

SANJAY NEVE & ASSOCIATES

Architect

302, Oomkareswar, Linking Road, Behind Kanderpada Talav, Dahisar (West), Mumbai - 400 068.
Office : 022 - 28903656 Mob. : 09821025966 • E-mail : arch.neve@gmail.com

FORM 1 [see Regulation 3] ARCHITECT'S CERTIFICATE

Date: 07/02/2024

To

M/s. Sai Krupa Developers

Shop No. 6, Opp. New Roshan Bakery,
Hemukulani Road No. 4, Iraniwadi,
Kandivali (W), Mumbai – 400 067.

Subject: Certificate of Percentage of Completion of Construction Work of Sale Building known as “Skylon Suburbia” at Shree Siddhivinayak (SRA) CHS Phase-II of the Slum Rehabilitation Scheme, situated on the plot bearing Part of CTS No. 184, 189/8, 192, 192/1 to 10, Part of C.T.S. No. 200, 200/1 & 3, 201, 201/1 to 9, 202, 202/1 to 11, 203, 203/1 to 6, 204, 204/1 to 5, 205, 205/1 to 12, 205/15A, 205/15B, 205/16 to 20, 206, 206/1 to 15, 207, 207/1 to 7, 208, 208/1 to 4, 209, 209/1 to 18, 210, 210/1 to 3, 211, 211/1 to 5, 212, 212/1 to 11, 213, 213/1 to 11, 214, 214/1 to 7, 215, 215/1 to 9, 216, 216/1 to 4, 217, 217/1 to 6 of village Malad (North), Hemukulani Cross Road no 4, Iraniwadi, Kandivali (West), Mumbai - 400 067 admeasuring 5112.85 Sq.Mts area being developed by M/s. Sai Krupa Developers.

Sir,

I, Sanjay Neve have undertaken assignment as an Architect of certifying Percentage of Completion of Construction Work of the Sale Building of the Project, situated on the Part of CTS No. 184, 189/8, 192, 192/1 to 10, Part of C.T.S. No. 200, 200/1 & 3, 201, 201/1 to 9, 202, 202/1 to 11, 203, 203/1 to 6, 204, 204/1 to 5, 205, 205/1 to 12, 205/15A, 205/15B, 205/16 to 20, 206, 206/1 to 15, 207, 207/1 to 7, 208, 208/1 to 4, 209, 209/1 to 18, 210, 210/1 to 3, 211, 211/1 to 5, 212, 212/1 to 11, 213, 213/1 to 11, 214, 214/1 to 7, 215, 215/1 to 9, 216, 216/1 to 4, 217, 217/1 to 6 of village Malad (North), Taluka Borivali, **Mumbai Suburban** District PIN 400 067 admeasuring 5112.85 Sq.Mts. area being developed by **M/s. Sai Krupa Developers**.

Following technical professionals are appointed by Owner / Promoter: -

- (i) Shri Sanjay Neve of M/s Sanjay Neve & Associates as an Architect.
- (ii) Shri Ravindra Deshpande of M/s. 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 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 Not Registered 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

Building comprising of Comprises of Wing 'A to D' as Basement + Part Stilts/Part Ground + 1st Floor + 2nd Floor + 3rd to 22nd Upper floors & 23rd Floor as per approved plans dated 17/08/2021.

Sr. No.	Task/ Activity	Percentage of work done
1.	Excavation	98%
2.	Basement and Plinth	60%
3.	Stilt floor	30%
4.	2 Number of podiums	10%
5.	24 Number of slabs of Super Structure	10.59%
6.	Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows to each of the Flat/Premises	Nil
7.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises,	Nil
8.	Staircases, Lift Wells and Lobbies at each floor level connecting Staircases and Lifts, Overhead and Underground Water tanks.	Nil
9.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	Nil
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.	Nil

TABLE B

Internal & 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 & Foot paths	--	--	NA
2	Water Supply	Yes	Nil	SHALL BE



				PROVIDED
3	Sewerage (chamber, lines)	Yes	Nil	DRAINAGE LAYOUT APPROVED
4	Storm Water Drains	Yes	Nil	SWD REMARKS OBTAINED
5	Landscaping & Tree Planting	Yes	Nil	TREE NOC
6	Street Lighting	--	--	STREET LIGHT REMARKS
7	Community Buildings	--	--	NA
8	Treatment and disposal of sewage and sullage water	Yes	Nil	STP PROPOSED
9	Solid Waste management & Disposal	--	--	ORGANIC WASTE COLLECTER PROPOSED
10	Water conservation, Rain water harvesting	Yes	Nil	SHALL BE PROPOSED
11	Energy management	--	--	SOLAR PANELS PROPOSED
12	Fire protection and fire safety requirements	Yes	Nil	FIRE NOC OBTAINED
13	Electrical meter room, sub-station, receiving station	Yes	Nil	NOC FROM ADANI ELECTRICITY OBTAINED
14	Others (Option to Add more)	--	--	--

S. NEVE.

Architect.

Registration No. CA/84/8433.