



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)

Date: 05/04/2021

To,

M/S KRYPTON CONSTRUCTION & DEVELOPERS
312, Commerce House
140 N.M. Road
Fort Mumbai -23

Subject - Certificate of percentage of Completion of Construction work of Building having Wing B & C of the Project "Krypton Terraces" situated on the Property Bearing F.P. NO 1029 OF T.P.S IV Mahim division demarcated by its boundaries to the North 60'0" Wide Sayani Road , to the South Crown Mill , to the East Wing A , to the West 40'0" Wide Road , of Mahim Division Situated at Sayani Road, MUMBAI-400 025 admeasuring 1991.65 sq. meter area being developed by M/s Krypton Construction & Developers.

Sir,

I , B.R Gandhi have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the Building having Wing B & C the Project, Situated on the plot bearing F.P. NO 1029 OF T.P.S IV of Mahim Division Situated at Sayani Road, MUMBAI - 400 025 admeasuring 1991.65 sq. meter area being developed by Krypton Construction & Developers .

- 1 Following technical professionals are appointed by Owner / Promoter :-
- (i) Shri B.R Gandhi as Architectural Consultant
 - (ii) Shri Ankit P Dharia as Licensed Surveyor
 - (iii) M/S J.W. Consultants LLP as Structural Consultant

Based on Site Inspection , with respect to Krypton Terraces project consist of building having Wing-B and C of the aforesaid Real Estate Project , I certify that as on the date of this certificate , the Percentage of work done for Wing B & C of the Real Estate Project as registered vide Number **P51900009619** under



Maha RERA is 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

WING-B

<u>Sr.No</u>	<u>Tasks / Activity</u>	<u>Percentage of work</u>
1	Excavation	100%
2	1 Number of Plinth	100%
3	1 Stilt Floor	100%
4	11 numbers of slabs of super structure	100%
5	Internal walls, Internal plaster	100%
6	Flooring within Flats/Premises	100%
7	Door and windows each of the flat premises	100%
8	Sanitary Fittings within the Flat/Premises Electrical Fittings within the Flat/Premises.	100%
9	Staircases , Lifts Wells and Lobbies at each Floor Level connecting staircases and Lifts, Overhead And Underground water Tanks.	100%
10	The external plumbing and external plaster, elevation, completion , of terrace with Waterproofing of the buildings/ wing	100%
11	Installation of lifts, water pumps ,Fire Fighting Fittings And Equipment as per CFO NOC,Electrical fittings to Common areas,electro, mechanical equipment .	100%
12	Compliance to conditions of environment / CRZ NOC.	N.A
13	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%



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WING-C

Sr.No	Tasks / Activity	Percentage of work
1	Excavation	98 %
2	1 Number of Plinth	98 %
3	5 Number of podium	98 %
4	1 Stilt Floor	98 %
5	31 numbers of slabs of super structure	98 %
6	Internal walls .	90 %
7	Internal plaster	90 %
8	Flooring within Flats / Premises	0 %
9	Door and Windows to each of the Flat / Premises.	50 %
10	Sanitary Fittings within the Flat/Premises Electrical Fittings within the Flat/Premises.	0 %
11	Staircases , Lifts Wells and Lobbies at each Floor Level connecting staircases and Lifts, Overhead And Underground water Tanks.	90%
12	The external plumbing and external plaster, elevation, completion , of terrace with Waterproofing of the buildings/ wing	80 %
13	Installation of lifts, water pumps ,Fire Fighting Fittings And Equipment as per CFO NOC,Electrical fittings to Common areas,electro, mechanical equipment .	90 %
14	Compliance to conditions of environment / CRZ NOC.	N.A
15	Finishing to entrance lobby /s , plinth protection , paving of areas appurtenant to Building / Wings, Compound wall and all other requirement as may be required to obtain Occupation / Completion Certificate.	70 %



TABLE-B

Internal and External Development Works in respect of the entire Registered Phase.

<u>S.N</u> <u>o</u>	<u>Common Area and</u> <u>Facilities,Amenties</u>	<u>Propose</u> <u>d(Yes/No</u> <u>)</u>	<u>Percentage</u> <u>of work done</u>	<u>Details</u>
1	Internal Roads & Footh-paths.	Yes	80%	WIP
2	Water Supply	Yes	0%	
3	Sewrage(Chamber lines, Septic Tank, STP)	Yes	80%	WIP
4	Storm Water Drains	Yes	80%	WIP
5	Landscaping& Tree Planting	Yes	80%	
6	Street Lighting	Yes	0%	
7	Treatment and disposal of sewage and sullage water	Yes	0%	
8	Solid Waste management & Disposal	Yes	93%	WIP
9	Water conservation, Rain water harvesting	Yes	0%	
10	Fire protection and fire safety requirements	Yes	80%	WIP
11	Electrical meter room, sub-station, receiving station	Yes	50%	WIP

Yours Truly,
For B.R Gandhi & Associates

Ar. Bharat Gandhi
C.A. No. CA/80/05713

