

ASHISH. G. USGAONKAR

ADDRESS: - B-5, RAMAKANT APTS. OPP GOA COLLEGE OF PHARMACY,
18TH JUNE ROAD, ST. INEZ PANAJI GOA 403001

Ref:

Date:- 17/6/18

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.

FROM 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: 17/06/2018

To,
Madkaikar Builders & Developers
4th floor, Mathias Plaza, 18th June road,
Panaji Goa

Subject: Certificate of coast incurred for development of Chaitanya Nagar for development of plots 1 TO 57 , wings situated on the plot bearing Survey no. 15/5 and 16/0 (after amalgamation survey No. is 16/0) demarcated by its boundaries (latitude and longitude of the end points) BY THE PROPERTY OF

Towards the North:- By Property bearing survey no. 15/1
of Village Gandaulim.

Towards the South :- By property bearing survey no. 17/0
And Nullah of village Gandaulim.

Towards the East :- By Nullah.

Towards the West :- By property bearing survey no. 15/1
of Village Gandaulim.

Towards the North:- Partly by property bearing survey no. 17 and partly by
Property bearing survey no. 15/1 of village Gandaulim.

Towards the South :- Partly by village Corlim and Partly by Nullah.

Towards the East :- Partly by property bearing survey no. 15/5 and partly by
Nullah Village Gandaulim.

Towards the West :- By partly bearing survey no. 17/0 of Village Gandaulim.
(Latitude and longitude of the end points village panchayat Gandaulim

Taluka Tiswadi District North Goa PIN 403107 admeasuring 27975 sq. mts.
(11,100+ 16,875) Area being developed by Madkaikar Builder and Develope
proprietor Mr. Pandurang A. Madkaikar.

Ref: Goa RERA Registration Number.....

Ashish G. Usgaonkar

Architect B. Arch (Hons)

CA/92/15175 (Delhi)

AR/0085/2011 - T.C.P. Goa

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Ref:

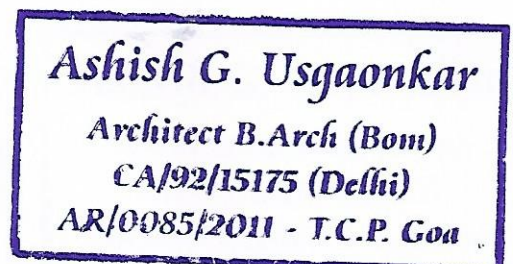
Sir,

I Ashish G Usgaonkar have undertaken assignment as Architect Licensed Surveyor of certifying percentage of Completion of Sub Division Construction of Work of the said Sub Division plot no 1 to 57 Project, situated on the plot bearing PTS, Chalta No./Survey No. 15/5 and 16/0. of Ward nil Municipality N/A Village/Panchayat Gandaulim Taluka Tiswadi District North Goa PIN 403107 admeasuring 11,100.sq.mts. and 16,875 sqmts area being developed by (Promoter's Name)

1. Following technical professionals are appointed by Owner/Promoter:-
 - (i) Shri Ashish G Usgaonkar as Architect;
 - (ii) Shri Mohandas Kholkar as Structural Consultant
 - (iii) Babu B. as MEP Consultant and K.A Haneef
 - (iv) M/s / Shri/Smt S.K Associat. as quantity surveyor.

Based on site inspection, with respect to each of the Building/wing of the aforesaid Real Estate Project, I certify=y that as on the date of this certificate, the percentage of work done for each of the building/ wing of the Real Estate Project

Ashish G. Usgaonkar



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Date:- 17/6/18

Ref:

Table A

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

| Sr. No. | Tasks/Activity | Percentage of Work done |
|---------|---|-------------------------|
| 1 | Excavation | NA |
| 2 |number of Basement(S) and Plinth | NA |
| 3 |number of Prodioms | NA |
| 4 | Stilt Floor | NA |
| 5 | number of Slabs of Super Structure | NA |
| 6 | Internal Walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises | NA |
| 7 | Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises | NA |
| 8 | Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks | NA |
| 9 | The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building /Wing. | NA |
| 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 ares appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to obtain Occupation/Completion Certificate. | NA |

Ashish G. Usgaonkar

Architect B.Arch (Bom)

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Usgaonkar

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TABLE -B

Date:- 17/6/19

Ref: 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 | 100% | Cost to be incurred |
| 2 | Water Supply | YES | Nil | 4,19,625 |
| 3 | Sewarage (Chamber, Lines, Septic Tank, STP) | NO | | |
| 4 | Storm Water Drains | YES | | |
| 5 | Landscaping & Tree Planting | NO | | |
| 6 | Street Lighting | YES | Nil | 6,29,437 |
| 7 | Community Buildings | NO | | |
| 8 | Treatment and disposal of sewage and sullage water | NO | | |
| 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 | | |
| 14 | Others (Option to Add More) | | | |

Yours faithfully,

Ashish G. Usgaonkar

Architect B.Arch (Bom)

CA/92/15175 (Delhi)

AR/0085/2011 - T.C.P. Goa

Signature & Name (IN BLOCK LETTERS) of Architect

Mr. Ashish G Usgaonkar