

Sandeep Vichare & Associates
Architects

ARCHITECT'S CERTIFICATE

Date: 20/07/17

To,

Sky Property Developers Pvt Ltd,
Mehta Industrial Estate, Unit No.72,
Liberty Garden, Malad (West)
Mumbai-400064

Subject: Certificate of Percentage of Completion of Construction Work of Redevelopment of building Project "SkyCrest" situated on the Plot bearing CTS No.37,37/A & 38,38/1 to 38/7 demarcated by its boundaries (latitude and longitude of the end points)CTS No.36 to the North CTS No. 217 to the South 13.4 m. wide Existing Road to the East CTS No. 220/2, 220/7 to the West of Division Malad village Malad south taluka Borivali District Mumbai Suburb PIN 400064 admeasuring 775.5sq.mts. Area being developed by

M/s. Sky Property Developers Pvt Ltd

Sir,

I, Sandeep Vichare, have undertaken assignment as an Architect of certifying Percentage of Completion of Construction Work of the Project "Sky Crest", situated on the plot bearing C.N. No/ CTS No./Survey No./Final Plot No. CTS No.37,37/A & 38,38/1 to 38/7 of Division Malad village Malad south taluka Borivali District Mumbai Suburb PIN 400064 admeasuring 775.5 area being developed by Sky Property Developers Pvt. Ltd.

1. Following technical professionals are appointed by Owner / Promoter:—

- (i) M/s. Sandeep Vichare & Associates as an Architect
- (ii) M/s. R. D. Magdum structural Engineers as Structural Consultant
- (iii) M/s. Urja Consultant Pvt. Ltd. as MEP Consultant
- (iv) Shri. Kammal I. Momin as Site Supervisor

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 the building of the Real Estate Project as registered 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 Table B.

TABLE-A

Building – " SKY Crest "

Sr. No.	Tasks / Activity	Percentage of work done (%)
1	Excavation	85%
2	No. of Plinth -1 no.	75%
3	No. of Podiums - Nil	N.A.
4	Stilt Floor	75%
5	5 number of Slabs of Super Structure	27%
6	a. Internal walls	11%
	b. Internal Plaster	0%
	c. Floorings within Flats/Premises	0%
	d. Doors and Windows to each of the Flat/Premises	0%
7	a. Sanitary Fittings within the Flat/Premises,	0%

	b.	
	c. Electrical Fittings within the Flat/Premises	0%
8	a. Staircases	27%
	b. Lifts Wells at each Floor	27%
	c. Lobbies at each Floor level connecting Staircases and Lifts	27%
	d. Overhead and Underground Water Tanks	0
9	a. External plumbing	0
	b. External plaster	0
	c. Elevation	5%
	d. Completion of terraces with waterproofing of the Wing	0%
10	a. Installation of lifts,	0
	b. Water Pumps	1%
	c. Fire Fighting Fittings and Equipment as per CFO NOC	0%
	d. Electrical fittings to Common Areas	0%
	e. Electro mechanical equipment	0%
	f. Compliance to conditions of environment /CRZ NOC,	0%
	g. Finishing to entrance lobby/s	0%
	h. Plinth protection	70%
	i. Paving of areas appurtenant to Building/Wing,	0%
	j. Compound Wall	0%
	k. Other requirements as may be required to Obtain Occupation /Completion Certificate	0%

TABLE-B**Internal & External Development Works in Respect of the entire Registered Phase****Project :Sky Crest**

SR. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done (%)	Details
1	Internal Roads & Footpaths	No	-	-
2	Water supply	Yes	5%	Municipal supply for Domestic & Bore well for flushing. Still through tankers.
3	Sewerage (Chamber, lines, septic tank, STP)	Yes	0%	Sewage to be disposed to municipal sewer.
4	Storm Water Drains	Yes	0%	To be connected to municipal SWD through internal SWD network
5	Landscaping & Tree Planting	Yes	-	-
6	Street Lighting	No	-	-
7	Community Buildings			
8	Treatment and disposal of sewage and sullage water	-		Connected to municipal sewer

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9	Solid waste management & Disposal	-	-	Vermiculture Bin
10	Water conservation, Rainwater harvesting	Yes	0%	RWH by recharge pits.
11	Energy Management	Yes	0%	CFL / LED in common areas.
12	Fire protection and fire safety requirements	Yes	-	As per CFO NOC.
13	Electrical meter room, sub-station	Yes	-	As Per Norms.
14	Other (option to Add more)	-	-	-

Yours Faithfully,
M/s. Sandeep Vichare & Associates

Ar. Sandeep Vichare

SANDEEP VICHARE
Architect
Reg. No. CA/88/11644