

ARCHITECT'S CERTIFICATE

**(To be submitted at the time of Registration of Ongoing Project and for
withdrawal of Money from Designated Account)**

Date: 30/09/2020.

To,

Runwal Residency Private Limited,
Runwal & Omkar Esquare, 5th Floor,
off : Eastern, Exp Highway,
Opp Sion Chunabhatti Signal,
Sion (E), Mumbai, Maharashtra 400022

Subject : Certificate of Percentage of Completion of Construction Work of Six Number of Buildings namely **Building 18, Building 19, Building 20 Building 21, Building 22 and Building No. 23** of the project known as **Runwal Gardens Phase 2** Bldg no 18-23 situated on the Plot bearing Survey Nos. 44 to 47, 49 to 53 and 94 of Village Usarghar, Survey Nos. 4 to 15, 17 to 19, 22 to 23, 37 to 42, 44 and 49 to 50 of Village Gharvali and Survey No 67 of village Sagaon demarcated by its boundaries (latitude and longitude of the end points) RG Area to the East, 24 mtrs DP road to the West, 24 mtrs DP road to the North and RG Area to the South lying being and situated at Village Gharvali, Usarghar and Village Sagaon within the Registration District and Sub District at Thane admeasuring an area of 2464.15 sq. mtrs (Plinth area) being developed by M/s. Runwal Residency Private Limited.

Sir,

I Mr. Sachin S. Thoke for M/s Rugved Architectural Consultancy have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of Six Number of Buildings namely Building 18, Building 19, Building 20 Building 21, Building 22 and Building No. 23 of the project known as Runwal Gardens Phase 2 Bldg no 18-23 situated on the Plot bearing Survey Nos. 44 to 47, 49 to 53 and 94 of Village Usarghar, Survey Nos. 4 to 15, 17 to 19, 22 to 23, 37 to 42, 44 and 49 to 50 of Village Gharvali and Survey No 67 of village Sagaon demarcated by its boundaries (latitude and longitude of the end points) RG Area to the East, 24 mtrs DP road to the West, 24 mtrs DP road to the North and RG Area to the South lying being and situated at Village Gharvali, Usarghar and Village Sagaon within the Registration District and Sub District at Thane admeasuring an area of 2464.15 sq. mtrs (Plinth area) being developed by M/s. Runwal Residency Private Limited.

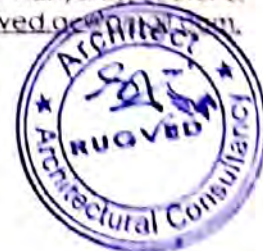
1. Following technical professionals are appointed by Promoter: -

- (i) M/s Saakaar Architects as L.S. / Architect;
- (ii) M/s Epicons Consultants Pvt. Ltd. as Structural Consultant
- (iii) M/s MEP Consulting Engineers and/or M/s Burohappold Engineering as MEP Consultants

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(iv) Mr. Jiten Mehta as Site Supervisor

Based on Site Inspection, with respect to each of the Building 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 of the Real Estate Project **to be registered under MahaRERA - P51700024154** 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 NUMBER- 18

Sr. No	Tasks / Activity	Percentage of work done
1	Excavation	100%
2	Nos Basement(s) and Plinth is completed	NA
3	Nos of Podiums included in common area	NA
4	Stilt Floor	70%
5	Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat / Premises	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	0%
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	0%

BUILDING NUMBER- 19

Sr. No	Tasks / Activity	Percentage of work done
1	Excavation	100%
2	Nos Basement(s) and Plinth is completed	NA
3	Nos of Podiums included in common area	NA
4	Stilt Floor	60%
5	Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat / Premises	0%

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7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	0%
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	0%

BUILDING NUMBER- 20

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	Nos Basement(s) and Plinth is completed	NA
3	Nos of Podiums included in common area	NA
4	Stilt Floor	50%
5	Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat / Premises	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	0%
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	0%

BUILDING NUMBER- 21

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%

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2	Nos Basement(s) and Plinth is completed	NA
3	Nos of Podiums included in common area	NA
4	Stilt Floor	50%
5	Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat / Premises	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	0%
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	0%

BUILDING NUMBER- 22

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	Nos Basement(s) and Plinth is completed	NA
3	Nos of Podiums included in common area	NA
4	Stilt Floor	35%
5	Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat / Premises	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	0%
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	0%

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Architectural Services

	to Obtain Occupation /Completion Certificate	
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BUILDING NUMBER- 23

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	Nos Basement(s) and Plinth is completed	NA
3	Nos of Podiums included in common area	NA
4	Stilt Floor	10%
5	Slabs of Super Structure	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat / Premises	0%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	0%
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	0%

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

Sr. No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done
1	Aggregate area of recreational Open Space	Yes	0%
2	Electrical Meter Room, Sub-Station, Receiving Station	Yes	0%
3	Energy management	Yes	0%
4	Fire Protection And Fire Safety Requirements	Yes	0%
5	Internal Roads & Footpaths	Yes	0%
6	Landscaping & Tree Planting	Yes	0%
7	Open Parking	Yes	0%
8	Sewerage (Chamber, Lines, Septic Tank , STP)	Yes	0%
9	Solid Waste Management And Disposal	Yes	0%
10	Storm Water Drains	Yes	0%
11	Street Lighting	Yes	0%
12	Treatment And Disposal Of Sewage And Sullage	Yes	0%

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	Water		
13	Water Conservation, Rain water Harvesting	Yes	0%
14	Water Supply	Yes	0%
15	Double height entrance lobby	Yes	0%
16	Elevators of reputed brand	Yes	0%
17	Multipurpose court	Yes	0%
18	Senior citizen sitting area	Yes	0%
19	Herb garden	Yes	0%
20	Kids play area	Yes	0%
21	Temple	Yes	0%
22	Jogging track	Yes	0%
23	Hammock garden	Yes	0%
24	Yoga zone	Yes	0%
25	Amphitheatre	Yes	0%
26	Doodle corner	Yes	0%
27	Common Parking	Yes	0%
28	Basketball court	Yes	0%
29	DG Backup for Common Area	Yes	0%
30.	Outdoor Gym	Yes	0%

Yours Faithfully,
 For **M/s. Rugved Architectural Consultancy.**



Ar. Sachin Thoke (Architect).
 (License No. CA/2002/28792)

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Architectural services