

ARCHITECT'S CERTIFICATE

Date: 31-12-2020

To

Runwal Developers Private Limited,
5th Floor, Runwal & Omkar E-square,
Off Eastern Express Highway,
Opp. Sion Chunabhatti Signal,
Sion East, Mumbai – 400 022

Subject: Certificate of Percentage of Completion of Construction Work of the Project situated on the Plot bearing CS No. 2/136 demarcated by its boundaries CS No. 131-132-134 to the North, Portion of 12.20 mt wide means of access to the South, R Zone to the East, Plot bearing CS No. 3/136 to the West, of lower parel division at Manjrekar lane, District Mumbai, PIN 400 018, admeasuring 7394.06 sq. mts. area being developed by Runwal Developers Private Limited, which is also Known as Runwal Reserve

Sir,

I Ms. Pallavi Matkari have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the Project, situated on the plot bearing CS No. 2/136 of lower parel division at Manjarekar Lane, District Mumbai, PIN 400 018 admeasuring 7394.06 Sq. mt. area being developed by Runwal Developers Private Limited, which is also known as Runwal Reserve.

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

- (i) M/s Aakar Architects as Architect
- (ii) M/s JW Consultants LLP as Structural Consultant
- (iii) M/s Integrated Technical Services as MEP Consultant
- (iv) Mr. Rupesh Chandorkar as Site Supervisor

Based on Site Inspection, with respect to each of the 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 Wing of the Real Estate Project as registered vide number **P51900000383** 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

Tower A

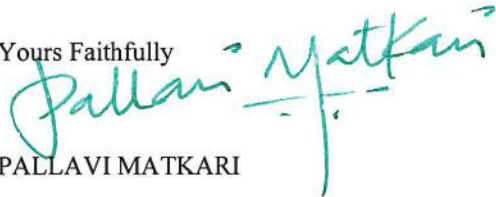
Sr. No.	Tasks / Activity	Percentage of work done
1	Excavation	100 %
2	02 number of Basements and Plinth	100 %
3	01 number of Podium	100 %
4	Stilt Floor	100 %
5	34 number of Slabs of Super Structure	100 %
6	Internal walls, Internal Plaster, Floorings within Flats / Premises, Doors and Windows to each of the Flat/Premises	100 %
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	100 %
8	Staircase, Lifts 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 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, plinth protection, paving of areas appurtenant to Wing, Compound Wall and all other requirements as may be required to Obtain Occupation / Completion Certificate	93 %



TABLE-B**Internal & External Development Works in Respect of the entire Registered Phase**

S.No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1.	Internal Roads & Footpaths	Yes	100 %	No footpath only internal road
2.	Water Supply	Yes	100 %	Waterline
3.	Sewarage (chamber, lines, Septic Tank , STP)	Yes	100 %	WIP
4.	Storm Water Drains	Yes	100 %	
5.	Landscaping & Tree Planting	Yes	100 %	
6.	Street Lighting	Yes	100 %	
7.	Community Buildings	Yes	100 %	
8.	Treatment and disposal of sewage and sullage water	Yes	100 %	STP
9.	Solid Waste management & Disposal	Yes	100 %	STP
10.	Water conservation, Rain water harvesting	Yes	100 %	Recharge Pit
11.	Energy management	No	-	NA
12.	Fire protection and fire safety requirements	Yes	100 %	WIP
13.	Electrical meter room, sub-station, receiving station	Yes	100 %	WIP
14.	Open Parking	No	-	NA
15.	Aggregate area of recreational Open	Yes	100 %	3824.34 Sq. Mt.

Yours Faithfully



PALLAVI MATKARI

(Registration No: - CA/97/21552)