

# ATS STRUCTURAL CONSULTANTS

Form-REG-2

(To be submitted at the time of Registration of Project, Withdrawal of Money from Separate Account and Submission of Quarterly Progress Report)

No. 1012

Date: 26th February-2026

Information as on:- 26<sup>th</sup> february 2026

**Subject: Certificate of Percentage of Completion of Construction Work of \_\_\_1\_\_\_ No. of Building(s)/\_\_\_Block(s) of the \_\_\_ Phase of the Project [UPRERA Registration Number] situated on the Khasra No/ Plot no No.601 and 595,596 demarcated by its boundaries Lat 25.25835' Long 82.91227' , Lat 25.25772' Long 82.91220' , Lat 25.25763' Long 82.91265' , Lat 25.25837 Long 82.91283' to the North, to the South, to the East to the West of Village - Bhadwar Pargana Dehat Amanat , Tehsil - Sadar District Varanasi Development Authority District Varanasi PIN.221113 admeasuring 3915 sq.mts. area being developed by HKDGANPATI INFRASHAPERS LLP [Promoter]**

I Akhilesh Kumar Singh have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the \_\_\_1\_\_\_ Building(s)/\_\_\_1\_\_\_ Block/ Tower (s) of \_\_\_only\_\_\_ Phase of the Project, situated on the Khasra No/ Plot no 601 And 595,596 of village Bhadwar Pargana Dehat Amanat tehsil Sadar District Varanasi competent/ development authority Varanasi Development Authority District Varanasi PIN \_221113 admeasuring 3915 .mts. area being developed by HKDGANPATI INFRASHAPERS LLP (Pramoter).

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

- (i) Shri Kunal Kalra as Licensed Surveyor / Architect
- (ii) Shri Akhilesh Kumar Singh as Structural Consultant
- (iii) M/s/Shri/Smt Cube consultant as MEP Consultant
- (iv) M/s/Shri/Smt Abhay sharma 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 Plotted Development/ Building(s)/Wing(s)/Block(s)/Tower(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:

(in Rs Lac)

Table - A

Building/Wing/ Block /Tower Number or Name							
1	2	3	4	5	6	7	8

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S.No	Task / Activity	Total Estimated Cost	Amount incurred till now	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x 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	Excavation	42.00	-	-	-	-	
2	Total Number of Basement and Plinth	117.00	-	-	-	-	
3	Total Number of Podiums	-	-	-	-	-	-
4	Stilt Floor	57.00	-	-	-	-	
5	Total Number of Slabs of Super Structure	1884.00	-	-	-	-	-
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	52.50	-	-	-	-	-
7	Sanitary Fittings within the Flat/Premises,	51.50	-	-	-	-	-
8	Electrical Fitting within the Flat/Premises	17.20	-	-	-	-	-
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	87.50	-	-	-	-	-
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/Block/ Tower,	97.00	-	-	-	-	-

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	Overhead and Underground Water Tanks						
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFP NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.	127.00	-	-	-	-	-
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.	77.50	-	-	-	-	-
	<b>TOTAL</b>	<b>2,610.20</b>	-	-	-	-	

**(Prepare separate table for each Building/Wing/ Block /Tower. In case of multiple Building/Wing/ Block /Tower, the tables must be numbered as A1, A2.....)**

**Table - B**

Cost incurred on Internal and external development works (common facilities) in respect of the entire registered project

							<b>(in Rs Lac)</b>
1	2	3	4	5	6	7	8

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S.No	Internal/External Development Work (Common Facilities)	Total Estimated Cost	Amount incurred till now	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x 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	100.00	-	-	-	-	-
2	Water Supply/Drinking Water Facilities	50.00	-	-	-	-	-
3	Sewerage (chamber, lines, Septic Tank, STP)	55.00	-	-	-	-	-
4	Storm Water Drain	25.00	-	-	-	-	-
5	Landscaping & Tree Planting	30.00	-	-	-	-	-
6	Street Lighting	65.00	-	-	-	-	-
7	Community Buildings	30.00	-	-	-	-	-
8	Treatment & Disposal of Sewage and Sullage water /STP	70.00	-	-	-	-	-
9	Solid Waste Management & Disposal	35.00	-	-	-	-	-
10	Water Conservation, Rainwater Harvesting	20.00	-	-	-	-	-
11	Energy Management/Use of Renewable Energy	65.00	-	-	-	-	-
12	Fire Protection and Fire Safety Requirements	40.00	-	-	-	-	-
13	Electrical Sub Station, Control Panel & Meter Room	65.00	-	-	-	-	-
14	Receiving Station	25.00	-	-	-	-	-
15	Plan of Development Works	10.00	-	-	-	-	-
16	Emergency Evacuation Services	25.00	-	-	-	-	-
17	Common Facilities in Basement	20.00	-	-	-	-	-
18	Others, if any (please specify)	26.80	-	-	-	-	-
	<b>TOTAL</b>						

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756.80

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3. We estimate the Total Cost for completion of the project under reference as Rs. 3367 (Total of column no. 3 in Tables A 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 occupancy certificate/completion certificate for the Project from the concerned Competent/ Development Authority under whose jurisdiction the mentioned project is being developed.

4. The admissible expenditure till is Rs. 0.00 (Total of column no. 7 in Tables A and Table B).

5. Based on Site Inspection and estimated cost calculation, with respect to each of the Plots/Building/Wing/ Block /Tower and allied works of the aforesaid Real Estate Project, I/ We certify as follows -

5.1) As on the 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-A.

5.2) As on the date of this certificate, the Percentage of Admissible Cost Incurred with respect to each of the activities which are common to overall project is detailed in the Table-B.



**Signature of Engineer**

**Name Akhilesh Kumar Singh**

**Address.: D-27 Indira Nagar Lucknow -16**

**Date.:26th day of february, 2026**