

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

FORM 1

(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:

To

RAMROOP ESTATES PRIVATE LIMITED.

74,01st Floor, Sri Ram Centre,74 Todarmal Road,

Todarmal Lane, Bengali Market Delhi Central

Delhi DL 110001

Subject : Certificate of Percentage of Completion of Construction Work of 3 No. of Building(s) / 1 Wing(s) of the 1st Phase of the Project 15 degrees, situated on the Plot bearing PTS, Chalta No./Survey no./ Plot no 307 – 18-H demarcated by its boundaries PDW road to the North, Reaming property S.Y No. 307/18 to the South, 8mts wide road & reaming property of S.Y no. 307/18 to the East, reaming property of SY.no. 307/18 to the West, of Ward, Municipality, Village panchayat Siolim-Marna, taluka Bardez, District North Goa, PIN 403517, admeasuring 1905 sq.mts. area, being developed by RAMROOP ESTATES PRIVATE LIMITED.

Ref: Goa RERA Registration Number _____

Sir,

I/ We Amita Kulkarni have undertaken assignment as Architect / Licensed Surveyor of certifying Percentage of Completion of Construction Work of the 3 Building(s) / 1 Wing(s) of the 1st Phase of the Project, situated on the plot bearing PTS, Chalta No./Survey no. / Plot no307-18H, of Ward, Municipality, village / panchayat Siolim-Marna, taluka Bardez, District North Goa, PIN 403517, admeasuring 1905 sq.mts. area being developed by [Promoter's Name]

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

(i) M/s /Shri / Smt Amita Kulkarni as Architect ;

(ii) M/s /Shri / Smt Rajee Consultants as Structural Consultant

(iii) M/s /Shri / Smt Siddhivinayak engineering as MEP Consultant

(iv) M/s /Shri / Smt Avinash Kamate 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 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 1 (to be prepared separately for each Building / Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0
2	0 number of Basement(s) and Plinth	0
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	3 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 / 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

Table A

Building / Wing Number 2 (to be prepared separately for each Building / Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0
2	0 number of Basement(s) and Plinth	0
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	3 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 / 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

Table A

Building / Wing Number 3 (to be prepared separately for each Building / Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0
2	0 number of Basement(s) and Plinth	0
3	0 number of Podiums	0
4	0 Stilt Floor	0
5	3 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 / 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

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 & Footpaths	YES	0	
2	Water Supply	YES	0	
3	Sewarage (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	-	
8	Treatment and disposal of sewage and sullage water	YES	0	
9	Solid Waste management & Disposal	YES	0	
10	Water conservation, Rain water harvesting	NO	-	
11	Energy management	NO	-	
12	Fire protection and fire safety requirements	YES	0	
13	Electrical meter room, sub-station, receiving station	YES	0	
14	Others (Option to Add more)	-	-	

Yours Faithfully



AMITA KULKARNI

(License NO.CA/2003/31801)