

Er. Lalit Mohan Srivastava, PMP®

M Tech - Construction Management, C Eng (I), PE (I), MIE, M-IOV, ICAI - ROV

Chartered Engineer, Registered Professional Engineer - Civil, Approved Valuer,
Project Management Professional

ENGINEER'S CERTIFICATE

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. 01

Date: 16-08-2025

Information as on 31-07-2025

Subject: Certificate of Amount Incurred for Construction and Development of the Project Sahib Greens (Reg No. A/F) situated on Part of Khasra no. 588/1 demarcated by its boundaries : 25.298274, 83.096837 (latitude and longitude of the end-points) to the North, to the South, to the East to the West of Village - Bargawa, Lucknow Development Authority, District - Lucknow, admeasuring 2872.76 sq. meter, being developed by Mega Infra Developers

I/We, Lalit Mohan Srivastava, have undertaken assignment as Project Engineer for certifying the amount incurred for the work done on the Project Sahib Greens (Reg No. A/F) situated on Part of Khasra no. 588/1 demarcated by its boundaries : 25.298274, 83.096837 (latitude and longitude of the end-points) to the North, to the South, to the East to the West of Village - Bargawa, Lucknow Development Authority, District - Lucknow, admeasuring 2872.76 sq. meter, being developed by Mega Infra Developers

1. Following technical professionals are appointed by Promoter: -

- M/s Vijit & Associates as Licensed Surveyor / Architect
- Mr. Ashok Kumar Gupta as Structural Consultant
- Mr. Alok Dubey as MEP Consultant
- Mr. Suraj Pratap Singh 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 - A1

Table - A1							
Building/Wing/ Block /Tower Number or Name							
1	2	3	4	5	6	7	8
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	18.00	0	0%	-	-	0%
2	Total Number of Basement and Plinth	95.00	0	0%	-	-	0%
3	Total Number of Podiums	NA	NA		NA	NA	
4	Stilt Floor	75.00	0	0%	-	-	0%
5	Total Number of Slabs of Super Structure	1,040.90	0	0%	-	-	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	98.00	0	0%	-	-	0%
7	Sanitary Fittings within the Flat/Premises,	68.50	0	0%	-	-	0%
8	Electrical Fitting within the Flat/Premises	78.80	0	0%	-	-	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	54.00	0	0%	-	-	0%
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	175.10	0	0%	-	-	0%
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.	235.75	0	0%	-	-	0%
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.	65.00	0	0%	-	-	0%
TOTAL		2,004.05	0		-	-	

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(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

							(in Rs Lac)
1	2	3	4	5	6	7	8
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	56.00	0		-	-	0%
2	Water Supply/Drinking Water Facilities	16.67	0		-	-	0%
3	Sewerage (chamber, lines, Septic Tank, STP)	18.55	0		-	-	0%
4	Storm Water Drain	8.25	0		-	-	0%
5	Landscaping & Tree Planting	4.50	0		-	-	0%
6	Street Lighting	12.50	0		-	-	0%
7	Community Buildings	NA	NA		NA	NA	0%
8	Treatment & Disposal of Sewage and Sullage water /STP	7.75	0		-	-	0%
9	Solid Waste Management & Disposal	4.50	0		-	-	0%
10	Water Conservation, Rainwater Harvesting	25.50	0		-	-	0%
11	Energy Management/Use of Renewable Energy	21.55	0		-	-	0%
12	Fire Protection and Fire Safety Requirements	28.50	0		-	-	0%
13	Electrical Sub Station, Control Panel & Meter Room	365.00	0		-	-	0%
14	Receiving Station	NA	NA	0	NA	NA	0%
15	Plan of Development Works	NA	NA	0	NA	NA	0%
16	Emergency Evacuation Services	4.50	0		-	-	0%
17	Common Facilities in Basement	12.00	0		-	-	0%
18	Others, if any (please specify)	NA	NA		NA	NA	0%
	TOTAL	585.77	0		-	-	

3. We estimate the Total Cost for completion of the project under reference as Rs 2589.82 lacs (Total of column no. 3 in Tables A1, A2..... 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 31-07-2025 is Rs. NIL lacs (Total of column no. 7 in Tables A1, A2.... 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-A1.

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.

Yours Faithfully

Signature & Name (IN BLOCK LETTERS) of Engineer : Lalit Mohan Srivastava
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