

Our Ref. No:

31/03/2023
Your ref. No:

Date:

Annexure A

FORM 1

(see Regulation 3]

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for
withdrawal of Money from Designated Account)

To.

Keystone Realtors Limited.
702, Natraj, M.V.Road Junction,
WEH, Andheri (East),
Mumbai- 400 069.

**Subject: Certificate of Percentage of Completion of Construction Work of
Rustomjee Cleon having MahaRERA Registration Number
P51800050269 being developed by Keystone Realtors Limited.**

Sir,

I Mr. Manish D. Savant have undertaken assignment as Architect/Licensed Surveyor
of certifying Percentage of Completion of Construction Work of Rustomjee Cleon
having MahaRERA Registration Number P51800050269, being developed by
Keystone Realtors Limited.

Based on Site Inspection, with respect to I each of the Wing of the aforesaid Real
Estate Project, I certify that as on the date of this certificate, the Percentage of
Work done for each of the building of the Real Estate Project under MahaRERA
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

Sr. No. (1)	Tasks /Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1	Excavation	0%
2	1 Number of basement(s) and Plinth	0%
3	1 number of Podiums	NA
4	Stilt Floor	0%
5	Number of slabs of Superstructure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors, and Windows to each of the Flat/Premises	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, 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 waterproofing of the Building/Wing	0%
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobbies plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate.	0%
	Overall Percentage of Completion of the work done For the entire Building /Wing	0%

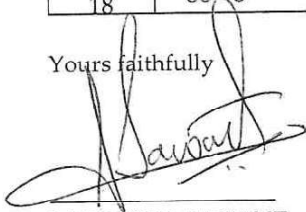


TABLE-B

Common Areas (Internal and External Development Works)

Sr. No. (1)	Common areas and facilities (2)	Proposed (Yes/No) (3)	Percentage of Actual Work Done (As on date of the Certificate) (4)	Details (5)
1	Internal Roads & Footpaths	No	NA	
2	Water Supply	Yes	0%	
3	Sewerage (Chamber, lines, Septic Tank, STP)	Yes	0%	
4	Storm Water Drains	Yes	0%	
5	Landscaping & Tree Planting	Yes	0%	
6	Street Lighting	Yes	0%	
7	Community Buildings	No	NA	
8	Treatment and disposal of sewage and sullage water	No	NA	
9	Solid Waste management & Disposal	No	NA	
10	Water conservation, Rainwater harvesting	No	NA	
11	Energy management	No	NA	
12	Fire protection and fire safety Requirements	Yes	0%	
13	Electrical meter room, sub-station, receiving station	Yes	0%	
14	CCTCV in Key Common Area	Yes	0%	
15	EV Charging Point	Yes	0%	
16	Fitness Center	Yes	0%	
17	Rooftop landscape and amenities	Yes	0%	
18	Aggregate area of recreational Open Space	No	NA	

Yours faithfully



MANISH D. SAVANT
ARCHITECT
CA/98/23598

Agreed and Accepted by:

Yours faithfully



Authorized Signatory

M/s. Keystone Realtors Limited.