303/304, E Square Premises, Subhash Road, Vile Parle - East, Mumbai 400057, Tel: 022 40044074
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ASHOK GANDHI
CONSULTANTS L.L.P
SARITA S. MANJUNATH
• ARCHITECTS • PLANNERS • VALUERS

FORM-1

ARCHITECT'S CERTIFICATE

Date: 01st January 2024

To,
Shri Dwarkesh D. Sheth Director of
Kamla Homes &Lifestyles Pvt Ltd.
C.A. To Borivali Lucky Apartment CHS Ltd,
101, Mayur Tower, Jn. Of
Chandavarkar & Eksar Road,
Borivali (W), Mumbai-400092.

Subject : Certificate of percentage of completion of Construction work of Development of **"Kamla Borivali Lucky"** for Construction of ONE Building of the SINGLE Phase having Rera Registration Number **P51800053037** situated on the Plot bearing CTS No. 1509A of village Eksar Taluka Borivali, Borivali (W), Mumbai-400103 demarcated by its boundaries (latitude and longitude of the end points) 19.24122,72.84608 to the North 19.24080,72.84584 to the South 19.24097,72.84612 to the East 19.24106,72.84580 to the West of Savarkar Bldg, Borivali Taluka, Mumbai Suburban District Mumbai 400103. admeasuring about 2178.80 Sq. Mtrs. Area being developed by **Shri Dwarkesh D. Sheth Director of KAMLA HOMES & LIFESTYLES PVT. LTD. C.A. To Borivali Lucky Apartment CHS Ltd.**

Sir,

I **Ashok Gandhi of M/S. Ashok Gandhi consultants LLP** have undertaken assignment as Licensed Architect of certifying Percentage of Completion of Construction Work of the **Project "Kamla Borivali Lucky"** having Rera Registration Number **P51800053037** situated on the Plot bearing CTS No. 1509A of village Eksar Taluka Borivali, Borivali (W), Mumbai-400103 demarcated by its boundaries Shanti Niketan Bldg to the North, Devki Ashish Bldg to the South, Kalpana Chawla Road to the East, Road to the West, Savarkar Bldg, Borivali Taluka, Mumbai Suburban District Mumbai 400103. admeasuring about 2178.80 Sq. Mtrs. Area being developed by **Shri Dwarkesh D. Sheth Director of KAMLA HOMES & LIFESTYLES PVT. LTD. C.A. To Borivali Lucky Apartment CHS Ltd.**

Following technical professionals as informed are appointed by Owner/Promoter: -

i. Shri. Ashok Gandhi of M/S. Ashok Gandhi Consultants LLP. as Licensed Architect
ii. Shri Abhijit V. Phatarpekar of M/S. AVP Structural Consultants as Structural Consultant
iii. .....N.A..... MEP Consultant
iv. Shri Bhavesh R. Parmar as Site Supervisor on site.

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Based on Site Inspection, with respect to the Building of the aforesaid Real Estate Project, I certify that as on the date 01st January 2024 of this certificate, the percentage of work done for the building of the Real Estate Project to be registered vide registration Number **P51800053037** for "Kamla Borivali Lucky" 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 the 'Table B'.

Table A

Building – (Project / Building Name)

Sr. No.	Task/Activity	Percentage of work done
1.	Excavation	50 %
2.	ONE Number of Basement and Plinth	0 %
3.	ONE Number of Podiums	0 %
4.	Ground Floor	0 %
5.	Number of Slabs of Super structure	0 %
6.	Internal Walls, Internal Plaster, Flooring within Flats / Premises, Doors and Window to each of the Flat / Premises	0 %
7.	Sanitary Fitting within the Flat/Premises, Electrical Fitting within the Flat/Premises	0 %
8.	Staircase, Lifts Wells and Lobbies at each Floor level connecting staircases and Lifts, overhead and underground water tanks	0 %
9.	The External Plumbing and external plaster, elevation, completion of terraces with water proofing of the Building/wing,	0 %
10.	Installation of Lifts, water pumps, Fire fighting fitting and Equipment as per CFO NOC, Electrical fitting 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 requirement as may be required to obtain Occupation/Completion certificate.	0%

Note: Percentage of work done stated is as per approved Amended plan dated 01/09/2023

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TABLE – B

Internal & External Development work 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 and Footpaths	NO	0%	
2.	Water Supply	YES	0%	FROM MCGM
3.	Sewerage (chamber, lines, septic Tank, STP)	**YES**	0%	
4.	Storm Water Drains	YES	0%	AS PER REMARKS
5.	Landscaping and Tree Planting	YES	0%	AS PER REMARKS
6.	Street Lighting	NO	0%	
7.	Community Buildings	**NO**	0%	
8.	Treatment and disposal of sewage and sullage water	**NO**	0%	
9.	Solid Waste management & Disposal	**YES**	0%	
10.	Water conservation, Rain water harvesting	**YES**	0%	AS PER REMARKS
11.	Energy Management	**NO**	0%	
12.	Fire protection and fire safety requirements	YES	0%	AS PER CFO REMARKS
13.	Electrical meter room, sub-station, receiving station	YES	0%	
14.	Others (option to add more)		0%	

Note: Percentage of work done stated is as per approved Amended plan dated 01/09/2023

Yours Sincerely,

ASHOK DATTATRAYA GANDHI
Digitally signed by ASHOK DATTATRAYA GANDHI
Date: 2024.01.01 12:34:34 +05'30'

ASHOK GANDHI CONSULTANT LLP

DWARKESH DAMODAR SHETH
Digitally signed by DWARKESH DAMODAR SHETH
Date: 2024.01.01 17:04:33 +05'30'