



Cover Story

Platinum Award of Excellence

KALPATARU GROUP



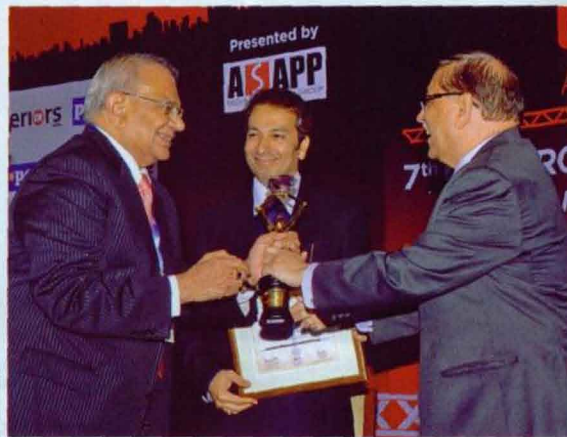
A humble, man with over four decades of experience in the construction industry, **Mofatraj P Munot, Chairman, Kalpataru Group**, has given buyers a taste of innovation with path-breaking structures in Mumbai—over 80 landmarks! A professionally managed conglomerate with a turnover of Rs 6,300 crore, the group has diverse interests in real-estate development, EPC in power transmission, civil contracting and infrastructure, property and facility management, and logistics and warehousing services, with operations in over 32 countries across continents. He speaks to CW about their journey.

Major changes in the industry

In the past 43 years, the Indian construction sector has gone through a radical transformation owing to global influences and technological innovations. This has helped developers to provide modern buyers with homes and offices that match global standards. Many more high-rise buildings are being built than before and the timeframe to prepare homes to be handed over for possession, too, has drastically reduced. Moreover, the quality of construction and customer service has tremendously improved and, of late, has become an integral part of the whole value offering.

Landmark achievements to date

We are amongst the pioneers in bringing the latest innovations and technology to the construction sector.



Experience counts: Mofatraj P Munot receiving the award this year.

Our key achievements include our first project Kalpataru Horizon in Worli, Mumbai, which is



Kalpataru Synergy, Mumbai



Kalpataru Residency, Mumbai



Kalpataru Square, Mumbai

also Mumbai's first residential project where the first liveable floor began from the 14th floor. Both towers have a swimming pool on the rooftop and every apartment has a sea view. Also, our commercial project Kalpataru Square in Andheri (East), Mumbai, is the first building in Asia and the sixth worldwide to receive the LEED (C&S) v20 platinum certification by the US Green Building Council. Similarly, Kalpataru Habitat in Parel, Mumbai, has an independent car parking building and sports facilities like golf, basketball and a tennis court atop the building, again a first-of-its-kind.

To benchmark against the best globally

India should be made slum-free and FSI matched against international standards. These will directly help to decongest cities by increasing open areas in metros like Mumbai and Delhi where there is tremendous pressure owing to lower development potential. This will also open up existing projects for redevelopment, thus addressing the issue of land paucity. Real estate and infrastructure are amongst the largest contributors to employment generation in India. In the near future, with more focus on building supporting infrastructure and liberal reforms in areas like providing real estate an industry status and government assistance, India's real-estate sector will definitely be able to set benchmarks on a global level.

A feat to attain

It has been our constant endeavour to turn around the perception of the real estate and infrastructure sector through our projects. Having successfully executed multiple projects in over 32 countries besides India, we feel we have played an important role in moulding perceptions about Indian companies on international shores. We have always strived to achieve projects that set a mark and will continue to strengthen our portfolio in the future. Personally, I would like to see Kalpataru Group as one of the top construction and infrastructure players in India and globally.

Words of advice to young players

Our young players are bright, professionally qualified, technologically sound and, moreover, have global exposure. They must continue to exhibit their zeal and focus on creating the best possible structures; the rest will automatically follow.

Name: Mofatraj P Munot

Industry experience: 43 years

Landmark awards received:

- Kalpataru Aura Clubhouse and Korum Mall, respectively, won the Best Leisure Development and Best Retail Interiors, India awards at the Asia Pacific Property Awards 2012.
- Kalpataru Ltd has won Best Residential Real-Estate Developer 2011 in the Indian Subcontinent at World Finance Real Estate Awards 2011.
- *Construction World* has recognised the company as one of India's Top 10 Builders in the years 2008, 2009 and 2010.
- The Realty Plus Excellence Awards to Kalpataru Ltd: 'Employer of the Year in Real Estate' Award in 2011 and 'Developer of the Year-Residential and Commercial' Award in 2011 and 2012, respectively.