

[KARNATAKA REAL ESTATE REGULATORY AUTHORITY
(Real Estate (Regulation & Development) Rules, 2017)]
FORM - 5
ARCHITECT'S CERTIFICATE

Date: 24/09/2020
Place: Bangalore

RERA No. : PRM/KA/RERA/1251/446/PR/180519/001745
Project Name : In that Quiet Earth Phase 1
Promoter Name: Total Environment Constructions Private Limited

To
Total Environment Constructions Private Limited

Subject: Certificate of Percentage of Completion of Construction Work of **In that Quiet Earth Phase 1** for construction of Towers 1,2,3,4 of the Project **PRM/KA/RERA/1251/446/PR/180519/001745** situated on the Plot bearing Property Katha No.28 Sy No. 54/1, 54/2, 54/3, 54/4, 54/5, 54/6, 54/7, 54/8, 54/9, 54/10, 54/11, 55, 56(P), and Khata No. 46, Sy No. 68, 69/1, 69/2, 74/3, 76, 86/2, 75/1, 75/2, 75/3, 75/10, 70(P), 72, Khata No. 110, Sy No. 57, 58, 59/1, 59/2, 59/3, 60/1, 60/2, 60/3, 61/4, 64/2, 64/3(P), 64/4, 64/7, 64/8, 64/9, 64/10, 65(P), 59/4(P), 56(P), 59/5, 61/1, 64/5(P), 61/2, 61/3, 61/7, 70(P), 64/6, 64/3 and 139 and Khata No. 111, Sy No. 63/1, 63/2, 63/3, 63/5, 63/6, Bileshivale Village, Bidarahalli Hobli, Bengaluru East Taluk, Ward No. 54, Mahadevapura Zone, Bengaluru demarcated by its boundaries (latitude and longitude of the end points) 13°3'29.04"N-77°40'41.09"E to the North 13°3'8.77"N-77°40'40.45"E to the South 13°3'20.10"N-77°40'45.75"E to the East 13°3'15.52"N-77°40'30.88"E to the West of Bileshivale Village Bidarahalli Hobli, Ward-54, Bangalore East Taluka, Bangalore District PIN- 560049 admeasuring **24551.469**sq.mts., area being developed by **Total Environment Constructions Private Limited**

Sir / Madam,

This Certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 read with the Karnataka Real Estate (Regulation and Development) Rules, 2017.



For the above project previous plan was sanctioned by the Competent authority 0063-SA-0301 vide L.P.No. (BBMP/Addl.Dir/JD North/LP/0105/17-18) consisting of Towers 1,2,3,4 and over all 560 units.

Later on modified plan in respect of the above project has been sanctioned by the planning authority namely Bruhat Bengaluru Mahanagara Palike vide L.P. No. BBMP/Addl.Dir/JDCENTRAL/0010/19-20 _21st September 2020 consisting of Towers 1,2,3,4 and over all 736 units.

I have verified both the sanctioned drawing. I am clearly aware that modified plan has been sanctioned and the work is as per the sanctioned drawing given by the Competent Authority with Sanctioned Drawing No 1,10,11,12,13,14,15,16,17 of 17 drawings.

I/ We_ **Shibanee and Kamal Architects** have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of the Construction Work of the Building(s)/Towers 1,2,3,4 of the Project "In that Quiet Earth Phase 1" [PRM/KA/RERA/1251/446/PR/180519/001745], situated on the plot Property Katha No28 Sy No. 54/1, 54/2, 54/3, 54/4, 54/5, 54/6, 54/7, 54/8, 54/9, 54/10, 54/11, 55, 56(P), and Khata No. 46, Sy No. 68, 69/1, 69/2, 74/3, 76, 86/2, 75/1, 75/2, 75/3, 75/10, 70(P), 72, Khata No. 110, Sy No. 57, 58, 59/1, 59/2, 59/3, 60/1, 60/2, 60/3, 61/4, 64/2, 64/3(P), 64/4, 64/7, 64/8, 64/9,64/10, 65(P), 59/4(P), 56(P), 59/5, 61/1, 64/5(P), 61/2, 61/3, 61/7, 70(P), 64/6, 64/3 and 139 and Khata No. 111, Sy No. 63/1, 63/2, 63/3, 63/5, 63/6, Bileshivale Village, Bidarahalli Hobli, Bengaluru East Taluk, Ward No. 54, Mahadevapura Zone, Bengaluru demarcated by its boundaries (latitude and longitude of the end points) 13°3'29.04"N-77°40'41.09"E to the North 13°3'8.77"N-77°40'40.45"E to the South 13°3'20.10"N-77°40'45.75"E to the East 13°3'15.52"N-77°40'30.88"E to the West of Bileshivale Village Bidaralli Hobli, Ward-54, Bangalore East Taluka, Bangalore District PIN- 560049 admeasuring 24551.469sq.mts., area being developed by **Total Environment Constructions Private Limited** 1. Following technical professionals are appointed by Owner / Promoter:-

