



# MR.NISHANT KUMAR JHA

## B.TECH (CIVIL)

The Goa Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules 2017

### FORM1

(See Rule 5 (1) (a) (ii))

### ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of On-going Project and for withdrawal of Money from Designated Account)

Date: 09/08/21

To  
STALWART REALTY,  
5<sup>th</sup> & 6<sup>th</sup>, Adwalpalkar Smith Vandan Building,  
Near Taj Vivanta Junction,  
St. Inez, Panajim Goa – 403001,

Subject: Certificate of Percentage of Completion of construction work of "STALWART" No. Of building one wing situated on the Plot bearing PTS, chalta No. 39 of P.T. Sheet No. 149 of the City survey Panjim situated within the jurisdiction of Panjim Municipal Council, Taluka Tiswadi, District of North Goa, State of Goa, and registered under inscription No. 21,040 at Page No. 111 (reverse) of Book No. B-56 (New series) and described under No. 21,040 at page 111 (reverse) of Book No. B-56 (New series) enrolled in the Taluka Revenue Office of Ilhas at Panjim under Matriz NO. 491(1491) and demarcated by its Boundaries (latitude and longitude of the end points) Access road to the North, Proposed road to the South, Panjim Dona Paula Road to the East, Portion of the same property to the West, of Ward Panajim Municipality Taluka Tiswadi District North Goa, PIN 403002 Admeasuring 1063.62 Sq.mts. area being developed by STALWART REALTY.

Address: H.no. 2237/1 Comba, Paricotto, Concolim, Salacete, South Goa, 403703 |  
Mob. No: 09834740510 | email id: jha94nishant@gmail.com

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

- (i) M/s / Shri Nishant Jha as Architect
- (ii) M/s/ Shri Nishant Jha as Structural Consultant
- (iii)M/s /Shri Nishant Jha as MEP Consultants
- (iv) M/s /Shri Nishant Jha as Site Supervisor

Based on Site Inspection, with respect to 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 as registered vide number NA under Goa RERA 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 /Wing Number One (to be prepared separately for each Building / Wing of the Project)

Sr no	Task /Activity	Percentage of work done
1	Excavation	
2	<u>1</u> number of Basement (s) and Plinth	0%
3	<u>-</u> number of Podiums	0%
4	Stilt floor	0%
5	<u>8</u> number Of Slabs Of Super Structure	0%
6	Internal Walls, InternalPlaster, Flooring Within Flats /Premises, Door and Windows to Each of The Flats /Premises	0%
7	Sanitary Fitting within the Flat / Premises Electrical Fitting within the Flat / Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor Level Connecting Staircases and Lifts, Overheads and Underground Water Tanks	0%

9 The external plumbing and external plaster, elevation 0% competition of terraces with waterproofing of the Building / Wing

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

**Table -B**

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

Sr No	Common Area and Facilities,Amenities	Proposed (Yes/ No)	Percentage of Work done	Details
1	Internal Roads & Footpaths	yes	0%	_____
2	Water Supply	yes	0%	_____
3	Sewerage (chamber, lines septic Tank, STP)	yes	0%	_____
4	Storm Water Drains	yes	0%	_____
5	Landscaping & Tree Planting	yes	0%	_____
6	Street Lighting	yes	0%	_____
7	Community Buildings	no	0%	_____
8	Treatment and disposal of sewage and sullage water	no	0%	_____
9	Solid Waste Management & Disposal	yes	0%	_____
10	Water conservation, rain water harvesting	yes	0%	_____
11	Energy Management	no	0%	_____

12	Fire Protection and Fire Safety requirements	yes		—
13	Electrical meter room, sub-station receiving station	yes	0%	—
14	Others (Option to add more)	—	—	—

Your faithfully

**MR. NISHANT KUMAR JHA**  
 Regd. ENGINEER  
 Regd. No. ER/0061/2020  
 NISHANT JHA  
 Architect/Engineer

(License No ER/0061/2020)

**FORM -2**

**ARCHITECT'S CERTIFICATE**

(To be issued on completion of each of the Building/Wing)

**Date: 09-08-2021**

To

The STALWART REALTY,

5<sup>th</sup> & 6<sup>th</sup>, Adwalpalkar Smith Vandan Building,

Near Taj Vivanta Junction,

St. Inez, Panajim Goa – 403001,

Subject: Certificate of Completion of construction work of one Building/Wing of the Building of the project [GoaRERA Registration Number] situated on the plot bearing PTS, chalta no. 39 of P.T. Sheet No. 149 of the City survey Panjim situated within the jurisdiction of Panjim Municipal Council, Taluka Tiswadi, District of North Goa, State of Goa, and registered under inscription No. 21040 at Page No. 111 (reverse) of Book No. B-56 (New series) and described under No.21040 at page 111 (reverse) of Book No.B-56 (New series) enrolled in the Taluka Revenue Office of Ilhas at Panjim under Matriz NO. 491(1491) and demarcated by its Boundaries (latitude and longitude of the end points) Access Road to the North, Proposed road to the South, Panjim Dona Paula Road to the East, portion of the same property to the West, of Ward Panajim Municipality Taluka Tiswadi District North Goa, PIN 403002 Admeasuring 1063.62 Sq.mts. area being developed by **STALWART REALTY.**

Sir

I Nishant Jha have undertaken assignment as Architect / Licensed Surveyor of Certifying Completion of Construction Work of one Building/Wing of the Building situated on the plot bearing PTS, Chalta no. 39 of P.T. Sheet No. 149 of the City survey Panjim situated within the jurisdiction of Panjim Municipal Council, Taluka Tiswadi, District of North Goa, State of Goa, and registered under inscription No. 21040 at Page No. 111 (reverse) of Book No. B-56 (New series) and described under No.21040 at page 111 (reverse) of Book No.B-56 (New series) enrolled in the Taluka Revenue Office of Ilhas at Panjim under Matriz NO.



491(1491) and demarcated by its Boundaries (latitude and longitude of the end points) Access road to the North, Proposed road to the South, Panjim Dona Paula Road to the East, portion of the same property to the West, of Ward Panajim Municipality Taluka Tiswadi, District North Goa, PIN 403002 Admeasuring 1063.62 Sq.mts. area being developed by **STALWART REALTY.**

2. Following Technical Professionals are appointed by Owner / Promoter: -

- (i) M/s /Shri Nishant Jha as L.S. / Architect
- (ii)M/s /Shri Nishant Jha as Structural Consultant
- (iii)M/s /Shri Nishant Jha as MEP Consultant
- (iv)M/s / Shri Nishant Jha as Site Supervisor

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor;and to the best my / our knowledge I / We hereby certify that one Building/wing of the building has been completed in all aspects and is fit for occupancy for which ithas been erected / re-erected / constructed and enlarged. The one Building/Wing of the Building is granted Occupancy Certificate / Completion certificate bearing number \_\_\_\_-\_\_\_\_dated \_\_\_\_-\_\_\_\_ by \_\_\_\_-\_\_\_\_ (Local Planning Authority)

Yours Faithfully

**MR. NISHANT KUMAR JHA**  
Regd. ENGINEER  
**Regd. No. ER/0061/2020**  
NISHANT JHA  
Architect/Engineer

(License No ER/0061/2020)