



# VERENKAR ASSOCIATES

## ARCHITECTURAL CONSULTANCY FIRM

COA NO. CA/2013/59023, T.C.P REG. NO. AR/0039/2013, A.I.I.A

STUDIO:- 450/D, Nessai Road, Opp. HDFC ATM, Davorlim, GOA-403707  
9860596959, vishweshverenkar@gmail.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)

To,  
**Rajdeep Builders,**  
Prop. Rajesh U. Tarkar  
Gera Imperium Star  
Office No. 708, 709 & 710  
7<sup>th</sup> Floor, Next to Central Library  
Patto, Panaji-Goa, 403001

Date: 21/09/2024

**Subject: Certificate of Percentage of Completion of Construction Work of RAJDEEP SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED a Building Project (GoaRERA Registration Number) situated on the plot bearing Chalta No. 18 of P.T.S. No. 242 , demarcated by its boundaries (latitude and longitude of the end points)**

**On the East :** By the property bearing Chalta No. 40 and Chalta No. 19 of P.T. Sheet No. 228

**On the West :** By the property bearing Chalta No. 11,12 & 66 of P.T. Sheet No. 228 and Chalta No. 12 of P.T. Sheet No. 242

**On the North :** By property bearing Chalta No. 10 of P.T. Sheet No. 228

**On the South :** By Municipal road which is leading from Margao to Gogol.

**of Division Salcete, village Margao, Taluka Salcete, District South Goa, PIN 403601, admeasuring 1556.00 Sq. mts. area being developed by RAJDEEP BUILDERS (Prop. Rajesh U. Tarkar).**

**Ref: Goa RERA Registration Number \_\_\_\_\_**

Sir,

I, **Shri. Vishwesh Verenkar**, have undertaken assignment as Architect / Licensed Surveyor of certifying Percentage of Completion of Construction Work of RAJDEEP SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED , a building Project (GoaRERA Registration Number) situated on the Plot bearing Chalta No. 18 of P.T.S. No. 242 of Division Salcete, Margao city, Taluka Salcete, District South Goa, PIN 403601, admeasuring 1556.00 Sq. mts. area being developed by RAJDEEP BUILDERS (Prop. Rajesh U. Tarkar),

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

- (i) **Shri. Vishwesh Verenkar** as L.S / Architect;
- (ii) **Shri. Auxilio Rodrigues** as Structural Consultant;
- (iii) **Shri. Vasant Agshikar** as MEP Consultant;
- (iv) **Shri. Kavinath Naik** as chief engineer



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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 as registered vide number .....under GoaRERA 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 Project

(to be prepared separately for each building / wing of the Project)

<b>Sr. No.</b>	<b><u>Task/Activity</u></b>	<b><u>Percentage of work done</u></b>
1	Excavation	0
2	1 Number of basement(s) and 1 plinths	0
3	Number of Podiums	NA
4	Stilt Floor	0
5	11 Number of 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 /wings,	0
10	Installation of Lifts, Water pumps ,Fire Fighting Fittings and Equipment as per CFO NOC , Electrical Fittings to Common areas, Protection, Paving of areas electro, Mechanical Equipments, Compliance to conditions of environment / CRZ NOC, Finishing to entrance Lobby/s, plinth appurtenant to Building/Wing, Compound wall and all other requirements as may be required to obtain Occupation / Completion Certificate	0



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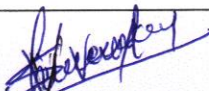
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TABLE – B

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

Sr.No	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage Of Work Done	Details
1	Internal Roads and Footpaths	NO	-	-
2	Water Supply	YES	0	Overhead water tank, underground water tank, PWD water supply
3	Sewerage(chamber, Lines, Septic Tank, STP)	YES	0	Inspection chamber
4	Storm Water Drains	YES	0	Gutters
5	Landscaping & Tree Planting	YES	0	Landscaping & tree planting
6	Street Lighting	YES	0	LED lights
7	Community Buildings	NO	-	-
8	Treatment and Disposal of Sewage and Sullage water	NO	-	-
9	Solid Waste Management & Disposal	YES	0	Compost Pit
10	Water Conservation , Rain water harvesting	NO	-	-
11	Energy Management	NO	-	-
12	Fire Protection And Fire safety Requirements	NO	-	-
13	Electrical meter room, Sub-station, Receiving station, Panels	NO	-	-
14	Others (Option to Add more)	NO	-	-

