

NAINA NAGPAL

(ARCHITECT)

FORM 1

ARCHITECT'S CERTIFICATE

To,
Ishom Estate Pvt. Ltd
H.No.97-B GF, Manak shaw Road,
Anupam Garden, Saidulajab, Delhi South
Delhi - 110068 IN

Date: 23/04/2024

Subject: Certificate of Percentage of Completion of Construction Work of La Caleta B, Villa Project (Goa RERA Registration Number : PRGO04231977) situated on the Plot bearing Survey No. 10/4Part (Plot- B),10/13&10/14, demarcated by its boundaries (latitude and longitude of the end points) of Village Marra, Taluka Bardez, Dist. North Goa, Goa PIN- 403507, admeasuring 4747 Sq. Mtr, area being developed by Ishom Estate Pvt. Ltd.

For 10/4(Plot B) - By property bearing survey no. 10/14 to the East, By property bearing survey no. 10/13, 13/4 and 13/15 to the West, By Part property bearing Plot A of survey no. 10/4 to the North, By property bearing survey no. 14/7-A, 14/7-B and 14/8 to the South, of Village Marra, Village Marra, admeasuring 2722 Sq. Mtr, area being developed by Ishom Estate Pvt. Ltd.

For 10/13 - By property bearing survey no. 10/4 to the East, By property bearing survey no. 13/4 to the West, By property bearing survey no. 10/1 to the North, By property bearing survey no. 10/4 to the South of Village Marra, Village Marra, admeasuring 1725 Sq. Mtr, area being developed by Ishom Estate Pvt. Ltd.

For 10/14 - By property bearing survey no. 10/4 to the East, By property bearing survey no. 10/4 to the West, By property bearing survey no. 10/4 to the North, By Road to the South of Village Marra, admeasuring 300 Sq. Mtr, area being developed by Ishom Estate Pvt. Ltd.

Sir,

I, Ms Naina Nagpal, have undertaken assignment as Architect/Licensed Surveyor of certifying Percentage of Completion of Construction Work of the La Caleta B, Villa Project (Goa RERA Registration Number: PRGO04231977) situated on the Plot bearing Survey No. 10/4Part (Plot B),10/13&10/14, demarcated by its boundaries (latitude and longitude of the end points) of Village Marra, Taluka Bardez, Dist. North Goa, Goa PIN- 403507, admeasuring 4747 Sq. Mtr, area being developed by Ishom Estate Pvt. Ltd.

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

- (i) Ms. Naina Nagpal as L.S. / Architect;
- (ii) Mr. Paresh Gaitonde as Structural Consultant;
- (iii) M/s/Shri/Smt. _____ NA _____ as MEP Consultant;
- (iv) Mr. _____ as Site Supervisor

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Based on Site Inspection, with respect to each of the villa of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done of the Real Estate Project 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

La Caleta B, Villa Project (to be prepared separately for total of the Project)

Sr. No.	Tasks / Activity	Percentage of Work Done
1	Excavation	100%
2	NA number of Basement(s) and 14 Plinth	100%
3number of Podium(s)	NA
4	0 Stilt Floor	NA
5 number of Slabs of Super Structure	70%
6	Internal Walls, Internal Plasters, Floorings within Flats/Premises, Doors and Windows to each of the Flats/Premises	5%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
8	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	0%
9	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0%
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	0%

TABLE – B

Address: 97-B, Manekshaw Road, Anupam Garden, Sainik Farms, Delhi- 110068
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Internal & External Development Works in Respect of the entire Registered Phase

S. No	Common areas & Facilities, Amenities	Proposed (Yes / No)	Percentage of Work done	Details
1.	Internal Roads & Footpaths	Yes	0%	Internal Roads
2.	Water Supply	Yes	0%	Underground water tank, PWD water supply
3.	Sewage (Chamber, lines, Septic Tank, STP)	Yes	0%	Septic Tank
4.	Storm Water Drains	Yes	0%	Chambers and Pipe Lines
5.	Landscaping & Tree Planting	Yes	0%	Tree Planting
6.	Street Lighting	Yes	0%	LED Lights
7.	Community Buildings	No	-	-
8.	Treatment & Disposal of sewage & Sullage water	Yes	0%	Septic Tank
9.	Solid waste management & Disposal	Yes	0%	Septic Tank
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	Yes	0%	Transformer and Panel Room
14.	Others (Option to Add more)	-	-	-

Yours Faithfully



MS. NAINA NAGPAL

(License No CA/2003/30966)

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