

## Architect

302, Oomkareswar, Linking Road, Behind Kanderpada Talav, Dahisar (West), Mumbai - 400 068  
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## ARCHITECT'S CERTIFICATE

To,  
**M/s Sai Krupa Developers**  
105, New Krishna Niwas,  
Roshan Nagar Road,  
Borivali West,  
Mumbai - 400092.

Sir,

I, Shri Sanjay Neve of M/s. Sanjay Neve & Associates have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of Sale wing 'B' and 'C' [MahaRERA Registration number : P51800010405] on the plot bearing C.T.S. No. 180, 180/1 to 7, 181, 181/1 to 3, 182, 182/1 to 2, 183, 183/1 to 7, 184 (part), 184/1 to 21, 185, 185/1 to 10, 186, 186/1 to 5, 187, 187/1 to 17, 188, 188/1 to 9, 189, 189/1 to 7, 190, 190/1 to 3, 191, 191/1 to 3, 193, 193/1 to 13, 194, 194/1 to 2, 195, 195/1 to 5, 196, 196/1 to 3, 197, 197/1 to 3, 198, 198/1 to 3, 199, 199/1 to 4, 200, 200/2, 200/3(part), 200/4 of Village Malad (North), Hemukulani Cross Road No. 4, Iraniwadi, Kandivali (W), Mumbai - 400 067 being developed by M/s Sai Krupa Developers.

1. Following technical professionals are appointed by Owner/Promoter:
  - i) Shri Sanjay Neve of M/s Sanjay Neve & Associate as Architect.
  - ii) Shri Ravindra Deshpande of Epicons Consultants Pvt. Ltd. as Structural Consultant.
  - iii) Shri Mandar Bhilkar of Urja Buildings Services Consultants Pvt. Ltd as MEP Consultant.
  - iv) Shri Harish Ravji Chheda 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 as registered vide number P51800010405 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**

Sale Wing 'B' comprising of stilt + 1st to 22nd upper floors (as per approval)

| Sr.No. | Task/ Activity                                                                                                                                                                                                                                                                                                                                                                                                         | Percentage of work done |
|--------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|
| 1.     | Excavation                                                                                                                                                                                                                                                                                                                                                                                                             | 100%                    |
| 2.     | Pit Parking RCC and Plinth                                                                                                                                                                                                                                                                                                                                                                                             | 100%                    |
| 3.     | 0 Number of podiums                                                                                                                                                                                                                                                                                                                                                                                                    | Not Applicable.         |
| 4.     | Stilt floor                                                                                                                                                                                                                                                                                                                                                                                                            | 100%                    |
| 5.     | 23 Number of slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                  | 100%                    |
| 6.     | Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows to each of the Flat/Premises                                                                                                                                                                                                                                                                                                       | 100%                    |
| 7.     | Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises,                                                                                                                                                                                                                                                                                                                              | 100%                    |
| 8.     | Staircases, Lift 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 waterproofing of the Building/Wing.                                                                                                                                                                                                                                                                                                 | 100%                    |
| 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 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. | 100%                    |

**TABLE – A**

Sale Wing 'C' comprising of stilt + 1st to 22nd upper floors (as per approval).

| Sr.No. | Task/ Activity                                                                                                                                                                                                                                                                                                                                                                                                            | Percentage of work done |
|--------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|
| 1.     | Excavation                                                                                                                                                                                                                                                                                                                                                                                                                | 100%                    |
| 2.     | Pit Parking RCC and Plinth                                                                                                                                                                                                                                                                                                                                                                                                | 100%                    |
| 3.     | 0 Number of podiums                                                                                                                                                                                                                                                                                                                                                                                                       | Not Applicable.         |
| 4.     | Stilt floor                                                                                                                                                                                                                                                                                                                                                                                                               | 100%                    |
| 5.     | 23 Number of slabs of Super Structure                                                                                                                                                                                                                                                                                                                                                                                     | 100%                    |
| 6.     | Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows to each of the Flat/Premises                                                                                                                                                                                                                                                                                                          | 100%                    |
| 7.     | Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises,                                                                                                                                                                                                                                                                                                                                 | 100%                    |
| 8.     | Staircases, Lift 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 waterproofing of the Building/Wing.                                                                                                                                                                                                                                                                                                    | 100%                    |
| 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 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. | 100%                    |

**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.                         | Yes               | 100%                    | Pathways upto rehab wings and Sale wing 'B' and wing 'C' have been completed and D. P. Road is constructed. |
| 2.      | Water supply                                          | Yes               | 100%                    | Main line laid and water supply for Rehab wings and sale wing 'B' and wing 'C' is completed.                |
| 3.      | Sewerage (chamber, lines, septic tank, STP)           | Yes               | 100%                    | Internal drainage has been carried out for Rehab wings and Sale wing 'B' and wing 'C'.                      |
| 4.      | Storm Water Drains                                    | Yes               | 100%                    | Full Completion has been obtained for Rehab wing and Sale wing 'B' and wing 'C'.                            |
| 5.      | Landscaping and Tree Planting                         | Yes               | 100%                    | Full completion has been obtained. Work done abutting Rehab wing and Sale wing 'B' and wing 'C'             |
| 6.      | Street Lighting                                       | Yes               | NA                      | Will be complied.                                                                                           |
| 7.      | Community Buildings                                   | No                | NA                      | ---                                                                                                         |
| 8.      | Treatment and disposal of sewerage and sullage water. | No                | NA                      | ---                                                                                                         |
| 9.      | Solid Waste management and Disposal                   | No                | NA                      | ---                                                                                                         |
| 10.     | Water Conservation, Rain water harvesting             | Yes               | 100%                    | Work has been completed for Rehab wing and Sale wing 'B' and wing 'C'.                                      |
| 11.     | Energy management                                     | No                | NA                      | ---                                                                                                         |



|    |                                                        |     |      |                                                                                         |
|----|--------------------------------------------------------|-----|------|-----------------------------------------------------------------------------------------|
| 12 | Fire protection and fire safety requirements           | Yes | 100% | Fire tank has been constructed. Fire services for Rehab and Sale wing 'B' is completed. |
| 13 | Electrical meter room, sub-station, receiving station. | Yes | 100% | Sub-station has been completed, meter room work in progress.                            |
| 14 | Others (Option to Add more).                           | --- | ---  | ---                                                                                     |

Yours faithfully,

**S. NEVE.**

Architect

Regd. No. CA/84/8433