

Date : 18/07/18

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  
Shri. Vinay Patade, Partner  
of M/s. Westin Sankalp Developers  
C.A. to RadhaKrishna CHS Ltd  
1<sup>st</sup> Floor, 103, Shree Gokul CHS Ltd,  
Gokhale Road, Dhanukarwadi,  
Kandivli-(West), Mumbai- 400 067

Subject: Certificate of Percentage of Completion of Construction Work of \_\_\_\_\_ of Building(s) /  
\_\_\_\_\_ Wing (s) of the NIL Phase of the Project (Maha RERA Registration Number) situated on the  
plot bearing ~~C.N. No. / C.T.S. No. / Survey No. / Final Plot No.~~ 1026, 1026- 1 to 6, demarcated by  
its boundaries by existing 13.40 mt wide D.P. road to the North bearing C.T.S. No. 1025 to the  
South 6.10 mt wide Tank Lane to the East bearing C.T.S. No. 1027 to the West Division Village  
Kandivli, Opp. Shiv Shankar Mandir, at the Junction of 6.10 mt wide Tank Lane and 13.40 mt  
wide D.P. Road, Taluka Mumbai Suburban District, Kandivli - (West), Pin-400 067 admeasuring  
683. 60 sq. mtrs area being developed by M/s. Westin Sankalp Developers.

Sir,

I / We M/s. S.B. ASSOCIATES have undertaken assignment as Architect ~~/ Licensed~~  
~~Surveyor~~ of certifying Percentage of Completion of Construction Work of the \_\_\_\_\_ Building(s) /  
\_\_\_\_\_ Wing(s) of the NIL Phase of the Project situated on the plot bearing ~~C.N. No. / C.T.S. No. /~~  
~~Survey No. / Final Plot No.~~ 1026, 1026- 1 to 6, of Division Village Kandivli, Opp. Shiv Shankar  
Mandir, at the Junction of 6.10 mt wide Tank Lane and 13.40 mt wide D.P. Road, Taluka  
Mumbai Suburban District, Kandivli - (West), Pin-400 067 admeasuring 683. 60 sq. mts. Area  
being developed by M/s. Westin Sankalp Developers.

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

- (i) M/s ~~/ Shri/ Smt~~ S. B. ASSOCIATES as ~~L.S. /~~ Architect.
- (ii) M/s ~~/ Shri/ Smt~~ R. D. MAGDUM as Structural Consultant.
- (iii) M/s ~~/ Shri/ Smt~~ ALLIED HVAC & ENVIRO SOLNS as M.E.P. Consultant.
- (iv) M/s ~~/ Shri/ Smt~~ V. KUMAR as Site Supervisor.

Based on site inspection, with respect to each of the building / 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 / wing of the Real Estate Project having applied for registration 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 Nil / Wing Number Nil (to be prepared separately for each Building / Wing of the Project)

| Sr. No. | Tasks / Activity                                                                                                                                                                                                                                                                                                                                                                                                                        | Percentage of work done |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|
| 1.      | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                              | Nil                     |
| 2.      | _____ Number of Basement (s) and Plinth                                                                                                                                                                                                                                                                                                                                                                                                 | Nil                     |
| 3.      | _____ Number of Podiums                                                                                                                                                                                                                                                                                                                                                                                                                 | Nil                     |
| 4.      | Stilt floor                                                                                                                                                                                                                                                                                                                                                                                                                             | Nil                     |
| 5.      | _____ Number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                                | Nil                     |
| 6.      | Internal walls & Internal Plaster<br>Floorings within flats / premises<br>Doors and windows to each of the flat / premises                                                                                                                                                                                                                                                                                                              | Nil                     |
| 7.      | Sanitary fittings within the flat<br>Premises electrical fittings within the Flat / premises                                                                                                                                                                                                                                                                                                                                            | Nil                     |
| 8.      | Staircases, lifts well and lobbies at each floor level<br>connecting staircases and lifts<br>Overhead and Underground water tanks                                                                                                                                                                                                                                                                                                       | Nil                     |
| 9.      | The external plumbing<br>External plaster<br>Elevation<br>Completion of terraces with water proofing of the building / wing.                                                                                                                                                                                                                                                                                                            | Nil                     |
| 10.     | Installation of lifts, water pumps, fire fighting fittings and equipment as per C.F.O. N.O.C., electrical fittings to common areas, electro, mechanical equipment, compliance to conditions of environment / C.R.S. N.O.C., finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to building / wing, compound wall and all other requirements as may be required to obtain Occupation / completion certificate | Nil                     |

