

ER. DEEPAK SINGH

B. Tech

Siktaur Chauraha, Khorabar, Gorakhpur

FORM-R

ENGINEER'S CERTIFICATE

(For the Purpose of Registration of Project and for withdrawal of Money from Designated Account)

No:- 2019/06

Subject: Certificate of Percentage of Completion of Construction Work of **The Grand Aashirwad Commercial Building** No. of Building(s)/ **1** Block(s) of the **1**

Phase of the project [UPRERA Registration Number] situated on the Khasra No/Plot no **932MI, 933MI** Demarcated by its boundaries (latitude and longitude of the end points)**26° 45' 46.72" N, 83° 21'35.08" E** to the North **26° 45' 44.75" N, 83° 21'33.54" E** to the South **26° 45' 45.44" N, 83° 21'35.37" E** to the East **26° 45' 45.86" N, 83° 21'34.19" E** to the West of village **Durga Bari(Humayunpur)** Tehsil **Sadar** Competent/Development Authority **GDA, District Gorakhpur PIN 273001** admeasuring **3733** sq.mts. area being developed by **Basera Infraction Private Limited.**

I/We **Deepak Singh** have undertaken assignment as Project Engineer of Certifying Percentage of Completion Work of the **Lower Ground Floor Building(s)/ 1 Block/Tower(s) of NIL** Phase of the Project, situated on the Khasra No/Plot no **932MI, 933MI** of Village **Durga Bari(Humayunpur)** tehsil **Sadar** competent/development authority **GDA District Gorakhpur PIN 273001** admeasuring **3733** sq.mts. area being developed by **Basera Infraction Private Limited.**

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 are appointed by owner/Promoter :-

- (i) **M/s/Shir/Smt Santosh Tripathi** as Architect;
- (ii) **M/s/Shir/Smt Deepak Singh** as Structural Consultant
- (iii) **M/s/Shir/Smt Subash** as MEP Consultant
- (iv) **M/s/Shir/Smt Nitesh** as Site Supervisor

2 The project is still ongoing. We have estimated the cost of the completion of the civil MEP and allied work, of the Building(s) of the project. Our estimated cost calculations are based on the drawings/plan 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. 8.50 Cr (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 08/08/2019 is calculated at Rs. 1.52 Cr (Total of S. no.2 in Table 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 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. 6.98 Cr (Total of S. No. 4 in Tables A and B below)
6. I certify that the cost of civil , MEP and allied work for the aforesaid Project as completed on the 08/08/2019 date is as given in Tables A and B below :

TABLE A

Building/Wing/Tower bearing Number 1 or called _____
(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 8.50 Cr
2.	Cost incurred as on date (Based on actual cost incurred as per the records)	Rs 1.52 Cr
3	Value of work done in percentage (as percentage of the estimated cost) (Row 2 / Row 1) * 100)	17.88%
4	Balance cost to be incurred (Based on Estimated cost) (1-2)	Rs 6.98
5	Cost incurred on Additional / Extra items not included in the estimated cost (Annexure A)	0
6	Work done in percentage (as percentage of estimated cost plus additional /extra items ((Row 2 + Row 5) / (Row 1 + Row 5) * 100)	17.88%
(Enclose separate sheets for the cost calculations for each unit/building or tower)		

TABLE B

Internal & External Development work 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 0.00
2.	Cost incurred as on date (Based on actual cost incurred as per the records)	Rs 0.00
3	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 0.00
5	Cost incurred on Additional / Extra items not included in the estimated cost (Annexure A)	Rs 0.00
6	Work done in percentage (as percentage of estimated cost plus additional /extra items ((Row 2 + Row 5) / (Row 1 + Row 5) * 100)	0%
(Enclose separate sheets for the cost calculations for each unit/building or tower)		