Yours Faithfully

  
**VISHWESH VERENKAR**  
ARCHITECT  
COA NO. CA/2013/59023  
TCP REG NO. AR/0039/2013

AR. VISHWESH VERENKAR  
(COA REG. NO. CA/2013/59023)  
(Goa TCP REG. NO. AR/0039/2013)



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Patto, Panaji-Goa, 403001

Date: 21/09/2024

**Subject: Area Statement of RAJDEEP SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED a Building Project situated on the plot bearing Chalta No. 18 of P.T.S. No. 242 at Margao City of Salcete taluka, Goa.**

Sr. No.	UNIT/FLAT NO.	TYPE	CARPET AREA	BALC. AREA	O.T	SOLD/UNSOLD
	<b>FIRST FLOOR</b>					
1	A-101	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
2	A-102	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
3	A-103	1 BHK	37.25	12.93		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
4	B-101	2 BHK	52.81	16.47	13.07	UNSOLD
5	B-102	2BHK	52.81	16.47	12.40	UNSOLD
6	C-101	2 BHK	52.81	16.47	12.90	UNSOLD
7	C-102	2.5 BHK	69.15	17.78		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
	<b>SECOND FLOOR</b>					
8	A-201	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED



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9	A-202	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
10	A-203	1 BHK	37.25	12.93		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
11	B-201	2 BHK	52.81	16.47		UNSOLD
12	B-202	2BHK	52.81	16.47		UNSOLD
13	C-201	2 BHK	52.81	16.47		UNSOLD
14	C-202	2.5 BHK	69.15	17.78		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
	<b>THIRD FLOOR</b>					
15	A-301	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
16	A-302	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
17	A-303	1 BHK	37.25	12.93		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
18	B-301	2 BHK	52.81	16.47	13.07	UNSOLD
19	B-302	2BHK	52.81	16.47	12.40	UNSOLD
20	C-301	2 BHK	52.81	16.47	12.90	UNSOLD
21	C-302	2.5 BHK	69.15	17.78		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
	<b>FOURTH FLOOR</b>					
22	A-401	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
23	A-402	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED



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24	A-403	1 BHK	37.25	12.93		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
25	B-401	2 BHK	52.81	16.47		UNSOLD
26	B-402	2BHK	52.81	16.47		UNSOLD
27	C-401	2 BHK	52.81	16.47		UNSOLD
28	C-402	2.5 BHK	69.15	17.78		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
	<b>FIFTH FLOOR</b>					
29	A-501	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
30	A-502	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
31	A-503	1 BHK	37.25	12.93		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
32	B-501	2 BHK	52.81	16.47	13.07	UNSOLD
33	B-502	2BHK	52.81	16.47	12.40	UNSOLD
34	C-501	2 BHK	52.81	16.47	12.90	UNSOLD
35	C-502	2.5 BHK	69.15	17.78		UNSOLD
	<b>SIXTH FLOOR</b>					
36	A-601	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
37	A-602	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
38	A-603	1 BHK	37.25	12.93		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED



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39	B-601	2 BHK	52.81	16.47		UNSOLD
40	B-602	2BHK	52.81	16.47		UNSOLD
41	C-601	2 BHK	52.81	16.47		UNSOLD
42	C-602	2.5 BHK	69.15	17.78		UNSOLD
	<b>SEVENTH FLOOR</b>					
43	A-701	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
44	A-702	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
45	A-703	1 BHK	37.25	12.93		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
46	B-701	2 BHK	52.81	16.47	13.07	UNSOLD
47	B-702	2BHK	52.81	16.47	12.40	UNSOLD
48	C-701	2 BHK	52.81	16.47	12.90	UNSOLD
49	C-702	2.5 BHK	69.15	17.78		UNSOLD
	<b>EIGHTH FLOOR</b>					
50	A-801	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
51	A-802	1 BHK	38.14	12.04		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
52	A-803	1 BHK	37.25	12.93		SANSKAR CO OPERATIVE HOUSING SOCIETY LIMITED
53	B-801	2 BHK	52.81	16.47		UNSOLD



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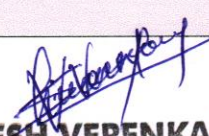
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54	B-802	2BHK	52.81	16.47		UNSOLD
55	C-801	2 BHK	52.81	16.47		UNSOLD
56	C-802	2.5 BHK	69.15	17.78		UNSOLD

  
**VISHWESH VERENKHAR**  
ARCHITECT  
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Signature of the Architect