

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

Date: 10th May 2022

To,
M/S. L & B Associates,
Jewel Heights,
Shop No.- 1 & 2, Opp. Mapusa Court Garden,
Altinho, Mapusa Bardez – Goa 403502

Subject: Certificate of Percentage of Completion of Construction Work of Residential Building of the Project situated on the Plot No. 01 bearing survey No. 22 / 2-C demarcated by its boundaries of Road to the North, Plot No. 26, S. No. 22/2B to the East, Road to the South, adjoining property to the West of village Revora, Bardez, taluka , District North Goa, PIN 403513 admeasuring 854.00 sq.mts. area being developed by M/S. L & B Associates.

Ref: Goa RERA Registration Number _____

Sir,

I **Mr. Sidharth Naik (M/s ULYSIS)** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of Residential Building of the Project situated on the Plot No. 01 bearing survey No. 22 / 2-C demarcated by its boundaries of Road to the North, Plot No 26, S. No. 22/2B to the East, Road to the South, adjoining property to the West of village Revora, Bardez, taluka , District North Goa, PIN 403513 admeasuring 854.00 sq.mts. area being developed by M/S. L & B Associates.

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

- (i) **Mr. Sidharth Naik (M/s ULYSIS)** as Architect
- (ii) **Mr. Ravindra Palyekar** as Structural Consultant

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 the Table B.

18/5/22



Table A

Residential Building (to be prepared separately for each Building)

Sr.No.	Tasks / Activity	Percentage of work done
1	Excavation	100%
2	One number of Plinth	100%
3	Zero number of Podiums	----
4	Stilt Floor	100%
5	Four number of slabs of super structure	100%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	50%
7	Sanitary Fittings within the Flat / Premises, Electrical Fittings within the Flat Premises	50%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	50%
9	The External Plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/ Wing	75%
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%


10/5/22

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 & Strom water drains	<u>Yes</u>	0%	
2	Sewerage (Chamber, septic tank,) & Treatment & disposal of sewage/Sullage water	<u>Yes</u>	0%	
3	Landscaping, Tree planting, Street lighting & way finding signage's	<u>No</u>	----	
4	Community Building	<u>No</u>	----	
5	Solid Waste management & Disposal	<u>No</u>	----	
6	Water conservation, Rain water harvesting	<u>No</u>	----	
7	Fire protection and fire safety requirements	<u>No</u>	----	
8	Security System & LED TV projection	<u>No</u>	----	
9	Gym Equipments and furnishing	<u>No</u>	----	
10	Swimming pool	<u>No</u>	----	
11	Compound wall & Entrance	<u>Yes</u>	50%	
12	Site Preparation and retaining walls.	<u>Yes</u>	50%	

Yours Faithfully


AR. SIDDHARTH D. NAIK
201 - A, MATHIAS PLAZA
PANAJI - GOA 403 001
REG. NO : AR/0027/2010
COA NO :CA/97 / 21749

FOR M/S ULYSIS (PROPRIETOR)