

Ref: - TD/2025/6376

Date: 25/04/2025

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

ARCHITECT'S CERTIFICATE

To,
SPECTRUM DEVELOPERS,
1st Floor, Laxmi Narayan Villa,
74 Prof. Almeida Road,
Bandra (W), Mumbai - 400050.

Subject : Certificate of Percentage of Completion of Construction Work of 8 No. of Villas of the Phase of the Project situated on the Plot bearing Survey no. 444/6 demarcated by its boundaries

By the Properties bearing Survey No. 444/3 & 444/4 to the North,

By the Properties bearing Survey No. 444/8 & 444/12 to the South,

By the road to the East and

By lane bearing Survey No. 444/2 to the West,

of village panchayat Anjuna taluka Bardez District North Sate of Goa, Goa-403509 admeasuring 2625 sq.mts. area being developed by M/s. SPECTRUM DEVELOPERS.

Ref: Goa RERA Registration Number PRG006221671

Sir,

I Mr. Tulio De Sousa RIBA Chartered Architect have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the complex situated on Plot bearing Survey no. 444/6, village Anjuna, taluka Bardez, District North state of Goa, PIN - 403 509 admeasuring 2625 sq.mts. area being developed by Spectrum Developers.

1. Following technical professionals are appointed by Promoter: -

- (i) Shri Tulio De Sousa as Architect;
- (ii) Shri Shirish Kamat as Structural Consultant
- (iii) Shri _____ as MEP Consultant
- (iv) Shri Alokk Couttinho as Site Supervisor



Based on Site Inspection, with respect to each of the units of the complex 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 unit of the Real Estate Project as registered 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
Phase of the Construction of Villas

Sr. No.	Tasks / Activity	Percentage of Work Done
1	Excavation	100%
2	<u>0</u> Number of Basements & Plinth	100%
3	<u>0</u> Number of Podiums	No
4	Stilt Floor	No
5	<u>16</u> Number of Slabs of Super Structure	100%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and windows of each Flats/Premises	100%
7	Sanitary Fittings within the Flat/Premises	75%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircase & Lifts, Overhead and Underground Water Tanks	95%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	90%
10	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 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.	75%



TABLE-B

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

Sr. No.	Common areas and Facilities	Proposed (Yes / No)	Percentage of Work Done	Details
1 .	Internal Roads	Yes	75%	
2 .	Water Supply	Yes	0%	
3 .	Sewerage (Chamber, lines, Septic Tank, STP).	Yes No	75% ----	
4 .	Storm Water Drains	Yes	75%	
5 .	Landscaping & Tree Planting	Yes	0%	
6 .	Street Lighting	Yes	-	
7 .	Community Buildings	No	-	
8 .	Treatment and disposal of sewage and sullage water.	Yes	-	
9 .	Solid Waste management & Disposal	No	-	
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.	No Yes	25% ----	
14 .	Others (Option to Add more).	--	--	

Yours Faithfully



TULIO DE SOUSA, RIBA

Chartered Architect

License/Reg. No: CA/89/12084

AR/0028/2011/TCP Dept. Goa