

## ENGINEER'S CERTIFICATE

FORM-R

**Subject:** Certificate of Percentage of Completion of Construction Work of NANDI BELLA VISTA No. of Building(s) of the Project [UPRERA application number PRJ21251 situated on the Khasra No/ Plot no 100/2 Demarcated by its boundaries (latitude and longitude of the end points) 28.390460 to the North 79.431138 to the South 28.389668 to the East 79.430630 to the West of village UDAYPUR KHAS Tehsil BAREILLY Competent/ Development authority BAREILLY District BAREILLY PIN 243112 admeasuring 2905.86 sq.mts. area being developed by NANDI BUILDWELL PVT LTD

I/We SAEED ANSARI have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the NANDI BELLA VISTA Building(s) Project, situated on the Khasra No/ Plot no 100/2 of village UDAYPUR KHAS Tehsil BAREILLY competent/ development authority BAREILLY District BAREILLY PIN 243112 admeasuring 2905.86 sq.mts. area being developed by NANDI BUILDWELL PVT LTD

**This is to certify that I have undertaken assignment of certifying estimated cost and expenses incurred on actual on site construction for the Real Estate Project mentioned above.**

1. Following technical professionals were consulted by me for verification /for certification of the cost:

- (i) M/s/Shri/Smt SUMIT AGARWAL as Architect
- (ii) M/s/Shri/Smt ARCON as Structural Consultant
- (iii) M/s/Shri/Smt ARCON as MEP Consultant
- (iv) M/s/Shri/Smt ARCON as Site Supervisor

2. The project is still ongoing. We have estimated the cost of the completion of the civil, MEP and allied works, of the Building(s) of the project. Our estimated cost calculations are based on the drawings/plans made available to us for the project under reference by the Promoter, Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Quantity Surveyor appointed by the Promoter, and the fair assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

3. We estimate the Total Cost for completion of the project under reference as Rs. 13,27,10,000/- (Total of S.No. 1 in Tables A and B) including cost of development of common facilities. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for obtaining occupation certificate/completion certificate for the building(s) from the concerned Competent Authority under whose jurisdiction the previously mentioned project is being implemented.

4. The estimated actual cost incurred till date 31.10.2019 is calculated at Rs.20,65,000.00 (Total of S. No. 2 in Tables A and B). The amount of Estimated Cost Incurred is calculated based on amount of Total Estimated Cost.

5. The Balance cost of Completion of the Civil, MEP and Allied works of the Building(s) of the subject project to obtain Occupation Certificate/Completion Certificate from the Competent Authority is estimated at Rs. 130,645,000.00 (Total of S.No. 4 in Tables A and B).

6. I certify that the Cost of Civil, MEP and allied work for the aforesaid Project as completed on the 31.10.2019. date is as given in Tables A and B below :

**Table A**

Building/Wing/Tower bearing Number

(To be prepared separately for each Building /Wing of the Real Estate Project/Phases. In case of more than one building, label as Table-A1, A2, A3 etc.)

S.No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	Rs 11,77,10,000/-
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	NIL
3	Value of Work done in Percentage (as Percentage of the estimated cost ) (Row 2 / Row 1) *100)	0%
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 11,77,10,000/-
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	NIL
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ( ( Row 2 + Row 5) / ( Row 1 + Row 5) *100 )	ZERO %

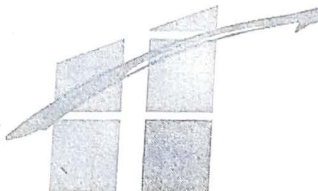
(Enclose separate sheets for the cost calculations for each unit/building or tower)

**ARCON**

F-59, Second Floor, Butler Plaza, Bareilly - 243 001. Telefax : +91-581-2559008  
email : arconarchitects@gmail.com, sumit.architects@yahoo.com

Et. Saeed Ansari  
Structure Engineer

ARCHITECTURE INTERIOR DESIGN VALUERS



**TABLE B**  
Internal & External Development works and common amenities  
(To be prepared for the entire registered phase of the Real Estate Project)

S.No.	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including common amenities and facilities in the layout as on date of Permission from Competent Authority (based on the original Estimated Cost).	Rs 1,50,00,000/-
2	Cost incurred as on (based on the actual cost incurred as per records)	Rs 20,65,000/-
3	Work done in Percentage (as Percentage of the estimated cost ) ( Row 2 / Row 1 ) *100 )	13.76%
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	Rs 1,50,00,000/-
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	NIL
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ( (Row 2 + Row 5) / (Row 1 + Row 5) *100 )	13.76%

(Enclose separate sheet for the cost calculations)

Signature of Engineer

Name MOHD. SAEED ANSARI

PAN No. CEWPA4668L

Er. Mohd. Saeed Ansari  
Structure Engineer

Annexure A

List of Extra / Additional Items executed with Cost  
(which were not part of the original Estimate of Total Cost)

**Arcon**

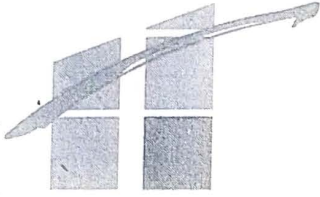
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ARCHITECTURE INTERIOR DESIGN VALUERS

