



KAVAIYA AND ASSOCIATES

FORM 1 ARCHITECTS • CONSULTING ENGINEERS • PROJECT MANAGEMENT CONSULTANTS

[See Regulation 3]

ARCHITECT'S CERTIFICATE

Date: 19.07.2017

To,
Mr. Mahendra Bhaskar Mhatre,
Proprietor of M/s Vastu Kala Developers,
Jaiguru, Pandurangwadi, Lane No. 2,
Goregaon (East), Mumbai - 400 063.

Subject: Certificate of Percentage of Completion of Construction Work of One No. of Building of the Proposed Redevelopment Project of Niwara Co. Op. Soc. Ltd. [MahaRERA Registration Number] situated on the Plot bearing CTS No. 155A of Village Pahadi Goregaon East, Final Plot no R/6 demarcated by its boundaries Plot No. 67,68,69 to the North, Plot No. R/05 to the South, Property known as 'Gogatewadi' to the East & 6.10m wide road to the West of village Pahadi Goregaon East, Pandurangwadi Lane No. 1, Taluka Borivali, District Mumbai Suburban, PIN 400 063, admeasuring 984.30 sq.mts. area being developed by Mr. Mahendra Bhaskar Mhatre, Proprietor of M/s Vastu Kala Developers.

sir,

I/ We M/s Kavaia & Associates have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of the One Building of the Proposed Niwara Co. Op. Society Limited Redevelopment Project, situated on the plot bearing CTS No. 155A, Final Plot no. R/6 of Division village Pahadi Goregaon East, Taluka Borivali, District Mumbai Suburban, PIN 400063, admeasuring 984.30 sq.mts. area being developed by Mr. Mahendra Bhaskar Mhatre, Proprietor of M/s Vastu Kala Developers.

1. Following technical professionals are appointed by Promoter:-

- (i) M/s Kavaia & Associates as L.S. / Architect;
- (ii) M/s Epicons Consultant Pvt. Ltd. as Structural Consultant
- (iii) M/s /Shri / Smt _____ as MEP Consultant
- (iv) M/s /Shri Kavaia B.P. as Lic. Site Supervisor

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Based on Site Inspection, with respect to each of the Building 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 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.

Table A

Building Niwara Co. Op. Soc. Ltd.

Sr.No.	Tasks / Activity	Percentage of Work
1	Excavation	100%
2	01 number of Basement(s) and Plinth	100%
3	0 number of Podiums	N.A.
4	Stilt Floor	100%
5	08 number of Slabs of Super Structure	50%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	05%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	50%
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 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%

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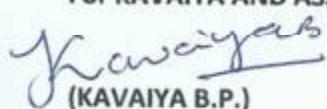
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TABLE B

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

Common Area & Facilities, Amenities	Proposed	Percentage of completion	Details
Internal Road & Footpaths	No	0%	N.A.
Water Supply	Yes	0%	N.A.
Sewerage Chamber Lines, Septic Tank	Yes	0%	N.A.
Storm water Drains	Yes	0%	N.A.
Landscape & Tree Planting	Yes	0%	N.A.
Street Lighting	No	0%	N.A.
Community Building	No	0%	N.A.
Treatment and Disposal of Sewerage & Sullage Water	No	0%	N.A.
Solid Waste Management & Disposal	No	0%	N.A.
Water conservation & Rain water Harvesting	Yes	0%	N.A.
Energy Management	No	0%	N.A.
Fire Protection & Fire Safety Requirement	Yes	0%	N.A.
Electric Meter room, substation, Receiving Station	Yes	0%	N.A.
Aggregate Area of Recreational Open space	N.A.	0%	N.A.
Open Parking	No	0%	N.A.

Yours Faithfully,
For KAVAIYA AND ASSOCIATES


(KAVAIYA B.P.)

LIC. Surveyor K-182A
of M.C.G.M.