

<b>ENGINEER'S CERTIFICATE</b> (To be submitted at the time of Registration of Project, withdrawal of Money from Separate Account and Submission of Quarterly Progress Report)	
<b>Subject</b>	<b>Certificate of Percentage of work done for the project, "KADAMBA KUNJH" [Registration No. - Applied for Registration] situated on Plot No.GH-5 &amp; 6 area admeasuring 24,142.86 Sq. Mtr. situated at Koyal Enclave, Ghaziabad, Uttar Pradesh demarcated by its boundaries (latitude and longitude of the end-points) 28.707818,77.331266 to the North East, 28.706070,77.331450 to the South East, 28.706053,77.330166 to the South West, 28.707805, 77.330123 to the North West, Loni, Tehsil &amp; District - Ghaziabad, PIN - 201005, Development Authority - Ghaziabad Development Authority, Ghaziabad, being developed by M/s. Kadamba Estates Private Limited having registered office situated at 9, New Rajdhani Enclave, New Delhi - 110092 [Promoter ID - UPRERAPRM457100].</b>
	<b>We "MODARCH INDIA" have undertaken assignment as Architect for certifying Percentage of work done for the project, "KADAMBA KUNJH" [Registration No. - Applied for Registration] situated on Plot No.GH-5 &amp; 6 area admeasuring 24,142.86 Sq. Mtr. situated at Koyal Enclave, Ghaziabad, Uttar Pradesh. Development Authority - Ghaziabad Development Authority, Ghaziabad, being developed by M/s. Kadamba Estates Private Limited having registered office at 9, New Rajdhani Enclave, New Delhi - 110092 [Promoter ID - UPRERAPRM457100].</b>
<b>1.</b>	Following technical professionals were consulted by me for verification/for certification of the cost:
(i)	<b>Mr. Shiv Kumar as Licensed Architect for M/s Design Build And Associates</b>
(ii)	<b>Mr. Anand Havelia as MEP Consultant for M/s Cespl Consultants Pvt. Ltd.</b>
(iii)	<b>Mr. Jai Kumar as Site Supervisor</b>
<b>2.</b>	<b>The project is New. 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 is given in following Table A AND Table B.</b>

**NOT APPLICABLE**

**Table B**

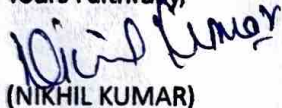
**Cost Incurred on Internal and external development works (Common Facilities) in respect of the entire Registered Project.**

1	2	3	4	5	6	7	8
Sr. No.	Task /Activity	Total Estimated Cost	Amount Incurred Till now	% Work Done as per latest REG-1	Expenditure Computed as per Reg-1(Column 3*Column 5)	Admissible Expenditure (Lower of Column 4 and Column 6)	Value of Work Done in Percentage as per admissible Expenditure (Column No.7/Column No.3)
1	Internal Roads & Footpaths	1,50,05,730.00	0	0%	0	0	0%
2	Water Supply/ Drinking Water facilities	5,80,400.00	0	0%	0	0	0%
3	Sewerage (chamber, lines, Septic Tank, STP)	10,25,138.00	0	0%	0	0	0%
4	Storm Water Drains	12,43,513.00	0	0%	0	0	0%
5	Landscaping & Tree Planting	2,50,000.00	0	0%	0	0	0%
6	Street Lighting	59,32,175.00	0	0%	0	0	0%
7	Community Buildings	NA	NA	NA	NA	NA	NA
8	Treatment and disposal of sewage and sullage water/STP	NA	NA	NA	NA	NA	NA
9	Solid Waste management & Disposal	NA	NA	NA	NA	NA	NA
10	Water conservation, Rain water harvesting	NA	NA	NA	NA	NA	NA
11	Energy management/Use of Renewable Energy	NA	NA	NA	NA	NA	NA
12	Fire protection and fire safety requirements	NA	NA	NA	NA	NA	NA
13	Electrical sub-station, Control Panel & Meter Room	NA	NA	NA	NA	NA	NA
14	Receiving Station	NA	NA	NA	NA	NA	NA
15	Plan Of development Works	5,38,000.00	0	0%	0	0	0%
16	Emergency Evacuation Services	NA	NA	NA	NA	NA	NA
17	Common facilities in Basement	NA	NA	NA	NA	NA	NA
18	Others, if any (Please Specify)	5,00,000.00	0	0%	0	0	0%

*Kirish Kumar*

1	We estimate the Total Cost for completion of the project under reference as <b>Rs. 2,50,74,956/-</b> (Total of Column No.3 in Tables A1, A2, A3, A4 and Table 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 mentioned project is being developed.
2	The admissible expenditure till <b>31.03.2026</b> is <b>Rs. NIL</b> (Total of Column 7 in Tables A1, A2, A3, A4 and table B). The amount of Estimated Cost Incurred is calculated based on amount of Total Estimated Cost.
3	Based on Site Inspection and estimated Cost calculation, with respect to each of the Plots/Buildings/Wing/Block/Tower and allied works of the aforesaid Real Estate Project, I/We certify as follows:
3.1	As on date of this certificate, the percentage of admissible Cost incurred for each of the Buildings/Wings/Blocks/Towers of the Real Estate Project is as per table -A1, A2, A3,A4
3.2	As on date of this certificate, the percentage of admissible Cost incurred for each of the activities which are common to overall Project is detailed in the table -B

Yours Faithfully,



(NIKHIL KUMAR)

Mobile No. 99101 02409-