

*Ashley*

*Mascarenhas*

B.Arch. F.I.I.A

▲ ARCHITECTS ▲ INTERIORS & DESIGN

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**FORM1**

**(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: 12.12.2023

To

**Athena Luxury Ventures LLP,  
S-108,  
1<sup>st</sup> Floor, Gera Imperium Star,  
Patto- Panaji-Goa  
403001.**

**Subject: Certificate of percentage of completion of construction work of Residential  
Building Project (Goa RERA ..... )  
Situating on the plot bearing Survey No.190/11 demarcated by its boundaries  
(Latitude and longitude of the end points)**

**On the North:- By Property bearing Survey No.190/ 2,**

**On the South:- By Property bearing Survey No.190/ 20,**

**On the East:-By Properties bearing Survey Nos.190/ 12, 13, 14, 15, 16,**

**On the West:-By Property bearing Survey No.190/10.**

**of Arpora Village, Bardez, Taluka, North-Goa.403516, admeasuring 775.00  
sq. mts. area being developed by Athena Luxury Ventures LLP.**

**Ref: Goa RERA Registration Number \_\_\_\_\_**

Sir,

I, Architect Ashley Mascarenhas, have undertaken assignment as Architect of certifying  
percentage of Completion of Construction work of the Residential Building project  
(Goa RERA .....)

Situating on the plot bearing Survey No. 190/11, of Arpora Village, Bardez, Taluka, North-Goa.

PIN 403516, admeasuring 775.00 sq. mts. area being developed by Athena Luxury Ventures LLP.

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

- (i) Shri. Ashley Mascarenhas as Architect
- (ii) Shri. Shirish Kamat as Structural Consultant
- (iii) Shri.....as MEP consultant
- (iv) Shri. Kishan Anil Arondekar as Site Supervisor

Based on Site Inspection, with respect to each of the building 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 Residential building 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

**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	0
2	Number of basement(s) and plinth	0
3	Number of Podiums	0
4	Stilt Floor	0
5	Number of Slabs Of Super Structure	0
6	Internal Walls ,Internal Plaster, Floorings Within Flats /Premises, Doors and Windows to each of the Flat /Premises	0
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 /wings,	0
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	0

**ARCH. ASHLEY MASCARENHAS**

**B'ARCH, F.I.I.A**

**Architect Design Consultant**

**T & CP Reg. No AP/0134/2010**



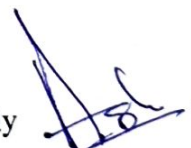
**Table B**

**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'	NO	0	NA
2	Water Supply	YES	0	NA
3	Sewerage(chamber, Lines, Septic Tank, STP)	YES	0	NA
4	Storm Water Drains	NO	0	NA
5	Landscaping & Tree Planting	NO	0	NA
6	Street Lighting	NO	0	NA
7	Community Buildings	NO	0	NA
8	Treatment and Disposal of Sewage And Sullage water	NO	0	NA
9	Solid Waste Management & Disposal	NO	0	NA
10	Water Conservation , Rain water harvesting	YES	0	NA
11	Energy Management	NO	0	NA
12	Fire Protection And Fire safety Requirements	NO	0	NA
13	Electrical meter R room, Sub-station, Receiving station	YES	0	NA
14	Others (Option to Add more)	NO	0	NA

**ASHLEY MASCARENHAS.**  
Architect

Your Faithfully



Signature & Name (In Block Letters ) Of

**ARCH. ASHLEY MASCARENHAS**

License No. **B'ARCH, F.I.I.A**

Architect Design Consultant

T & C No. 62/1134/2010