

ENGINEERS CERTIFICATE

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

Date:-28/10/2020

Subject: - Certificate of Percentage of Completion of Construction Work of the project "The Sapphire" two no. Towers namely "A1 & A2" UP RERA Registration no. UPRERAPRJ5703 situated on the Plot no. GH 02, H Block, Jaipuria Sunrise Greens, Opp. Columbia Asia Hospital, NH-24, Village Shahpur Bamheta, Ghaziabad Demarcated by its boundaries (latitude and longitude of the end points) Latitude 28.652365' to 28.651832' North to the Longitude 77.478410' to 77.478959' to the East of village Shahpur Bamheta, Tehsil – Ghaziabad, Competent/ Development authority Ghaziabad Development Authority, District, Ghaziabad, Pin-201002, admeasuring 7,084 sqmts. Area being developed by Promoter-"M/s Pavitra Conbuild Pvt. Ltd."

I, Sunil Kumar Jain, have undertaken assignment of certifying Percentage of Completion Work of two towers of the above Project being developed by Promotor's M/s Pavitra Conbuild Pvt. Ltd.

1. Following technical professionals are appointed by Owner/ Promoter:-
 - a. M/s Creative Line as L.s./ Architect;
 - b. M/s. CE-Con as Structural Consultant;
 - c. M/s. CESPL as MEP Consultant.
 - d. Shri Raja Bansal 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/ information made available to us for the project under reference by the Promoter, Developer 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. 6,120/- lacs. only 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 30/09/2020 is calculated at Rs. 850/- lacs only [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. 5,270/- lacs only.
6. I certify that the Cost of Civil, MEP and allied work for the aforesaid Project as completed till date is as given in Tables A and B below:-

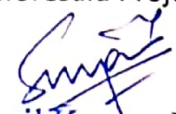

Sunil Kumar Jain
MIE, M-1598001

Table "A1"
(For tower "A1" UPRERAPRJ5703)

S.No.	Particulars	Amount (In lacs)
1	Total Initial estimated cost of the building/wing (Based on original estimate)	Rs.2,600/-
2	Actual Cost Incurred as on date 30/09/20 (Based on estimated cost incurred)	Rs. 356/-
3	Work done in percentage (As percentage of original estimated cost)	13.69%
4	Balance Cost to be Incurred (Based on the estimated cost)	Rs. 2,244/-
5	Cost Incurred on additional/ extra items (Not Included in estimated cost)	0
6	Work done in percentage (as percentage of estimated cost plus additional or extra items (s.no. 2+ s.no. 5)/ (s.no. 1+s.no. 5)*100)	13.69 %

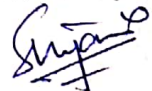
Table "A2"
(For tower "A2" UPRERAPRJ5703)

S.No.	Particulars	Amount (In lacs)
1	Total Initial estimated cost of the building/wing (Based on original estimate)	Rs.2,600/-
2	Actual Cost incurred as on date 30/09/20 (Based on estimated cost incurred)	Rs. 494/-
3	Work done in percentage (As percentage of original estimated cost)	19%
4	Balance Cost to be Incurred (Based on the estimated cost)	Rs. 2,106/-
5	Cost Incurred on additional/ extra items (Not Included in estimated cost)	0
6	Work done in percentage (as percentage of estimated cost plus additional or extra items (s.no. 2+ s.no. 5)/ (s.no. 1+s.no. 5)*100)	19 %

Table- "B"
Internal & External Development works & common amenities for entire project

S.No.	Particulars	Amount (In lacs))
1	Total estimated cost of internal and external development works including common amenities and facilities (Based on original estimate)	Rs.920/-
2	Actual Cost incurred as on date 30/09/20 (Based on estimated cost incurred)	Nil
3	Work done in percentage (As percentage of original estimated cost)	0 %
4	Balance Cost to be Incurred (Based on the estimated cost)	Rs.920/-
5	Cost Incurred on additional/ extra items (Not Included in estimated cost)	0
6	Work done in percentage (as percentage of estimated cost plus additional or extra items (s.no. 2+ s.no. 5)/ (s.no. 1+s.no. 5)*100)	0 %

This certificate is issued on specific request of M/s Pavitra Conbuild Pvt. Ltd. (Promoter) for UPRERA Compliance & based on information/drawings made available to us..


Sunil Kumar Jain
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