

(B.Arch., B.E.Civil, AIIA, FIV, MCE, 34AB, IBBI), Chartered Engineering Certi. No. M-110528-10, Dated - 10/06/2010
Govt. Approved Valuer, (WT 34AB & IBBI Approved),
LCM-2443, CAT-I-Immovable Properties,
LCM-2443, CAT-II-Agri.Lands,
LCM - 2445, CAT-VII - Plant & Machinery - Movable Property, Regd. Engineer, Structural Designer.

Date: 12-12-2024

REF:- 4L12/5492/C E CERTI/AMD-MUM/ AZAJA

CHARTERED ENGINEER CERTIFICATE/CONSENT LETTER

To

The Board of Directors
Fabtech Technologies Cleanrooms Limited
615, Janki Center Off. Veera Desai
Road, Andheri West, Mumbai City, Mumbai,
Maharashtra, India, 400053

Ref: Proposed initial public offering of equity shares of face value of ₹ 10/- each (the "Equity Shares") of Fabtech Technologies Cleanrooms Limited (the "Company") comprising a fresh issue of the Equity Shares of the Company ("Issue")

I, Krishnakant A. Pandat Chartered Engineer, understands that the Company is proposing to make the Issue and in that connection is proposing to file a red herring prospectus ("RHP") and the prospectus ("Prospectus"), with the Securities and Exchange Board of India (SEBI), Registrar of Companies, Maharashtra at Mumbai (RoC), SME platform of BSE Limited ("BSE SME") (and any other regulatory authority. The Company may, in connection with the Issue, also issue other documents including publicity materials, presentations or press releases prepared by the Company or its advisers (collectively, the **Issue Documents**).

In connection with the Issue and the Issue Documents, I have been requested by the Company to prepare and submit a certificate indicating the annualized installed capacity, annual production and the capacity utilized for the Fiscal Years 2022, 2023, 2024 and half yearly ended 30th September 2024, respectively, for the manufacturing facility located at Plot No. 190/191, G.I.D.C Umbergaon, Valsad, Gujarat (the "**Manufacturing Facility**"), in respect of which this certificate is being issued.

I enclose a copy of our registration certificate and declaration regarding our registration in the required format as **Annexure A**. I also certify that my registration is valid as on date and that have not been prohibited by SEBI from acting as a Chartered Engineer in capital market issues. I also confirm that I have not been debarred from functioning by any regulatory authority, court or tribunal.

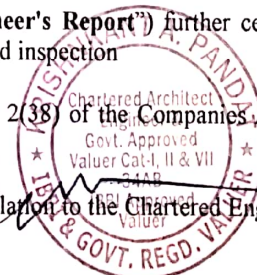
I have accordingly visited the Manufacturing Facility and have undertaken the procedures listed in detail below,

- Physical inspection of machinery and equipment and our verification of the relevant records and documents of the company, including Fixed Assets Register and other necessary procedures carried out by us
- Verified product installed and its production capacity, actual production and utilization capacity
- Inspected manufacturing facilities along with the infrastructure facilities for the manufacturing facilities.

I Krishnakant A. Pandat — **Chartered Engineer Certificate** ("**Chartered Engineer's Report**") further certify that the details set out in **Annexure B** are true and correct to the extent of my knowledge and inspection

Further, I hereby consent to being named as an 'expert' as defined under Section 2(38) of the Companies Act, 2013, as amended, in respect of this Certificate in the Issue Documents.

I further consent to the contents or any extract thereof and all the information in relation to the Chartered Engineer Report and the details set out therein, being included Issue Documents.



Krishnakant A. Pandat
(Architects, Engineers, Valuers)

Mo. No. 9898207111, 8200986306
Email - neweraarchitectsamd3@gmail.com
shukanarchitects.valuers@gmail.com

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This letter does not impose any obligation on the Company to include in any Issue Documents all or any part of the information with respect to which consent for disclosure is being granted pursuant to this letter.

I confirm that I do not have any relationship with the Company, its directors, promoters or its key managerial personnel. Further, I authorize you to include the report and this letter as a "Material Contract and Document for Inspection" in the Issue Documents, as required and make the report and this letter available for inspection in accordance with applicable law.

I confirm that I am not, and have not been, engaged or interested in the formation or promotion or management of the Company.

