to Add more)			--

AR.SHOBHANA DESHPANDE

(Reg. No. CA/ 87/10647)

For CREATIONS
(Proprietor)

