

ARCHITECTURE

RONAND PRAKASH

Ronand Prakash

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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

Date: 12.06.2023

To
Mr. Anthony Cedric Dias,
Proprietor,
Prime Builders,
2nd Floor, Prime Corner,
Vasco da Gama
Goa – 403802

Subject : Certificate of Percentage of Completion of Development work of the Project
“Prime Enclave”, situated on the property bearing Survey No. 188/ 1-B of
Sancoale Village, demarcated by its boundaries on the North; by remaining
part of the property under survey number 188/1 occupied by Housing Board,
on the South and East by remaining part of the property under survey number
188/ occupied by/ in the possession of electricity department and on the West;
by public road, Village Panchayat of Sancoale, Mormugao Taluka, South Goa
District PIN 403726 admeasuring 17,669.00 sq.mts. area being developed by
Mr. Anthony Cedric Dias, Proprietor of Prime Builders, 2nd Floor, Prime
Corner, Vasco da Gama, Goa



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Ref: **Goa RERA Registration Number(Fresh Application)**

Sir,

I Mr. Ronand Prakash have undertaken assignment as Architect, CA/2001/28028, of certifying Percentage of Completion of Development Works of the Plotted Development Single Phase Project "Prime Enclave", situated on the property bearing Survey No. 188/1-B of Sancoale Village, demarcated by its boundaries on the North; by remaining part of the property under survey number 188/1 occupied by Housing Board, on the South and East by remaining part of the property under survey number 188/ occupied by/ in the possession of electricity department and on the West; by public road, Village Panchayat of Sancoale, Mormugao Taluka, South Goa District PIN 403726 admeasuring 17,669.00 sq.mts. area being developed by Mr. Anthony Cedric Dias, Proprietor of Prime Builders, 2nd Floor, Prime Corner, Vasco da Gama, Goa

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

- (i) Mr. Ronand Prakash as Architect ;
- (ii) Shri A. Olavo Carvalho as Structural Consultant

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 Real Estate Project as registered vide number (Fresh Application) under GoaRERA 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

Sr. No.	Tasks / Activity	Percentage of work done
1	Excavation	N.A.
2	0 No. Plinth	N.A.
3	Stilt Floor	N.A.
4	0 number of Slabs of Super Structure	N.A.
5	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	N.A.
6	Sanitary Fittings within the Flat / Premises, Electrical Fittings within the Flat / Premises	N.A.
7	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	N.A.
8	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building / Wing,	N.A.
9	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	N.A.



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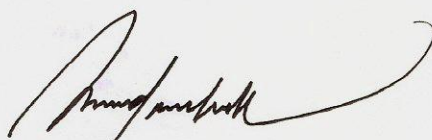
TABLE-B

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	0%	-
2	Water Supply	YES	0%	-
3	Sewerage (chamber, lines, Septic Tank , STP)	NO	-	-
4	Storm Water Drains	YES	0%	-
5	Landscaping & Tree Planting	NO	-	-
6	Street Lighting	NO	-	-
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	Erection of Electrical Transformer and Distribution Lines	YES	0%	-
14	Re-Alignment of existing drain in the property	YES	100%	-
15	Re-Alignment of existing electrical lines in the property	YES	100%	-

Percentage Completion corresponding to whole project is 33.33%

Yours faithfully,



(Signature of the Architect)



Ar Ronand Prakash
GA / 2001 / 28028

(Name of the Architect & Registration Number)