

ARCHITECT'S CERTIFICATE

Date: 14th August 2021

To,
M/s. Crystal Developers
8th Floor, The Crescent Business Park,
Near Sakinaka Telephone Exchange,
Andheri Kurla Road, Andheri East,
Mumbai 400 072

Sub: Certificate of percentage of Completion of Construction work of Building / Project 'HERITAGE' (**MahaRERA Registration Number P51800005701**) situated on the plot bearing CTS No/F.P. No. 566 B (Earlier CTS No. F/1472), demarcated by its boundaries and having latitude and longitude of the end points **LAT: 19° 3' 52.676" N, LON: 72° 50' 16.316" E to the North LAT: 19° 3' 51.863" N, LON: 72° 50' 14.801" E to the South LAT: 19° 3' 51.704" N, LON: 72° 50' 16.318" E to the East LAT: 19° 3' 52.655" N, LON: 72° 50' 14.791" E to the West** of village Bandra-F, Taluka Andheri, District Mumbai Suburban, PIN 400052, admeasuring 1321.10 sq.mts., area being developed by 'M/s. CRYSTAL DEVELOPERS'.

Sir,

We, YMS Consultants Ltd, have undertaken assignment as Licensed Surveyor of certifying Percentage of Completion of Construction Work of the Project HERITAGE situated on Plot bearing CTS No/F.P. No. 566 B (Earlier CTS No. F/1472) of Village Bandra-F, Bandra East, Mumbai 400052, admeasuring total plot area of about 1321.10 Sq. Mtr. area being developed by 'M/s. CRYSTAL DEVELOPERS'.

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

- i. Shri. Yomesh Rao of M/s. YMS Consultants Ltd. as Licensed Surveyor
- ii. M/s JW Consultants LLP as Structural Consultant
- iii. M/s Hydra Mechanical Consultants as MEP Consultant
- iv. Shri. Sumatilal M. Shah as Site Supervisor on site.

Based on Site Inspection, with respect to 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 registered vide registration Number 'P51800005701' 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	100 %
2.	0 Number of Basement's and Plinth	100 %
3.	3 Number of Podiums	100 %
4.	Stilt Floor	100 %
5.	17 Number of Slabs of Super structure	94 %
6.	Internal Walls, Internal Plaster, Flooring within Flats / Premises, Doors and Window to each of the Flat / Premises	94%
7.	Sanitary Fitting within the Flat/Premises, Electrical Fitting within the Flat/Premises	94%
8.	Staircase, Lifts Wells and Lobbies at each Floor level connecting staircases and Lifts, overhead and underground water tanks	100%
9.	The External Plumbing and external plaster, elevation, completion of terraces with water proofing of the Building/wing,	100%
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.	100%

Note: Percentage of work done stated is as per proposed / approved concessions.

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	____%	--NA--
2.	Water Supply	YES	100 %	MCGM SUPPLY
3.	Sewerage (chamber, lines, septic Tank, STP)	YES	100%	As per MCGM Norms
4.	Storm Water Drains	YES	100%	As per MCGM Norms
5.	Landscaping and Tree Planting	YES	100%	As per MCGM Norms
6.	Street Lighting	NO	____%	--NA--
7.	Community Buildings	NO	____%	--NA--
8.	Treatment and disposal of sewage and sullage water	NO	____%	--NA--
9.	Solid Waste management & Disposal		100%	As per MCGM Norms
10.	Water conservation, Rain water harvesting		100%	As per MCGM Norms
11.	Energy Management	NO	____%	--NA--
12.	Fire protection and fire safety requirements		100%	As Per CFO Norms
13.	Electrical meter room, sub-station, receiving station		100%	Electric Panels
14.	Others (option to add more)		____%	--NA--

Note: Percentage of work done stated is as per proposed / approved concessions.

Yours faithfully,

For, **YMS Consultants Limited**

Yomesh Rao
LS/R-151.