Ketan H. Mehta
D.E. (Const.)
ENGINEERS & Lic. SURVEYOR
1st Floor, Acme Shopping Arcade, Sona Theatre Compound, Trikamdas Road, Kandivali (W), Mumbai - 400 067.©: 28072162, 28087495

FORM 1 (See Regulation 3)
LICENSED SURVEYOR'S CERTIFICATE

29 10/2022

To,
Mr. Cyrus J. Mody, Designated Partner,
M/s. SIMBA PROPERTIES LLP,
Plot No.81/83, 2nd floor, Stadium
House Block-I, Veer Nariman Road,
Churchgate, Mumbai – 400 020.

Subject: Certificate of Percentage of Completion of Construction Work of One No. of Building comprising of **Residential units in wing 'A'** of the **Third** phase of the Project [MahaRERA Registration Number is P51800023183] situated on the Plot bearing CTS No. 809A/1/1/6 & 809A/1/1/7 of village Poisar demarcated by its boundaries 27.45m Wide D. P. Road to the North, CTS Nos.809A/1/1/8, 809A/1/1/10 & 809A/1/1/11 to the South, 36.60m Wide D. P. Road to the East CTS No.809A/1/1/5A to the West of Division- Village - Poisar, Taluka - Borivali, District - Mumbai Suburban PIN 400101 admeasuring 6506.10 Sq. m. or thereabout area being developed by M/s. SIMBA PROPERTIES LLP (earlier M/s. BREDCO) C.A. to Owners M/s. NANABHOY JEEJEEBHOY PVT. LTD.

Sir,

I, Shri. Ketan H. Mehta have undertaken assignment as Licensed Surveyor of certifying Percentage of Completion of Construction Work of One No. Building comprising **Residential Units in 'A' Wing** of the **Third** Phase of the Project situated on Plot bearing CTS No. 809A/1/1/6 & 809A/1/1/7 of village Poisar demarcated by its boundaries 27.45m Wide D. P. Road to the North, CTS Nos.809A/1/1/8, 809A/1/1/10 & 809A/1/1/11 to the South, 36.60m Wide D. P. Road to the East CTS No. 809A/1/1/5A to the West of Division- Village - Poisar, Taluka - Borivali, District - Mumbai Suburban, PIN 400101 admeasuring 6506.10 Sq. m. or thereabout area being developed by M/s. SIMBA PROPERTIES LLP (earlier M/s. BREDCO) C.A. to Owners M/s. NANABHOY JEEJEEBHOY PVT. LTD.

Based on site inspection with respect to layout/ each of the building/ wing of the aforesaid real estate project, I certify that, as on 30/09/2022, the percentage of work done for each of the building/wing of the real estate project under MahaRERA 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.

1. Following Technical Professionals are appointed by Owner / Promoter :-
   a. Shri Ketan H. Mehta as Lic. Surveyor.
   b. Shri Achyut Watve of M/s. JW Consultants LLP as Structural Consultant.
   c. Shri Birju Patel of M/s. MEP Consulting Engineers as MEP Consultant.
   d. Shri Sanjay S. Rane as Licensed Site Supervisor.

Table A (For P51800023183)

Building / Wing – Wing -'A' (Phase - **III**)

Sr. No	Tasks /Activity	Percentage of work done
1	Shore piles	100%
2	Excavation	100%
3	2 level Basements & Plinth	100%
4	5 number of Podiums	100%
5	Stilt Floor	100%
6	35 Number of Slabs of Super Structure	6%
7	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0%
8	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises.	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0%
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0%
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to common aeas, 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%
12	Overall percentage of completion of the work done for the entire building/wing.	28.40%

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TABLE-B

Internal & External Development Works in Respect of the entire Phase

Sr. No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1	Internal Roads & Footpaths / Compound Paving.	Yes	Nil	As per Master Plan
2	Water Supply.	Yes	0%	Connection after OC
3	Sewerage (chamber, lines, Septic Tank , STP)	Yes	0%	STP
4	Storm Water Drains	Yes	0%	As per SWD remarks
5	Landscaping & Tree Planting.	Yes	0%	Common for all development
6	Street Lighting.	No	NA	--
7	Community Buildings	No	NA	--
8	Treatment and disposal of sewage and sullage water	Yes	0%	STP
9	Solid Waste management & Disposal	Yes	0%	Organic Waste convertor
10	Water conservation, Rain water harvesting	Yes	0%	As per rain water harvesting remark
11	Energy management	Yes	0%	Currently as per electricity supplier guidelines
12	Fire protection and fire safety requirements	Yes	0%	As per CFO NOC of the project
13	Electrical meter room, sub-station, receiving station	Yes	0%	Currently as per electricity supplier guidelines
14	Swimming Pool	Yes	0%	As per master plan
15	Society Office	Yes	0%	As per MCGM norms
16	Fitness Center	Yes	0%	As per master plan

Yours Faithfully,

Ketan H. Mehta
Lic. Surveyor
(Lic. No:K/404)

Agreed and accepted by

Mr. Cyrus J. Mody, Designated Partner,
M/s. SIMBA PROPERTIES LLP,