

Gautam V. Desai
M.Arch, M.Val, A.I.I.A., F.I.V., M.R.I.C.S.
ARCHITECT, CHARTERED SURVEYOR
GOVT. REGISTERED VALUER

4. SAPANA SUNSHINE, MADEL MARGAO - GOA, 403601 TEL. (0832) 2703344 / 702036028

ARCHITECT'S CERTIFICATE

Date: 23/02/2021

To,
M/S MANGLAM INFRA DEVELOPERS,
6th Floor, Apex Mall, Lal Kothi,
Tonk Road, Jaipur (Raj.) – 302015

Subject : Certificate of Percentage of Completion of Construction Work of Building / Wing / Tower 1, 2, 3 and 4 of the Phase I of the Project RIVER VALLEY PHASE I situated on the Plot bearing PTS no. 17, Chalta no. 4-C demarcated by its boundaries

ON THE NORTH : By Panjim Ponda Bypass Road
ON THE SOUTH : By Natural Reserve Orchard
ON THE EAST : By Others Plot
ON THE WEST : By V2 Mail

City Corporation Panaji, Taluka Tiswadi District North Goa PIN 403006 admeasuring 17540 sq. mts. area being developed by M/S MANGLAM INFRA DEVELOPERS

Sir,

I Mr. Gautam Desai, have undertaken assignment as Architect of Certifying Percentage of Completion of Construction Work of Building / Wing / Tower 1, 2, 3 and 4 of the Phase I of the Project **RIVER VALLEY PHASE I**, situated on the plot bearing PTS no. 17, Chalta no. 4-C, of City Corporation of Panaji, Taluka Tiswadi District North Goa PIN 403006 admeasuring 17540 sq. mts. area being developed by **M/S MANGLAM INFRA DEVELOPERS**

1. Following technical professionals are appointed by Owner / Promoter:-
 - (i) Shri. Gautam Desai as Architect.
 - (ii) Shri. Axulio Rodrigues as Structural Consultant
 - (iii) Shri. Ashok Joshi as MEP Consultant
 - (iv) Shri. Avinash Poonia as Site Supervisor

Based on Site Inspection, with respect to each 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 of the Real Estate Project Mangalam River valley 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.

GAUTAM V. DESAI

ARCHITECT

Regd. No. CA/2001/27339
4, SAPANA SUNSHINE,
MADEL MARGAO



TABLE A

RIVER VALLEY PHASE I, TOWER 1 (to be prepared separately for each Building / Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0
2	1 number of Basement(s) and Plinth	0
3	0 number of Podiums	0
4	Stilt Floor	0
5	6 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

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TABLE A

RIVER VALLEY PHASE I, TOWER 2 (to be prepared separately for each Building / Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0
2	1 number of Basement(s) and Plinth	0
3	0 number of Podiums	0
4	Stilt Floor	0
5	6 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

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TABLE A

RIVER VALLEY PHASE I, TOWER 3 (to be prepared separately for each Building / Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	0
2	1 number of Basement(s) and Plinth	0
3	0 number of Podiums	0
4	Stilt Floor	0
5	6 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

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TABLE A

RIVER VALLEY PHASE I, TOWER 4 (to be prepared separately for each Building / Wing of the Project)

Sr. No	Tasks /Activity	Percentage of wor done
1	Excavation	0
2	1 number of Basement(s) and Plinth	0
3	2 number of Podiums	0
4	Stilt Floor	0
5	7 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

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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.	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	Yes	0	—
9	Solid Waste management & Disposal	Yes	0	—
10	Water conservation, Rain water Harvesting	Yes	0	—
11	Energy management	Yes	0	—
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



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