NANDI BELLA VISTA				
SUMMARY OF ESTIMATE				
S.No.	PARTICULARS	AMOUNT (Rs.)	QUANTITY	AMOUNT (Rs.)
1	TYPE-1 UNITS (Covd. Area=360 SqM)	8,230,611.40	4	32,922,445.61
2	TYPE-2 UNITS (Covd. Area=334 SqM)	7,707,966.76	11	84,787,634.36
	<b>TOTAL ESTIMATED COST OF BUILDINGS</b>			117,710,079.97
	<b>say (A)</b>			<b>117,710,000.00</b>
3	EXTERNAL DEVELOPMENT			15,038,000.00
	<b>say (B)</b>			<b>15,000,000.00</b>
	<b>TOTAL</b>			<b>132,710,000.00</b>

Date: 05.11.2019  
Place: Banerjee

*Sale*  
Er. Mohd. Saeed Ansari  
Structure Engineer  
for  
ARCON



ESTIMATE: NANDI BELLA VISTA					
TYPE-1 (COVD. AREA=360.00 SqM)					
S.No.	PARTICULARS	QUANTITY	Unit	RATES	AMOUNT (Rs.)
1	Total covd. area on all floors	360.00	SqM	12000.00	4,320,000.00
	<b>Extra Works</b>				
1	Vitrified Tiles On Floor (800mm X 800 mm) or (600mm X 600mm))	238.119	SqM	1500.00	357,178.50
2	ceramic tiles				
a	floor tiles	21.00	SqM	900.00	18,900.00
b	wall tiles	86.40	SqM	800.00	69,120.00
3	wooden flooring	39.60	SqM	2000.00	79,200.00
4	granite flooring in staircase	59.40	SqM	1200.00	71,280.00
5	false ceiling with lighting	272.07	SqM	1500.00	408,112.43
6	wardrobes	30.24	SqM	4000.00	120,960.00
7	modular kitchen	1	l.s.	400000.00	400,000.00
8	decorative elevation features	130.60	SqM	3000.00	391,798.50
9	lift for 6 passengers	1	l.s.	1650000.00	1,650,000.00
10	ferrace garden	55.00	SqM	500.00	27,500.00
	<b>Sub Total</b>				<b>7,914,049.43</b>
	Contingencies				316,561.98
	<b>Grand Total</b>				<b>8,230,611.40</b>

Date: 05.11.2015

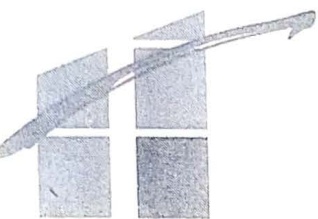
Place: Bareilly

Er. Mohd. Sabir Ansari  
Structure Engineer  
for  
ARCON

**Arcon**

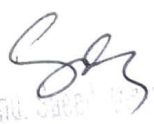
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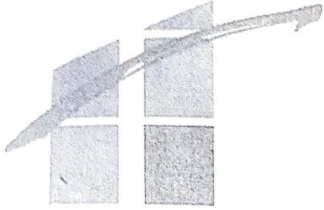
ESTIMATE: NANDI BELLA VISTA					
TYPE-2 (COVD. AREA=334.00 SqM)					
S.No.	PARTICULARS	QUANTITY	Unit	RATES (Rs./Unit)	AMOUNT (Rs.)
1	Total covd. area on all floors	334.00	SqM	12000.00	4,008,000.00
	<b>Extra Works</b>				
1	Vitrified Tiles On Floor (800mm X 800 mm) or (600mm X 600mm))	215	SqM	1500.00	322,500.00
2	ceramic tiles				
a	floor tiles	18.75	SqM	900.00	16,875.00
b	wall tiles	79.50	SqM	800.00	63,600.00
3	wooden flooring	36.00	SqM	2000.00	72,000.00
4	granite flooring in staircase lobby	54.60	SqM	1200.00	65,520.00
5	false ceiling with lighting	245.44	SqM	1600.00	392,700.00
6	wardrobes	27.84	SqM	4000.00	111,360.00
7	modular kitchen	1	l.s.	350000.00	350,000.00
8	decorative elevation features	112.15	SqM	3000.00	336,451.50
9	lift for 6 passengers	1	l.s.	1650000.00	1,650,000.00
10	terrace garden	45.00	SqM	500.00	22,500.00
	<b>Sub Total</b>				<b>7,411,506.50</b>
	Contingencies				296,460.26
	<b>Grand Total</b>				<b>7,707,966.76</b>

Date: 05.11.2018  
Place: Baner

  
for  
ARCON

**Arcon**

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NANDI BELLA VISTA		
Estimate of External Development		
S.No.	PARTICULARS	AMOUNT (Rs.)
1	<b>External Services</b> incl. following Road/ Path/ Culverts Water Supply Electric Supply Sewage Disposal Area Drainage Security Fencing/ Wall & Gate	10,500,000.00
2	Arboriculture	1,500,000.00
3	Rain Water Harvesting	2,600,000.00
	<b>Sub Total</b>	<b>14,600,000.00</b>
	Contingencies	438,000.00
	<b>Grand Total</b>	<b>15,038,000.00</b>

Date: 05.11.2018  
Place: Bareilly

Er. Mohd. Saeed Ansari  
Structure Engineer  
For  
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