DECLARATION ABOUT COMMENCEMENT CERTIFICATE

Format–D

(Under Circular No. 32/2021 dated 07/06/2021)

A. Name of Promoter/ Organization –
PRANAV CONSTRUCTIONS LIMITED

B. Name of project with CS/CTS/Survey no. –
Redevelopment of 'SHINING STAR CHSL'
Final Plot No. 18-19-79 to 81 of TPS Santacruz No. VI, CTS No. 1610/8 of Village Vile Parle (W), at Santacruz (W), in H/W ward Mumbai 400054.

1. We are aware that as per section 4[2] (c & d) of RERA Act, 2016 read with Rules and Regulations made thereunder, an authenticated copy of approvals and commencement certificate, sanctioned plan and layout are required to be obtained from Competent Authority.

2. Accordingly, we have obtained layout approval (Concessions) from Municipal Corporation of Greater Mumbai bearing No. No P-11253/2022/ (FP No. 18-19-79 to 81 And Other)/H/W Ward/Santacruz-HW for 1 building with 4 wings (A, B,. C and D) having stilt for Parking and 8 residential floors.

3. Accordingly, we have obtained layout approval (IOD) from Municipal Corporation of Greater Mumbai bearing No. P-11253/2022/ (FP No. 18-19-79 to 81 And Other)/H/W Ward/Santacruz-HW/IOD/1/New Dated- 18 July 2023 for 1 building with 4 wings (A, B, C and D) having stilt for 1st to 6th floor residential floors

	Wing A		Wing B		Wing C				Wing D				
Floor	Fl No. 1	Flat No. 2	Flat No. 3	Flat No. 4	Flat No. 5	Flat No. 6	Flat No. 7	Flat No. 8	Flat No. 9	Flat No. 10	Flat No. 11	Flat No. 12	Flat No. 13
Gr													
1	101	102	103	104	105	106	Fitness center		109	110	111	112	113
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
2	201	202	203	204	205	206	207	208	209	210	211	212	213
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
3	301	302	303	304	305	306	307	308	309	310	311	312	313
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
4	401	402	403	404	405	406	407	408	409	410	411	412	413
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
5	501	502	503	504	505	506	507	508	509	510	511	512	513
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
6	-	-	-	-	-	-	-	-	609		611	612	613
									75.47		65.77	53.37	53.70

5. Also, the Commencement Certificate is approved by Municipal Corporation of Greater Mumbai bearing No P-11253/2022/ (FP No. 18-19-79 to 81 And Other)/H/W Ward/Santacruz-HW/CC/1/New Dated- 18 September 2023 for up to top of stilt for Wing A, B, C and D.

6. Also, the further Commencement Certificate is approved by Municipal Corporation of Greater Mumbai bearing No. No P-11253/2022/ (FP No. 18-19-79 to 81 And Other)/H/W Ward/Santacruz-HW/FCC/1/New dated 22.03.2024 for

up to 5th upper floor i.e., ht.16.20 mt. AGL for wing 'C' & C.C. up to top of 5th (pt) floor except flat no. 9,11,12 & 13 i.e., ht. 16.20 mt. AGL as per approved amended plan dated 18/07/2023.

7. Accordingly, we have obtained layout approval (IOD) from Municipal Corporation of Greater Mumbai bearing-No. P-11253/2022/(FP No. 18-19-79 to 81 And Other)/H/W Ward/Santacruz-HW/337/1/Amend Dated- 01.04.2024 for 1 building with 4 wings (A, B, C and D) having stilt for 1st to 8th floor residential floors

	Wing A		Wing B		Wing C				Wing D				
Floor	Fl No. 1	Flat No. 2	Flat No. 3	Flat No. 4	Flat No. 5	Flat No. 6	Flat No. 7	Flat No. 8	Flat No. 9	Flat No. 10	Flat No. 11	Flat No. 12	Flat No. 13
Gr													
1	101	102	103	104	105	106	Fitness center		109	110	111	112	113
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
2	201	202	203	204	205	206	207	208	209	210	211	212	213
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
3	301	302	303	304	305	306	307	308	309	310	311	312	313
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
4	401	402	403	404	405	406	407	408	409	410	411	412	413
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
5	501	502	503	504	505	506	507	508	509	510	511	512	513
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
6	601	602	603	604	605	606	607	608	609	610	611	612	613
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
7	701	702	703	704	705	706	707	708	709	710	711	712	713
	75.57	75.57	110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70
8	801	802	803	804	805	806	807	808	809	810	811	812	813
	174.24		110.32	110.36	67.76	67.76	65.47	65.77	75.47	67.45	65.77	53.37	53.70

8. Also the further Commencement Certificate is approved by Municipal Corporation of Greater Mumbai bearing No P-11253/2022/(FP No. 18-19-79 to 81 And Other)/H/W Ward/Santacruz-HW/FCC/1/New dated 01.04.2024 for up to top of 5th upper floor i.e., ht. 19.20 mt. AGL for wing 'C' & C.C up to top of 5th (pt) floor except flat no. 9,11,12 & 13 i.e., ht. 19.20 mt. for wing 'D' as per approved amended plan dated 18.07.2023.

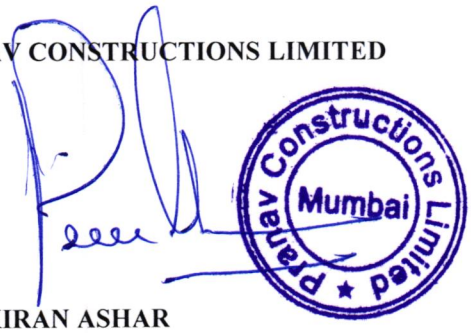
9. Also, the further Commencement Certificate is approved by Municipal Corporation of Greater Mumbai bearing No P-11253/2022/ (FP No. 18-19-79 to 81 And Other)/H/W Ward/Santacruz-HW/FCC/1/Amend dated 29 Oct 2024 for up to top of 5th upper floor i.e. ht. 19.20 mt. AGL for wing 'A' & 'B' and C.C. upto top of 8th upper floor i.e. ht. 28.20 mt. AGL for wing 'C' & 'D' as per approved amended plan dated 01/04/2024.

10. Also, the further Commencement Certificate is approved by Municipal Corporation of Greater Mumbai bearing no P-11253/2022/(FP No. 18-19-79 to 81 And Other)/H/W Ward/Santacruz-HW/FCC/1/Amend dated 06 March 2025 for up to top of 7th upper floor i.e., height 25.20 mt. AGL for wing 'A' and full C.C. upto top of 8th upper floor for wing 'B', 'C' & 'D' + bund wall i.e. ht. 28.35 mt. AGL as per approved amended plan dated 01/04/2024.

11. Further, Commencement Certificate/ approvals, as and when approved will be uploaded under document section of this project immediately.

(Approved and valid commencement certificates and sanctioned plans are uploaded under appropriate fields)

For PRANAV CONSTRUCTIONS LIMITED



PRANAV KIRAN ASHAR
MANAGING DIRECTOR

DATE: 11th April 2025