

MOHANDAS D. KHOLKAR

(B.E Civil)

Gauns bhat, Carambolim, Tiswadi Goa. 403110.

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: 21-MARCH 2018

To,
Madkaikar Realtor Private Limited
4th floor, Mathias Plaza, 18th June road,
Panaji Goa

Subject: Certificate of coast incurred for development of Chaitanya Nagar for Development of Sub Division situated on the plot bearing Survey no.15/2 demarcated by its boundaries

Towards the North:- By Property by public road

Towards the South :- By property Maltisachem Bhattaof Matues luiz de Sa

Towards the East :-By Maltigabatta of Luis de sa

Towards the West :- By property known as Gabrielachem Bhatta of Jose Marria Pires.

(latitude and longitude of the end points Village Panchayat Gandaulim Taluka Tiswadi District North Goa PIN 403107 admeasuring 4400 sq mts being developed by (Madkaikar Realtors Pvt. Ltd)

Ref: Goa RERA Registration Number.....

Sir,

I Mohandas D. Kholkar have undertaken assignment as Architect/Licensed Surveyor of certifying percentage of Completion of Construction Work of the development of sub-Division of the Project, situated on the plot bearing PTS, ChattaNo./Surveyno.15/2 ard.....Municipality.....Village/Panchayat Gandaulim Taluka Tiswadi District North Goa PIN 403107 admeasuring 4400.sq.mts. area being developed by (Madkaikar Realtors Pvt. Ltd)


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1. Following technical professionals are appointed by Owner/Promoter:-
- (i) Shri Mohandas Kholkar 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 quantify surveyor.

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.



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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
2number of Basement(S) and Plinth	NA
3number 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


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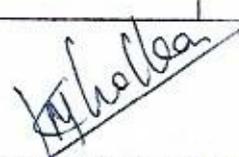
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TABLE -B
Internal & External Development Works in Respect of the entire Registered
Phase

Sr. No.	Common areas and Facilities, Amenities	Proposed (Yes/No)	Percentage of Work done	Details
1	Internal Roads & Footpaths	YES	100%	Coast to be incurred
2	Water Supply	YES	Nil	77,000
3	Sewerage (Chamber, Lines, Septic Tank, STP)	NO		
4	Storm Water Drains	YES		
5	Landscaping & Tree Planting	NO		
6	Street Lighting	YES	Nil	1,54,000
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


MOHANDAS D. KHOLKAR

B. E. (CIVIL)

TCP. Reg. No. ER/0094/2010

Signature & Name (IN BLOCK LETTERS) of Architect

MOHANDAS D. KHOLKAR

(Licence No ER/0094/2010)