Signature of Engineer *Deepak Singh*
 Name *Deepak Singh*
 Address *Citrus Condo*
 Aadhar No. *64576187*
 PAN no *DDHPS3945*
 No.-E08/Padrauna 2018
 KUSHINAGAR

Annexure A
 List of Extra / Additional Items executed with Cost
 (Which were not part of the original estimate of Total Cost)

PRELIMINARY COST ESTIMATE

PROPOSED THE GRAND AASHIRWAD COMMERCIAL BUILDING AT
HUMAYUPUR, (ARAZI No. 932 MI, 933 MI) GORAKHPUR, UTTAR PRADESH

**COMMERCIAL BUILDING
SUMMARY OF COST**

S. NO	DESCRIPTION	NO. OF BLOCK	COST PER BLOCK	TOTAL AMOUNT
A	BUILDING			
1	COMMERCIAL BUILDING	1	84974267.56	84974267.56
	TOTAL		[A]	84974267.56
	TOTAL [A+B]		[X]	84974267.56
	TOTAL COST OF PROJECT			84974267.56
			SAY	8.50 Crore

PROPOSED THE GRAND AASHIRWAD COMMERCIAL BUILDING AT HUMAYUPUR,
(CARAZI No. 932 MI, 933 MI) GORAKHPUR, UTTAR PRADESH

[GROUP HOUSING BUILDING]

BASED ON PLINTH AREA RATE U.P.P.W.D.FOR THE YEAR -2018

S.NO.	DESCRIPTION OF ITEM	QTY.	UNIT	RATE	AMOUNT
a COST OF CONSTRUCTION :					
	BASEMENT FLOOR	870.50			
	GROUND FLOOR	870.50		17500.0	15233750.00
	FIRST FLOOR	870.50		14140.0	12308870.00
	SECOND FLOOR	870.50		14140.0	12308870.00
	THIRD FLOOR	870.50		14140.0	12308870.00
	TERRACE (Mumty & Machine Room)	250.80		14140.0	3546312.00
		58.41		14140.0	825917.40
	TOTAL	3791.21	SQM.	TOTAL 'A'	56532589.40
1	ADD FOR EXTRA HL. OF FLOOR ABOVE NORMAL HL. OF 2.90 MI (3.30-2.90/0.30) = 1.33 Say 2 Rate = 530*2	3791.21	SQM.	1060.00	4018682.60
2	ADD FOR ANTITERMITE TREATMENT	870.50	SQM.	250.0	217625.00
3	ADD EXTRA DEPTH OF FOUNDATION (2000-1200/300) = 2.66 Say 3 Rate 530 x 3 = 1590	870.50	SQM.	1590.00	1384095.00
4	ADD FOR EARTH QUAKE RESISTANT STRUCTURE PROVISIONS	3791.21	SQM.	1040.00	3942858.40
5	ADD COST FOR LARGER MODULE AREA @30% OF TOTAL	2464.29	SQM.	890.0	2193214.99
6	ADD COST FOR RAFT FOUNDATION	870.50	SQM.	1700.0	1479850.00
7	ADD FOR INTERNAL WATER SUPPLY & SEWAGE SYSTEM @ 4% ON (Excluding Basement)	4 % of Rs.		41298839.40	1651953.58
				Total 'a'	71420868.96
(b) Electrical works :					
1	ADD FOR INTERNAL ELECTRIFICATION WORK @ 12.5% ON TOTAL 'A'	12.5 % of Rs.		56532589.40	7066573.68
2	ADD COST FOR POWER WIRING	4 % of Rs.		56532589.40	2261303.58
3	ADD COST FOR LIGHTENING CONDUCTORS	0.5 % of Rs.		56532589.40	282662.95
6	ADD COST FOR FIRE FIGHTING				
	Fire Alarms	3791.21	SQM	520.00	1971429.20
	Wet Riser System	3791.21	SQM	520.00	1971429.20
				Total 'b'	13553398.60
				X	84974267.56
G.Total a+b (COST OF BUILDING)					