

MANOJ G
ARCHITECT
REG: Architect (Reg No: CA/2009/44535)
SREE SAILOM, MYLOM (PO), KOTTARAKARA
KOLLAM

FORM No. 2

[See Regulation 4(3)]

ARCHITECT'S CERTIFICATE

No. ARMG/ART/LSP/007

Date 04-10-2024

To,
Artech Realtors Pvt Ltd
Artech House
Thycaud, Thiruvananthapuram.

Sir,

Subject : Certificate of percentage of completion of Project 'ARTECH LIFESPACES' ,
bearing Authority Registration Number K-RERA /PR/004/2020 situated in
Thiruvananthapuram Corporation being developed by Artech Realtors
Private Limited.

I Manoj G, Sree Sailom, Mylom(PO) Kottarakara, kollam, have
undertaken assignment as Architect for certifying percentage of Completion of
construction work of the above mentioned project on land comprising of Survey/ Re-
survey 398/2 and 398/2-3 of Block No. 18 in Attipra Village , Thiruvananthapuram
Taluk, Thiruvananthapuram District admeasuring 16393.1 sq. meters area, being
developed by Artech Realtors Private Limited as per the approved plan.

This is to certify that I/we have undertaken assignment of certifying Completion of
construction work of the Real Estate Project mentioned above:

1. The following technical professionals (name and address) are appointed by
owners/ promoter for the project:-

- i. Mr Abhilash P S as Engineer;
- ii. M/s Associated structural consultants as Structural Consultant;
- iii. M/s SEED Engineering Service as MEP Consultant;
- iv. Mr Firoz as Quantity Surveyor

2. Based on site Inspection by the undersigned on 30.09.2024 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/ Block of the Real Estate Project as registered vide number K-RERA /PRJ/004/2020 with the Authority 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 the Table B

Table A

(To be prepared separately for each Building/ Block of the Project)

Building/Block Number: LEGACY

Sl. No.	Task/ Activity	Percentage of work done
1	Excavation	100 %
2	<u>1</u> number of basement(s) and plinth	100%
3	<u>1</u> number of podiums	100 %
4	Stilt Floor	Nil
5	20 number of slabs of super structure	100 %
6	Internal walls, internal plaster, flooring within apartment/ flats/ premises, doors and windows in each of the flats/premises	100 %
7	Sanitary fittings within the apartment/ flat/ premises, electrical fittings within the apartment/flat/premises	100 %
8	Staircases, lift wells and Lobbies at each floor level connecting Staircases and lifts, overhead and Underground water tanks	100 %
9	The external plumbing and external plaster, elevation, completion of terraces with water proofing of the building/Block	100 %
10	Installation of lifts, water pumps, fire fighting fittings and Equipment as per Fire & Rescue Services 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/block/tower, compound wall and all other requirements as may be required to obtain Occupation/Completion Certificate	100 %

Building/Block Number: INSPIRE

<i>Sl. No.</i>	<i>Task/ Activity</i>	<i>Percentage of work done</i>
1	Excavation	100%
2	2 number of basement(s) and plinth	85%
3	3 number of podiums	85%
4	Stilt Floor	NILL
5	20 number of slabs of super structure	100%
6	Internal walls, internal plaster, flooring within apartment/ flats/ premises, doors and windows in each of the flats/premises	100 %
7	Sanitary fittings within the apartment/ flat/ premises, electrical fittings within the apartment/flat/premises	75%
8	Staircases, lift wells and Lobbies at each floor level connecting Staircases and lifts, overhead and Underground water tanks	80%
9	The external plumbing and external plaster, elevation, completion of terraces with water proofing of the building/Block	80%
10	Installation of lifts, water pumps, fire fighting fittings and Equipment as per Fire & Rescue Services 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/block/tower, compound wall and all other requirements as may be required to obtain Occupation/Completion Certificate	70%

Building/Block Number: FREEDOM

<i>Sl. No.</i>	<i>Task/ Activity</i>	<i>Percentage of work done</i>
1	Excavation	100%
2	2 number of basement(s) and plinth	85%
3	1 number of podiums	85%
4	Stilt Floor	NIL
5	<u>20</u> number of slabs of super structure	100%
6	Internal walls, internal plaster, flooring within apartment/ flats/	50%

	premises, doors and windows in each of the flats/premises	
7	Sanitary fittings within the apartment/ flat/ premises, electrical fittings within the apartment/flat/premises	10%
8	Staircases, lift wells and Lobbies at each floor level connecting Staircases and lifts, overhead and Underground water tanks	40%
9	The external plumbing and external plaster, elevation, completion of terraces with water proofing of the building/Block	20%
10	Installation of lifts, water pumps, fire fighting fittings and Equipment as per Fire & Rescue Services 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/block/tower, compound wall and all other requirements as may be required to obtain Occupation/Completion Certificate	10%

Building/Block Number:ELITE

Sl. No.	Task/ Activity	Percentage of work done
1	Excavation	100%
2	<u>1</u> number of basement(s) and plinth	100%
3	<u>2</u> number of podiums	100%
4	Stilt Floor	NIL
5	18 number of slabs of super structure	100%
6	Internal walls, internal plaster, flooring within apartment/ flats/ premises, doors and windows in each of the flats/premises	100%
7	Sanitary fittings within the apartment/ flat/ premises, electrical fittings within the apartment/flat/premises	80%
8	Staircases, lift wells and Lobbies at each floor level connecting Staircases and lifts, overhead and Underground water tanks	85%
9	The external plumbing and external plaster, elevation, completion of terraces with water proofing of the building/Block	90%
10	Installation of lifts, water pumps, fire fighting fittings and Equipment as per Fire & Rescue Services CFO NOC, electrical fittings to common areas, electro-mechanical equipment,	60%

	compliance to conditions of environment/CRZ NOC, finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to building/block/tower, compound wall and all other requirements as may be required to obtain Occupation/Completion Certificate	
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Table B

Internal & External Development Works in Respect of the Entire Registered Phase

Sl. No.	Common Areas and Facilities, Amenities	Proposed (yes/No)	Details	Percentage of work done
1	Internal roads & foot paths	YES		405%
2	Water Supply	YES		40%
3	Sewerage (chamber, lines, septic tank, STP)	YES		65 %
4	Storm water drains	YES		20 %
5	Landscaping & tree planting	YES		25 %
6	Street lightening	YES		25 %
7	Community buildings	YES		95 %
8	Treatment and disposal of sewage and sullage water	YES		50%
9	Solid waste management & disposal	YES		25%
10	Water conservation, Rain water harvesting Percolating well/pit	YES		50%
11	Energy management	YES		25%
12	Fire protection and fire safety requirements	YES		50%
13	Electrical meter room, sub-station, receiving station	YES		35%
14	Others (Option to add more)			

MANOJ G.
CA/10/24

Yours faithfully,

MANOJ G. (B.Arch)
Registered Architect
Reg.No.CA/2009/44535

MANOJ G
(Reg No.CA/2009/44535)
SREE SAILOM,
MYLOM(PO),KOTTARAKARA,