H. M. JHAVERI & SONS

Architects

3rd Floor, Satyanarayan Prasad Commercial Centre, Dayaldas Road, Off. Nehru Road, Vile Parle (E), Mumbai - 57.
Tel.: +91 22-26147766 / 26149911 Email : info@hmj.co.in / projects@hmj.co.in

ARCHITECT'S CERTIFICATE

Date: 30/09/2024.

To
M/s. Desai Residency Pvt. Ltd.
601, 6th Floor, A-Wing, Namsie Midtown,
Resides Indiabulls Finance Centre,
Senapati Bapat Marg, Prabhadevi (West),
Mumbai – 400 013.

Subject: Certificate of Percentage of Completion of Construction work of Building, [MahaRERA Registration Number – **P51800002458**, situated on the Plot bearing F. P. No. 130/A of T.P.S. Vile Parle No. I at Ram Mandir Road, Near Malviya Road Post Office, Vile Parle (East), situated in K/East Ward, Mumbai, demarcated by its boundaries (latitude and longitude of the end points) to the North by Vallabh Niwas, to the South by Salva Niwas, to the East by 10.00 Mts. wide Ram Mandir Road, to the West by Shree Shah Village Vile Parle, Taluka Andheri, District Mumbai Suburban, Pin 400057, Admeasuring 735.53 Sq. Mtrs. area being developed by "M/s. Desai Residency Pvt. Ltd".

Sir,

I, Ar. Saurin A. Jhaveri have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of redevelopment of building known as "Vidyalankar Co-op. Hsg. Soc. Ltd." (Mahar ERA Registration Number) situated on the Plot F. P. No. 130/A of T.P.S. Vile Parle No. II at Ram Mandir Road, Near Malviya Road Post Office, Vile Parle (East), situated in K/East Ward, Mumbai, Suburban, Pin 400057, admeasuring 735.53 Sq. Mtrs. area being developed by "M/s. Desai Residency Pvt. Ltd".

1. Following technical professionals are appointed by Owner / Promoter. -
   (i) Mr. Ar. Saurin A. Jhaveri of H. M. Jhaveri & Sons as Architect.
   (ii) Mr. Vikas V. Gokhale as Structural Engineer.
   (iii) Mr. Aditya Mehta, As Site Supervisor.

AJAY DATTAJIRAO DESAI

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15, 2nd Floor, Marinav Nagar, North Wing, S. V. Road, Andheri (West), Mumbai - 400 058

3. 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 **P51800052459** 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 / Wing Number 1 (to be separately for each Building / Wing of the Project)

Sr. No.	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	0 number of Basement(s)	N.A
3	1 number of Stilts	100%
4	11 number of Slabs of Super Structure	100%
5	1 number of Stilts	100%
6	Internal walls, Internal Plaster, Floorings w-Sithin Flats/Premises, Doors and Windows to each of the Flat/Premises	80%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises.	60%
8	Staircases, Lifts 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 water-proofing of the Building/Wing.	00%
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	00%

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TABLE-B

Internal & External Development Works in Respect of the entire Proposed Phase.

Sr. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1.	Internal Roads & Footpaths	No	No	N. A.
2.	Water Supply	Yes	0%	Water Supply to Be Given.
3.	Sewerage (chamber lines, Septic Tank, STP).	Yes	0%	Sewerage Will Be Provided
4.	Storm Water Drains	Yes	No	Storm Water Drains
5.	Landscaping & Tree Planting	Yes	0%	N. A.
6.	Street Lighting	Yes	No	--
7.	Community Buildings	No	0%	N. A.
8.	Treatment and disposal of sewage and sullage water	Yes	0%	
9.	Solid Waste management & Disposal.	Yes	80%	Solid Waste Management and Disposal.
10.	Water conservation, rainwater harvesting	Yes	0%	Water Conservation and rainwater Harvesting to be provided
11.	Energy management	No	0%	N. A.
12.	Fire protection and fire safety requirements	Yes	No	Fire Protection and Safety to be provided
13.	Electrical meters room, sub-station, receiving station.	Yes	0%	Electric Meter Room and Sub Station to Be Provided
14.	Others (Option to Add more)	No	0%	N. A.

Yours faithfully,

AJAY DATTAJIRAO DESAI

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Ar. Sumil A. Jhaveri (CA/2000/26853)
H. M. Jhaveri & Sons., Architects.