

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 I

(See Rule 5(1) (a)(iii))

ARCHITECT'S CERTIFICATE

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

Date: 28th February, 2018

To
Rajdeep Builders,
202, 2nd Floor, Mathias Plaza,
Above Canara Bank, 18th June Road,
Panaji Goa.

Subject: Certificate of percentage of completion of construction work of **Rajdeep Bhaven, Socorro** comprising of row villas V-1 to V-9 and apartment block A in of the 1st Phase of the project Situated on the plot bearing Survey No.218/1 The said Plot is demarcated by its boundaries **Public Road** to the North, **Aforamento property of Mr. Joao Manuel D'Souza** surveyed under survey no. 218/10 of Socorro Village to the South, rustic property known as "Gorbata" of Mr. Antonio Jose Ernesto da Graca and **Santana Costa Frias**, surveyed under survey no. 217/7 of Socorro Village to the East, the property of **Mr. Isidorio Godinho** surveyed under survey no. 218/2 of Socorro Village to the West of part of Socorro Village, Village Panchayat of Socorro Taluka, Bardez, District North Goa, PIN 403521 admeasuring 2425 sq. mts. area being developed by **Rajdeep Builders**.

Ref: Goa RERA Registration Number _____

Sir,

I **Shri Sandesh K. Prabhu Chodankar** have undertaken assignment as Architect / of certifying percentage of Completion of Construction work of the **Rajdeep Bhaven, Socorro**, comprising of row villas V-1 to V-9 and apartment block A in of the 1st Phase of the projec, situated on the plot bearing Survey No.218/1, Socorro Village, Village Panchyat of Socorro, Taluka Bardez, District North Goa PIN 403521 admeasuring 2425 sq. mts. area being developed by **Rajdeep Builders**.

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

- (i) **Shri Sandesh K. Prabhu Chodankar** as L.S./Architect;
- (ii) **Shri Malikarjun Badami** as Structural Consultant
- (iii) **Shri Kavinath Naik** 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.....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.

7

Table A

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

Sr. No	Task/Activity	Percentage Of work done
1	Excavation	100%
2	Number of basement(s) and plinth	2
3	Number of Podiums	nil
4	Stilt Floor	100%
5	Number of Slabs Of Super Structure	90%
6	Internal Walls ,Internal Plaster, Floorings Within Flats /Premises, Doors and Windows to each of the Flat /Premises	80%
7	Sanitary Fittings Within the Flat/Premises, Electrical Fittings Within the Flat/Premises	20%
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 /wings,	nil
10	Installation of Lifts ,Water pumps ,Fire Fighting Fittings and Equipment as per CFO NOC , Electrical Fittings to Common areas, electro, Mechanical Equipments ,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	nil

CA

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 and Footpaths	yes	10%	5.0 m internal access is planned
2	Water Supply	yes	10%	Excavation work is completed. Separate water tanks for villas v1 to v9 (1000lts U.G. & 1000lts O.H. tank for each vill) and apartment block A (6000lts O.H. and 10000lts U.G) are planned
3	Sewerage(chamber, Lines, Septic Tank, STP)	yes	10%	Common STP planned for apartment block and villas
4	Storm Water Drains	yes	nil	Proper water drainage is planned for storm water on ground
5	Landscaping & Tree Planting	yes	nil	Along the road and in open space landscaping and tree plantation is planned
6	Street Lighting	yes	nil	Along the internal access
7	Community Buildings	no	n.a	n.a.
8	Treatment and Disposal of Sewage And Sullage water	no	n.a	Common STP planned for apartment block and villas
9	Solid Waste Management & Disposal	no	n.a.	n.a.
10	Water Conservation , Rain water harvesting	no	n.a.	n.a.
11	Energy Management	no	n.a.	n.a.
12	Fire Protection And Fire safety Requirements	no	n.a.	n.a.
13	Electrical meter R room, Sub-station, Receiving station	yes	nil	Electric meter room shall be accommodated in Block A. Individual meter boxes for villas. Separate electric transformer is planned for the phase.
14	Others (Option to Add more)			

Your Faithfully



Shri. Sandesh K. Prabhu Chodnekar

Architect

License No. SAE/0046/2010

Mr. SANDESH K. PRABHU CHODNEKAR
 CA. REG NO. CA/92/14858
 PWD/ARCH/69/92
 TCP REG.NO. AR/0046/2010