

ASHWINI SHETTY

ARCHITECT AND INTERIOR DESIGNER

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of On-going Project and for withdrawal of Money from Designated Account)

Date: 22-02-18

To
Ashray Real Estate Developers,
Office No-2, 2nd Floor,
Landscapeshire,
Near Caranzalem PO,
Caranzalem- Goa. 403 002

Subject: Certificate of Percentage of Completion of Construction of 1 building and 2 villas situated on the Plot bearing Survey no. 5/5 admeasuring 2,800 sq.mtrs of the Village Panchayat of Reis Magos, Bardez Taluka, Goa situated within the limits of the Village Panchayat Reis Magos bounded as under:-

On or towards the East : by property bearing Survey No. 5/7 and 15 of Village Reis Magos;
On or towards the West : by property bearing Survey No. 5/4 and 4-A of Village Reis Magos.
On or towards the North : by a Nalla and property bearing Survey No. 5/6 of Village Reis Magos;
On or towards the South : by property bearing Survey No. 5/14 of Village Reis Magos.
Being developed by Ashray Real Estate Developers

Ref: Goa RERA Registration Number

Sir,

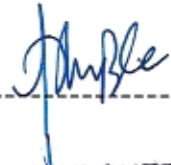
I have undertaken assignment as Architect / Licensed Surveyor of certifying Percentage of Completion of Construction Work for the Subject Real Estate Project proposed to be registered under Goa RERA being 1 Building and 2 Villas situated on the plot bearing bearing 5/5 admeasuring 2,800 sq.mtrs of the Village Panchayat of Reis Magos, Bardez Taluka, Goa situated within the limits of the Village Panchayat Reis Magos being developed by Ashray Real Estate Developers

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

- (i) Smt. Ashwini Ragha as Architect;
- (ii) Shri. Pares Gaitonde as Structural Consultant
- (iii) M/s Sampath Kumar and Associates as MEP Consultant
- (iv) Shri. Pares Gaitonde as Quantity Surveyor

Based on Site Inspection, with respect to each of the one Building & 2 Villas 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 Table B.

Signature of the Architect



ASHWINI SHETTY
OFFICE No. 2
LANDSCAPE SHIRE
SECOND FLOOR
CARANZALEM - 403002
REG. No: CA: 91/19971
TP: AR/100/2010

LANDSCAPE SHIRE , OFFICE NO.2 , SECOND FLOOR,CARANZALEM – GOA ,403002

PH: 2465212,9822127198

EMAIL: ashwiniragha@yahoo.com

Table A
Building

Sr. No.	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	Nil number of Basement(s) and Plinth	-
3	Nil number of Podiums	-
4	Stilt Floor	70%
5	5 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.	20%
7	Sanitary Fittings within the Flat / Premises, Electrical Fittings within the Flat / Premises.	Not done
8	Staircases, Lifts, Wells and Lobbies at each Floor Level connecting Staircases and Lifts, Overhead and Underground Water Tanks	40%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building.	10%
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, plinth protection, paving of areas appurtenant to Building, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	Not done

Villa 1

Sr. No.	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	Nil number of Basement(s) and Plinth	N.A
3	Nil number of Podiums	N.A

4	Stilt Floor	N.A
5	2 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.	20%
7	Sanitary Fittings within the Flat / Premises, Electrical Fittings within the Flat / Premises.	Not done
8	Staircases, Lifts, Wells and Lobbies at each Floor Level connecting Staircases and Lifts, Overhead and Underground Water Tanks	40%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing.	Not done
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 ls, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	Not done

Villa 2

Sr. No.	Tasks /Activity	Percentage of work done
1	Excavation	100%
2	Nil number of Basement(s) and Plinth	N.A
3	Nil number of Podiums	N.A
4	Stilt Floor	N.A
5	2 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.	20%

7	Sanitary Fittings within the Flat / Premises, Electrical Fittings within the Flat / Premises.	Not done
8	Staircases, Lifts, Wells and Lobbies at each Floor Level connecting Staircases and Lifts, Overhead and Underground Water Tanks	30%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing.	Not done
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 ls, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation/ Completion Certificate	Not done

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%	Pavers
2.	Water Supply	Yes	0%	Well on property and PWD line to be applied for after occupancy
3.	Sewerage (chamber, lines, Tank, STP)Septic	Yes	0%	STP
4.	Storm Water Drains	Yes	0%	Gutter System
5.	Landscaping & Tree Planting	Yes	0%	High density planting comprising native species

6.	Street Lighting	Yes	0%	Usage of energy efficient fixtures
7.	Community Buildings	Yes	0%	Gym
8.	Treatment and disposal of and sullage water and sullage water sewage	Yes	0%	STP
9	Solid Waste management & Disposal	Yes	0%	Panchayat Collection
10	Water conservation, Rain	No	-	-
11	Energy management	No	-	-
12	Fire protection and fire safety	No	-	-
13	Electrical meter room, sub-station servicing station	No	-	-
14	Others	-	-	-

Yours Faithfully

Signature & Name of Architect



Arch, Ashwini Shetty Ragha

(License No

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