I agree to keep the information regarding the Issue strictly confidential.

I confirm that I will immediately communicate any changes in writing in the above information to the book running lead manager to the Issue ("BRLM") until the date when the Equity Shares commence trading on the Stock Exchange. In the absence of any such communication from me, BRLM and the legal counsel, each to the Company and the BRLM, can assume that there is no change to the above information until the Equity Shares commence trading on the Stock Exchange pursuant to the Issue.

This consent letter is for information and for inclusion (in part or full) in the Issue Documents or any other Issue-related material, and may be relied upon by the Company, BRLM and the legal counsel appointed in connection with the Issue.

I hereby authorise you to deliver this consent letter to SEBI, Stock Exchange, the RoC and any other regulatory or statutory or governmental authorities as may be required.

I also consent to the submission of this letter as may be necessary to any regulatory or statutory authority and/or for the records to be maintained by the BRLM in connection with the Issue.

I hereby consent to this letter being disclosed by the BRLM, if required (i) by reason of any law, regulation or order of a court or by any governmental or competent regulatory authority, or (ii) in seeking to establish a defence in connection with, or to avoid, any actual, potential or threatened legal, arbitral or regulatory proceeding or investigation.

Yours faithfully,

Name: Krishnakant Amrutlal Pandat
Designation: Proprietor
Membership No - M-110528-10
Date: 11-12-2024

Cc:



Branch Office:- Unit No. 534, 3rd Floor, Bldg. No. 27, Poisar Ashirwad CHSL., Opp. Samta Nagar Bus Depot, Samta Nagar, Kandivall East, Mumbai-400 101.

Head Office:501, 5th Floor, Chitrarath Complex , B/H Hotel President , Nr. Swastik Char Rasta, C.G. Road. Ahmedabad - 9



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Lead Manager

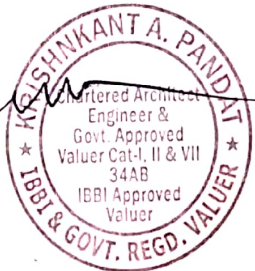

Vivro Financial Services Private Limited

607-608 Marathon Icon,
Veer Santaji Lane,
Off Ganpatrao Kadam Marg,
Lower Parel, Mumbai - 400013,
Maharashtra, India

Legal Counsel to the Company

Rajani Associates

204-207, Krishna Chambers,
59, Vithaldas Churchgate,
Nathibai Thackersey Road,
New Marine Lines,
Mumbai 400 020,
Maharashtra, India



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Annexure A

Confederation of Engineers (India)

An Institution Run & Sponsored by National Council of The Indian Institution of Valuers (India)

World's First An ISO 9001 - 2000 Certified Institution **Member** International Federation of Engineering Organizations (IFEO)

Member Federation of Indian Chambers of Commerce & Industry (FICCI) Sponsored by Ministry of Commerce Govt. Of India

M-110528-10



By virtue of Professional training, experience and Corporate Membership of this Institution

Mr Pandat Krishnakant Amrutlal

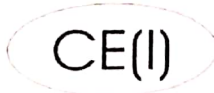
is hereby authorised to use the style and title of

Chartered Engineer (India)

Dated this

10th

day of July, 2010



Member
Member of Council

Secretary
Secretary and Chief Executive Officer

Office No. 22, Ravi Darshan, Near Akashwani, Hadapsar, Pune -411028 (M.S.) Website: www.iivindia.org

[Signature]

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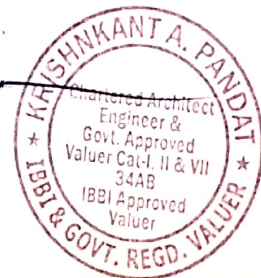
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Annexure B
Manufacturing Facilities

Fiscal Year	Annual Installed Capacity (in sq mtr.)	Actual Production (in sq mtr.)	Capacity Utilisation (%)
Fiscal 2022	3,45,000	2,63,918	76.5
Fiscal 2023	3,45,000	2,53,682	73.5
Fiscal 2024	3,45,000	1,66,449	48.2
Period ended on September 30, 2024	3,45,000	1,15,990*	33.6*

*Not Annualised hence not comparable.



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