

ARCHITECT'S CERTIFICATE

Date : 11.07.2017

To
M/s. THALIA AKSHAR DEVELOPERS,
225, 2nd Floor, Big Splash,
Plot No. 78 & 79, Sector-17, Vashi,
Navi Mumbai-400703.

Subject : Certificate of Percentage of Completion of Construction Work of 1 No. of Building having 3 Wings of the only Phase of the Project _____ situated on the final Plot No. 76, Sector-27, Nerul, Navi Mumbai demarcated by its boundaries 19 1 7 70N – 73 1 30 11E, 19 1 6 15N – 73 1 32 14E, 19 1 4 82N – 73 1 31 05E, 19 1 5 53N – 73 1 29 10E admeasuring 3849.290 sq.mts. area being developed by M/s. Thalia Akshar Developers.

Sir,

I Soyuz Talib have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of 1 No. of Building having 3 Wings of the only Phase of the project situated on the final **Plot No. 76, Sector-27, Nerul, Navi Mumbai admeasuring 3849.290 sq.mts. area being developed by M/s. Thalia Akshar Developers.**

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

- (i) M/s Soyuz Talib Architects Pvt. Ltd. as Architect ;
- (ii) M/s Structural Concept Designs Pvt. Ltd. as Structural Consultant
- (iii) M/s CE-N Civil Engineering Networks as MEP Consultant
- (iv) Mr. Premji V Bharashdia 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 _____ 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.



SOYUZ TALIB
REG. NO. - CA/31/17095

Table A – Wing A

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	0 number of Basement and 1 Plinth	100%
3	1 Stilt (Ground floor –Car parking)	100%
4	1 number of Podiums (1 st floor – Car parking)	100%
5	14 number of Slabs of Super Structure (2 nd floor – Fitness center & green top, 3 rd to 14 th floor – Residential flats, Terrace)	100%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	75%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	80%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	90%
10	Installation of lifts, water pumps, Fire Fighting 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 – Wing B

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	0 number of Basement and 1 Plinth	100%
3	1 Stilt (Ground floor –Car parking)	100%
4	1 number of Podiums (1 st floor – Car parking)	100%
5	14 number of Slabs of Super Structure (2 nd floor – Fitness center & green top, 3 rd to 14 th floor – Residential flats, Terrace)	100%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	75%
7	Sanitary Fittings within the Flat/Premises.	0%

SOYUZ TALIB
 REG. NO. - CA/94/17095



	Electrical Fittings within the Flat/Premises	
8	Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	80%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	90%
10	Installation of lifts, water pumps, Fire Fighting 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 – Wing C

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	0 number of Basement and 1 Plinth	100%
3	1 Stilt (Ground floor –Car parking)	100%
4	1 number of Podiums (1 st floor – Car parking)	100%
5	14 number of Slabs of Super Structure (2 nd floor – Fitness center & green top, 3 rd to 14 th floor – Residential flats, Terrace)	100%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	75%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	80%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	85%
10	Installation of lifts, water pumps, Fire Fighting 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%



SOYUZ TALIB
REG. NO. - CA/94/17095

TABLE-B

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

S.No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1.	Internal Roads & Footpaths	NO	-	N/A
2.	Water Supply	YES	0%	Temporary Municipal water connection in place.
3.	Sewarage (chamber, lines, Septic Tank, STP)	YES	50%	In progress
4.	Storm Water Drains	YES	90%	In progress
5.	Landscaping & Tree Planting	YES	100%	In progress
6.	Street Lighting	NO	-	N/A
7.	Community Buildings	YES	40%	In progress (Fitness center)
8.	Treatment and disposal of sewage and sullage water	NO	-	N/A
9.	Solid Waste management & Disposal	NO	-	N/A
10.	Water conservation, Rain water harvesting	YES	90%	In progress
11.	Energy management	YES	0%	N/A
12.	Fire protection and fire safety requirements	YES	70%	In progress
13.	Electrical meter room, sub-station, receiving station	YES	0%	In later scope of work
14.	Others (Option to Add more)			

Yours Faithfully



AR. SOYUZ TALIB
Reg. No.: CA/94/17095