Ar. SUHAS BOROLE  
FELLOW, I. I. V. INDIA

*S. B. Associates*  
ARCHITECTS DESIGNERS & PLANNERS,  
PROJECT MANAGEMENT CONSULTANTS  
APPROVED VALUERS (IMMOVABLE PROPERTY)

Date :

TABLE - A

Building 1/ Wing Number B (to be prepared separately for each Building / Wing of the Project)

| Sr. No. | Tasks / Activity                                                                                                                                                                                                                                                                                                                                                                                                                        | Percentage of work done |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|
| 1.      | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                              | Nil                     |
| 2.      | _____ Number of Basement (s) and Plinth                                                                                                                                                                                                                                                                                                                                                                                                 | Nil                     |
| 3.      | _____ Number of Podiums                                                                                                                                                                                                                                                                                                                                                                                                                 | Nil                     |
| 4.      | Stilt floor                                                                                                                                                                                                                                                                                                                                                                                                                             | Nil                     |
| 5.      | _____ Number of Slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                                | Nil                     |
| 6.      | Internal walls & Internal Plaster<br>Floorings within flats / premises<br><br>Doors and windows to each of the flat / premises                                                                                                                                                                                                                                                                                                          | Nil                     |
| 7.      | Sanitary fittings within the flat<br><br>Premises electrical fittings within the Flat / premises                                                                                                                                                                                                                                                                                                                                        | Nil                     |
| 8.      | Staircases, lifts well and lobbies at each floor level<br>connecting staircases and lifts<br>Overhead and Underground water tanks                                                                                                                                                                                                                                                                                                       | Nil                     |
| 9.      | The external plumbing<br>External plaster<br>Elevation<br>Completion of terraces with water proofing of the building / wing.                                                                                                                                                                                                                                                                                                            | Nil                     |
| 10.     | Installation of lifts, water pumps, fire fighting fittings and equipment as per C.F.O. N.O.C., electrical fittings to common areas, electro, mechanical equipment, compliance to conditions of environment / C.R.S. N.O.C., finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to building / wing, compound wall and all other requirements as may be required to obtain Occupation / completion certificate | Nil                     |

**TABLE - B**

**Internal and External Development works in respect of the entire registered phase.**

| Sr. No. | Common areas and facilities, amenities                                 | Proposed (Yes/ No) | Percentage of work done | Details |
|---------|------------------------------------------------------------------------|--------------------|-------------------------|---------|
| 1.      | Internal roads and footpaths.                                          | No                 | Nil                     | Nil     |
| 2.      | Water supply.                                                          | Yes                | Nil                     | Nil     |
| 3.      | Sewerage (chamber, lines), septic tank, STP.                           | Yes<br>No          | Nil                     | Nil     |
| 4.      | Storm water drains.                                                    | Yes                | Nil                     | Nil     |
| 5.      | Landscaping and tree planting                                          | Yes                | Nil                     | Nil     |
| 6.      | Street lighting.                                                       | Yes                | Nil                     | Nil     |
| 7.      | Community buildings.                                                   | No                 | Nil                     | Nil     |
| 8.      | Treatment and disposal of sewage and sullage water.                    | No                 | Nil                     | Nil     |
| 9.      | Solid waste management and disposal.                                   | No                 | Nil                     | Nil     |
| 10.     | Water conservation, Rain water harvesting.                             | No<br>Yes          | Nil                     | Nil     |
| 11.     | Energy management.                                                     | No                 | Nil                     | Nil     |
| 12.     | Fire protection and fire safety requirements.                          | Yes                | Nil                     | Nil     |
| 13.     | Electrical meter room, sub station, receiving station.                 | Yes                | Nil                     | Nil     |
| 14.     | Others (option to add more) aggregate area of recreational open space. | No                 | Nil                     | Nil     |

Yours faithfully  
FOR S. B. ASSOCIATES

(SHRI. SUHAS M. BOROLE)  
Architect  
Lic. No. CA/81/6377

