

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: 16/10/2024

To
GHD Infra Developers Pvt Ltd
625, 6th Floor, Gera's Imperium Star
Patto Plaza Panaji Goa 403001.

Subject : Certificate for the Registration of New Project consist of 4Nos. of Building(s) of the First Phase of the Project Name GHD Velvet Vista situated on the Plot bearing Chalta No./Survey no. 13/4A demarcated by its boundaries by part of Survey No13/4 to the North by the stone all of Comarin of Confraternity of Lady of Penha-De-Franca to the South by property bearing survey no 13/6 to the East by partly by a drain and property bearing survey no.13/3 to the West village panchayat Penha-De-Franca, taluka Bardez District North Goa PIN 403101 admeasuring 3980.00 sq.mts. area being developed by GHD Infra Developers Pvt Ltd.

Ref: Goa RERA Registration Number for New Project.

Sir,

I/ We Chandan Gupta have undertaken assignment as Architect / Licensed Surveyor of certifying Percentage of Completion of Construction Work of the **New Project Name GHD Velvet Vista** 4Nos of Building(s) of the First Phase of the Project, situated on the plot bearing PTS, Chalta No. / Survey no. / Plot no. 13/4A of village panchayat Penha-De-Franca, taluka Bardez Goa District North Goa PIN 403101 admeasuring 3980.00 sq.mts. area being developed by GHD Infra **Developers Pvt Ltd.**

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

- (i) M/s /Shri / Smt Chandan Gupta as Architect ;
- (ii) M/s /Shri / Smt Rajesh Mhambrey as Structural Consultant
- (iii) M/s /Shri / Smt Ashok Joshi as MEP Consultant
- (iv) M/s /Shri / Smt Nilesh Kamate 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 **New Project** 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 / Wing Number A (to be prepared separately for each Building / Wing of the Project)

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	New Project
2	number of Basement(s) and Plinth	New Project
3	number of Podiums	New Project
4	Stilt Floor	New Project
5	number of Slabs of Super Structure	New Project
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	New Project
7	Sanitary Fittings within the Flat / Premises, Electrical Fittings within the Flat / Premises	New Project
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	New Project
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	New Project
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	New Project

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

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	New Project
2	number of Basement(s) and Plinth	New Project
3	number of Podiums	New Project
4	Stilt Floor	New Project
5	number of Slabs of Super Structure	New Project
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	New Project
7	Sanitary Fittings within the Flat / Premises, Electrical Fittings within the Flat / Premises	New Project
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	New Project
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	New Project
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	New Project

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

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	New Project
2	number of Basement(s) and Plinth	New Project
3	number of Podiums	New Project
4	Stilt Floor	New Project
5	number of Slabs of Super Structure	New Project
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	New Project
7	Sanitary Fittings within the Flat / Premises, Electrical Fittings within the Flat / Premises	New Project
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	New Project
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	New Project
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	New Project

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

Sr. No	Tasks /Activity	Percentage of work done
1	Excavation	New Project
2	number of Basement(s) and Plinth	New Project
3	number of Podiums	New Project
4	Stilt Floor	New Project
5	number of Slabs of Super Structure	New Project
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	New Project
7	Sanitary Fittings within the Flat / Premises, Electrical Fittings within the Flat / Premises	New Project
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	New Project
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	New Project
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	New Project

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	No	0%	
9.	Solid Waste management & Disposal	No	0%	
10.	Water conservation, Rain water harvesting	No	0%	
11.	Energy management	No	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)		0%	

Yours Faithfully

Signature & Name (IN BLOCK LETTERS) of Architect

(License NO

CHANDAN GUPTA
CONSULTING ENGINEER
TOWN & COUNTRY PLANNING
Reg. No. ER/0008/2017

Agreed And Accepted by

For GHD INFRA DEVELOPERS PRIVATE LIMITED

Director
Mr. Bhaskar Thakran
Director
GHD Infra Developers Pvt. Ltd.