



Venkataramanan
Associates

ARCHITECTURE
INTERIOR DESIGN
URBANISM

VA/ADM/058/2023

MARCH 17, 2023

FORM - 5
ARCHITECT'S CERTIFICATE

RERA No. : PRM/KA/RERA/1251/308/PR/020822/005119
Project Name : PRIDE VATIKA PHASE II
Promoter Name : EXPERT INVESTMENTS

To,

The Expert Investments

901, 9TH Floor, Pride Hulkul,
Lalbagh Road, Bangalore urban,
Bangalore, Karnataka - 560027

Dear Sir,

Subject: Certificate of Completion of PRIDE VATIKA PHASE II Registered project Development Work of RERA No. PRM/KA/RERA/1251/308/PR/020822/005119 situated on the Plot bearing Sy. Nos. 173, 176/2, 177, 178/1 and 178/2 demarcated by its boundaries (latitude and longitude of the end points) **Latitude - 12°47'16.2" N, Longitude - 77°36'18.2"E towards North and 12°47'01.6" N, Longitude - 77°36'29.7"E towards South, 12°47'11" N, Longitude - 77°36'34.1" E towards East and 12°47'02.02" N, Longitude - 77°36'20.7"E towards West** to of Bukkasagara Village, Jigani Hobli, Anekal Taluk, Bengaluru urban Karnataka PIN-560083 admeasuring 84,781sq.mts., area being developed by EXPERT INVESTMENTS.

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.

I have verified the sanctioned drawing. The work is as per the sanctioned drawing given by the Competent Authority with Sanctioned drawing No. APA/LAO/50/2006-07

I VENKATRAMAN ASSOCIATES have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of the Development work of PRIDE VATIKA PHASE II situated on the plot bearing Sy. Nos. 173, 176/2, 177, 178/1 and 178/2, Bukkasagara Village, Jigani Hobli, Anekal Taluk, Bengaluru urban Karnataka PIN-560083 admeasuring 84,781sq.mts., area being developed by EXPERT INVESTMENTS.

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

- (i) **M/s. VENKATARAMANAN ASSOCIATES** as an Architect;
- (ii) M/s. HMN TECHCONSULTANTS PVT. LTD. as a MEP Consultant
- (iii) Shri. Srinivasalu as a Site Supervisor

Based on the Site Inspection dated **March 16, 2023**, with respect to the Layout of the aforesaid Real Estate Project, I Certify that as of the date of this Certificate, the Percentage of Work done for the building of the Real Estate Project as registered vide number PRM/KA/RERA/1251/308/PR/020822/005119 under 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

SL. NO	TASK/ ACTIVITY	PERCENTAGE OF WORK DONE (APPROX.)
1	Excavation	NA
2	00 Number of Basement(s) and plinth	NA
3	Stilt Floor	NA
4	05 Number of Slabs of Super Structure	NA
5	Internal Walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/ Premises	NA
6	Sanitary Fittings within Flat/ Premises, Electrical Fittings within the Flat/ Premises.	NA
7	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks.	NA
8	The external plumbing and external plaster, elevation completion of terraces with waterproofing of the Building/ Wings	NA
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.	NA

Table-B

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

SL. NO	COMMON AREAS AND FACILITIES/ AMENITIES	PROPOSED (YES/NO)	PERCENTAGE OF WORK DONE	DETAILS
1	Internal Roads & Footpaths	YES	100%	--
2	Water Supply	YES	100%	--
3	Sewerage (Chamber, lines, Septic Tank STP)	YES	100%	--
4	Storm Water Drains	YES	100%	--
5	Landscaping & Tree Planting	YES	100%	--
6	Street Lighting	YES	100%	--
7	Community Buildings	NO	NA	--
8	Treatment and Disposal of sewage and sullage water	YES	100%	--
9	Solid Waste management & Disposal	YES	100%	--
10	Water conservation, Rain water harvesting	YES	100%	--
11	Energy Management	NO	NA	--
12	Fire protection and fire safety requirements	NO	NA	--
13	Electrical meter room, sub – station, receiving station	NO	NA	--
14	Others (Add more option)	--	--	--



Table C

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

SL. NO	FACILITIES/ AMENITIES	PERCENTAGE OF WORK DONE	DETAILS
1	12M & 9M Asphalted/ concrete roads	100%	--
2	OHT	100%	--
3	Grid power/overhead electrical cabling	100%	--
4	Underground drainage with treatment plant	100%	--
5	Electrical casing, drinking water pipelines & sanitary connection for individual plots	100%	--
6	Storm water drain	100%	--
7	Name boards with site numbers on all plots.	100%	--
8	Developed parks	100%	--
9	Avenue Trees	100%	--

for **VENKATARAMANAN ASSOCIATES**

MALATHI S.

senior associate - architect

COA NO. : CA/95/18683

