

SHAKIL GHANCHI & ASSOCIATES

ARCHITECTS, ENGINEERS,
LICENSED SURVEYORS

103, Kapasi Cottage, Old Bazar Road,
Bandra (West), Mumbai 400 050

Tel: 08369679219

Email: sha_803@yahoo.com

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: 10th March, 2025

To,
M/s. Grace Housing Associates
06, Everest CHS Ltd.,
Near Holy Family Hospital,
Hill Road, Bandra West,
Mumbai – 400 050.

Subject: Certificate of percentage of completion of construction work of
Grace Oceanic having MahaRERA Registration Number
P51800010397 being developed by Grace Housing Associates.

Ref: -MahaRERA, in the matter submission of the Quarterly progress
reports for the period 01.04.2023 to 30.06.2023.

Sir,

I/We Mr. Mohd Shakil Ahmed Ghanchi have undertaken an
assignment as Architect/Licensed Surveyor of certifying percentage of
Completion of Construction work of the Grace Oceanic project having
MahaRERA Registration Number P51800010397 being developed by Grace
Housing Associates.

Based on site Inspection, with respect to layout/each of the building/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 building/wing of
the Real Estate project 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**Layout / Building / Wing (To be prepared separately for each layout /
building / wing of the project)**

Sr. No.	Task/Activity	Percentage of actual work done (As on the date of certificate) 30.06.2023
(1)	(2)	(3)
1	Excavation	100%
2	Basements (if any)	NA
3	Podiums (If any)	NA
4	Plinth	100%
5	Stilt Floor	100%
6	Slabs of Super Structure	100%
7	Internal Walls, Internal Plaster, Floorings, Doors and Windows Within Flats /Premises	100%
8	Sanitary Fittings Within the Flat/Premises	100%
9	Staircases, Lifts Wells and Lobbies at each Floor level overhead and Underground Water Tanks	100%
10	External plumbing and external Plaster, Elevation, completion of terraces with waterproofing of the building/wing.	100%
11	Installation of Lifts, Water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical Fittings, Mechanical Equipment, Compliance to conditions of environment / CRZ NOC, Finishing to entrance	100%



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	Lobby/s, plinth Protection, Paving of areas appurtenant to Building/Wing, Compound wall and all other requirements as may be required to complete the project as per specifications in agreement of sale. Any other activities.	
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Table B**Common Areas (Internal & External Development Works) in respect of the registered phase / project number**

Sr. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Actual Work Done (As on date of the certificate) 31.03.2022	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads and Footpaths	No	NA	No Road, paved area is provided around the Building
2.	Water Supply	Yes	100%	Provided as per Norms
3.	Sewerage (chamber, Lines, Septic Tank, STP)	Yes	100%	Provided as per Norms
4.	Storm Water Drains	Yes	100%	Provided as per Norms
5.	Landscaping & Tree Planting	No	NA	Not required as per norms
6.	Street Lighting	No	NA	Not required as per norms
7.	Community Buildings	No	NA	Not required as per norms

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8.	Treatment and Disposal of Sewage and Sullage water	No	NA	Not required as per norms
9.	Solid Waste Management & Disposal	Yes	100%	Provided as per Norms
10.	Water Conservation/Rain Water harvesting	Yes	100%	Provided as per Norms
11.	Energy Management	No	NA	Not required as per norms
12.	Fire Protection And Fire Safety Requirements	Yes	100%	Provided as per Norms
13.	Electrical meter room, Sub-Station, Receiving station	Yes	100%	Provided as per Norms
14.	Others (Option to Add more)			

Yours faithfully,

For Shakil Ghanchi & Associates



Mohd Shakil Ahmed Ghanchi
(License No. /LS: 840009618
Existing BP No. : G/189/L.S.)



Shakil A. Ghanchi
Licensed Surveyor
License No. G/189/LS

Mobile : +91-83696 79219

Place: Mumbai

Agreed and Accepted by

For Grace Housing Associates



(PARVEZ S. LAKDAWALA)
PARTNER

Date: 10/03/2025