

B. K. Khandeparkar

Vastu Vikas  
Consultants

Architects, Valuers & Structural Engineers

Off.: 3 Gracias Building, Ponda-Goa 403401

Phone:(0832) 2312430

Res.: 90, Khadpabandh, Ponda-Goa 403 401

Phone:(0832) 2312279

20/02/2018

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: 20/02/2018

To,

M/s S K Construction,

Ponda, Goa

**Subject:** Certificate of percentage of completion of construction work of **one Building (s)/0 Wings (s)** of the First Phase of the project (Goa RERA Registration Number) Situated at Shantinagar, Ponda on the plot bearing Survey No 174/1, within the limits of Ponda Municipal Council, Taluka Ponda District North Goa PIN. 403401 admeasuring 1951 sq. mts. area being developed by **M/s S K Constructions (Promoter's Name)**

**Ref: Goa RERA Registration Number N.A.**

Sir,

I /We Mr. Bhaskar Khandeparkar have undertaken assignment as Architect / Licensed Surveyor of certifying percentage of Completion of Construction work of the **one Building** of the First Phase of the project (Goa RERA Registration Number) Situated at Shantinagar, Ponda on the plot bearing Survey No. 174/1, within the limits of Ponda Municipal Council, Taluka Ponda District North Goa .PIN 403401 admeasuring 1951 sq. mts. area being developed by **M/s S K Constructions (Promoter's Name)**

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

(i) Shri. Bhaskar Khandeparkar as L.S./Architect;

*Shri. Bhaskar Khandeparkar*

B. K. Khandeparkar

Vastu Vikas  
Consultants

Architects, Valuers & Structural Engineers

Off.: 3 Gracias Building, Ponda-Goa 403401  
Phone:(0832) 2312430

Res.: 90, Khadpabandh, Ponda-Goa 403 401  
Phone:(0832) 2312279

- (ii) Shri. Krishna A. Sahakari as Structural Consultant
- (iii) M/s/Shri/Smt N.A.as MEP consultant
- (iv) Shri. Deepak Bandal 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 N.A. 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/WingNameShetye Enclave (tobepreparedseparatelyforeachBuilding/WingoftheProject)

Sr. No	Task/Activity	Percentage Of work done
1	Excavation	100%
2	Number of basement(s) and plinth	80%
3	Number of Podiums	N.A.
4	Stilt Floor	75%
5	Number of Slabs Of Super Structure	90%
6	Internal Walls ,Internal Plaster, Floorings Within Flats /Premises, Doors and Windows to each of the Flat /Premises	30%
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	60%
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, electro, Mechanical Equipments ,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%

*3/12/2018*

B. K. Khandeparkar

Vastu Vikas  
Consultants

Architects, Valuers & Structural Engineers

Off.: 3 Gracias Building, Ponda-Goa 403401  
Phone:(0832) 2312430  
Res.: 90, Khadpabandh, Ponda-Goa 403 401  
Phone:(0832) 2312279

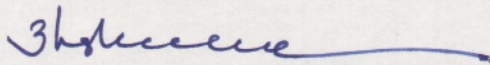
Table B

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	N.A.	
2	Water Supply	Yes	0%	Will be provided by PWD
3	Sewerage(chamber, Lines, Septic Tank, STP)	Yes	0%	Only Chamber will be provided by us, Rest by Govt.
4	Storm Water Drains	Yes	0%	Will be provided by S.K. Construction
5	Landscaping & Tree Planting	No	N.A.	N.A.
6	Street Lighting	Yes	0%	We are providing Campus lighting
7	Community Buildings	No	N.A.	N.A.
8	Treatment and Disposal of Sewage And Silage water	No	N.A.	N.A.
9	Solid Waste Management & Disposal	No	N.A.	N.A.
10	Water Conservation ,Rain water harvesting	No	N.A.	N.A.
11	Energy Management	No	N.A.	N.A.
12	Fire Protection And Fire safety Requirements	No	N.A.	N.A.
13	Electrical meter R room, Sub-station, Receiving station	Yes	0%	Will provide Electric Panel
14	Others (Option to Add more)	No	N.A.	N.A.

Your 's Faithfully

For Vastu Vikas Consultants



(Bhaskar K. Khandeparkar)

Regn No. CA/81/06394

BHASKAR K. KHANDEPARKAR  
ARCHITECT  
Reg. No. AR/0091/2010