

ENGINEER'S CERTIFICATE

FORM-R

Subject:

(For The Purpose of Registration of Project and for withdrawal of Money from Designated Account)
Certificate of Percentage of Completion of Construction Work of two No. of Tower(s) of the 2nd Phase of the Project
"Windsor Greens" having REA Registration No. _____ situated on the Khasra No 163Part, 164Part,
165Part and 167Part Demarcated by its boundaries (latitude and longitude of the end points) 26°53'49.0"N 81°04'20.3"E to
the North 26°53'47.6"N 81°04'21.6"E to the South 26°53'48.9"N 81°04'22.4"E to the East 26°53'48.7"N 81°04'19.6"E to the
West of village UTTARDHAUNA Tehsil- Lucknow, Lucknow Development authority District-Lucknow PIN- 226028 admeasuring
7464.14 sq.mts. area being developed by M/S Omega Developer and Builders

I Pradyumna Mishra have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the 2
Tower (s) of 2nd Phase of the Project "Windsor Greens", situated on the Khasra No 163Part, 164Part, 165Part and 167Part of
village UTTARDHAUNA Tehsil-Lucknow, Lucknow development authority District-Lucknow, PIN 226028 admeasuring 7464.14
sq.mts. area being developed by M/S Omega Developer and Builders

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 Space Designers International as Architect
- (ii) M/s Optimum Designs Pvt Ltd as Structural Consultant
- (iii) M/s Consummate Engineering Services Pvt Ltd as MEP Consultant
- (iv) M/s Vinay Kumar Khare 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. 3992.24 Lakhs (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 22.07.2019 is calculated at Rs. Nil (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.3992.24 Lakhs (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 22.07.2019 date is as given in Tables A and B below :

Table A1

Tower bearing Number **A3**

(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 (in Lakhs)
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	Rs 1852.92
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)	Nil
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 1852.92
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)	Nil

Table A2
Tower bearing Number A4

S.No.	Particulars	Amounts (in Lakhs)
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	Rs 1852.92
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)	Nil
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 1852.92
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)	Nil

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 (in Lakhs)
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 286.4
2	Cost incurred as on (based on the actual cost incurred as per records)	Nil
3	Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	Nil
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 286.4
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)	Nil

Signature of Engineer
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