



AASHISH SOLANKI
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Form 1

ARCHITECT'S CERTIFICATE

Date: 22nd August 2022

To,
M/s. Regent Spaces
603, 6th Floor, Inizio,
Cardinal Gracious Road,
Chakala, Andheri (East),
Mumbai – 400 099.

Subject : Certificate of Percentage of Completion of Construction Work of Proposed Redevelopment of Existing Residential Building known as **REGENT AURUM** to be registered under **MahaRERA** situated on the C.S. No. 1283 of **Girgaum Division**, situated at 18, **Parekh Street, Prarthana Samaj, Girgaum, Mumbai**, demarcated by its boundaries By C.S. No. 1284 towards the North, By C.S. No. 1282 towards the South, By **Parekh Street** towards the East, By C.S. No. 1A/1265 towards the West of **Konkan Division, Girgaum Division, Taluka Colaba, District Mumbai City, PIN 400004**, admeasuring 961.54 Sq. Mts. area being developed by **M/s. Regent Spaces, Mumbai**.

Sir,

I, **Mr. Ashish R. Solanki** have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of Proposed Redevelopment of Existing Residential Building known as **REGENT AURUM** situated on the plot bearing C.S. No. 1283 of **Girgaum Division**, situated at 18, **Parekh Street, Prarthana Samaj, Girgaum, Konkan Division, Taluka Colaba, District Mumbai City, PIN 400004**, admeasuring 961.54 Sq. Mts. area being developed by **M/s. Regent Spaces, Mumbai**.

Following technical professionals are appointed by Promoter:-

- (i) **Mr. Manojkumar Dubal** as Licensed Surveyor;
- (ii) **Mr. Kaivant C. Shah** as Structural Consultant;
- (iii) **Mr. Nischal Shah** as MEP Consultant;
- (iv) **Mr. Hitesh R. Solanki** as Site Supervisor

Based on Site Inspection, with respect to the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the Wings of the Real Estate Project to be 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.





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Table A

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0%
2	Basement / Plinth	0%
3	Stilt Floor / Ground Floor	0%
4	Total 22 no. of Slabs of Super Structure	0%
5	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	0%
6	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
7	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%
8	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing,	0%
9	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	0%

Table B

Internal & External Development Works in Respect of the entire project.

S. No.	Common areas and Facilities, Amenities	Proposed (Yes / No)	Percentage of work done	Details
1	Internal Roads & Footpaths	No	NA	
2	Water Supply	Yes	0%	On completion of the building.
3	Sewarage (chamber, lines, SepticTank, STP)	Yes	0%	Internal Chambers and interconnection lines done, connections are pending. No STP Proposed.
4	Storm water drains	Yes	0%	Internal SWD completed along with connection to Municipal





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				Storm Water Drain as per completion certificate.
5	Landscaping & Tree planting	Yes	0%	As per Tree NOC.
6	Street Lighting	No	NA	
7	Community Buildings	No	NA	
8	Treatment and disposal of sewage and sewage water	No	NA	
9	Solid waste management & disposal	Yes	0%	Vermiculture Bin provided as per requirement by MCGM.
10	Water conservation, Rain water harvesting	Yes	0%	Recharge pit constructed as per Remarks by RWH Consultants.
11	Energy Management	No	NA	
12	Fire Protection and fire safety requirements	Yes	0%	As per CFO NOC.
13	Electrical meter room, sub station	Yes	0%	Meter Room work completed & Construction work of Sub Stn. is in progress.

This certificate is specifically issued for the purpose of **RERA** and to aid the other professionals like Project Engineer and CA to submit their certificates as per the requirement of **RERA** registration purpose.

Yours Faithfully,

For

AASHISH SOLANKI
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Ashish R. Solanki
(CA/2000/26252)