- (i) M/s/ **Shibanee and Kamal Architects** as L.S. / Architect;
- (ii) M/s **Shibanee and Kamal Architects** as Structural Consultant
- (iii) M/s **Shibanee and Kamal Architects** as MEP Consultant
- (iv) M/s **Total Environment Constructions Private Limited** as Site Supervisor

Based on the Site Inspection dated 30/06/2020, 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 **PRM/KA/RERA/1251/446/PR/180519/001745** under KRERA 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 Tower 1

Sl. No	Task/ Activity	Percentage of Work done (Approx.)
1	Excavation	90%
2	2 Number of Basement(s) and plinth	50%
3	Stilt Floor	50%
4	36 Number of Slabs of Super Structure	14%
5	Internal Walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/ Premises	
6	Sanitary Fittings within Flat/ Premises, Electrical Fittings within the Flat/ Premises.	
7	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	4.5%
8	The external plumbing and external plaster, elevation completion of terraces with waterproofing of the Building/ Wings	
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, Compound Wall and all other requirements as may be required to obtain Completion Certificate.	

Building /Wing Number Tower 2

Sl. No	Task/ Activity	Percentage of Work done (Approx.)
1	Excavation	90%
2	2 Number of Basement(s) and plinth	50%
3	Stilt Floor	50%
4	36 Number of Slabs of Super Structure	2.8%
5	Internal Walls, Internal Plaster, Floorings within Flats/Premises,	



	Doors and Windows to each of the Flat/ Premises	
6	Sanitary Fittings within Flat/ Premises, Electrical Fittings within the Flat/ Premises.	
7	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	2%
8	The external plumbing and external plaster, elevation completion of terraces with waterproofing of the Building/ Wings	
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, Compound Wall and all other requirements as may be required to obtain Completion Certificate.	

Building /Wing Number Tower 3

Sl. No	Task/ Activity	Percentage of Work done (Approx.)
1	Excavation	90%
2	2 Number of Basement(s) and plinth	25%
3	Stilt Floor	
4	36 Number of Slabs of Super Structure	
5	Internal Walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/ Premises	
6	Sanitary Fittings within Flat/ Premises, Electrical Fittings within the Flat/ Premises.	
7	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	0.6%
8	The external plumbing and external plaster, elevation completion of terraces with waterproofing of the Building/ Wings	
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, Compound Wall and all other requirements as may be required to obtain Completion Certificate.	



Building /Wing Number **Tower 4**

Sl. No	Task/ Activity	Percentage of Work done (Approx.)
1	Excavation	90%
2	2 Number of Basement(s) and plinth	
3	Stilt Floor	
4	36 Number of Slabs of Super Structure	
5	Internal Walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/ Premises	
6	Sanitary Fittings within Flat/ Premises, Electrical Fittings within the Flat/ Premises.	
7	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	
8	The external plumbing and external plaster, elevation completion of terraces with waterproofing of the Building/ Wings	
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, Compound Wall and all other requirements as may be required to obtain Completion Certificate.	

Table-B

Internal and External Development Works in respect of the entire Registered Phase/Project.

Sl.No	Common areas and Facilities/ Amenities	Proposed (Yes/No)	Percentage of work done	Details
1	Internal Roads & Footpaths	Yes	40%	
2	Water Supply	Yes		
3	Sewerage (Chamber, lines, Septic Tank STP)	Yes		
4	Storm Water Drains	Yes		
5	Landscaping & Tree Planting	Yes		
6	Street Lighting	Yes		
7	Community Buildings	No		
8	Treatment and Disposal of	Yes		



	sewage and sullage water			
9	Solid Waste management & Disposal	Yes		
10	Water conservation, Rain water harvesting	Yes		
11	Energy Management	Yes		
12	Fire protection and fire safety requirements	Yes		
13	Electrical meter room, sub – station, receiving station	Yes		
14	Others (Add more option)	No		

Table C

Any other facility/ amenity which has been proposed in Agreement of Sale

Sl. No	Facilities/ Amenities	Percentage of work done	Details
1	Gym	0%	
2	Library	0%	
3	Multipurpose hall	0%	

Yours Faithfully,



Varun Biltoria (Shibanee & Kamal Architects)

License No.: BCC/BL-3.6/A-2926/2018-19

Address: Total Environment Building Systems Private Limited

Contact No.:7259041118 id: kamal'soffice@total-environment.com

Website link: <http://www.totalenvironment.in>

Date : 24/09/2020

Place : Bangalore

***Note:** The same Engineer is responsible for the completion of Project. In case of Change in the Engineer, approval needs to be taken from the Authority.

