

Er. ANKUR SAXENA

Street No.6, New Shivpuri, Khurja, Distt- Bulandshahr 203131, Mb.8755557324

FORM-R

ENGINEER'S CERTIFICATE

Subject: Certificate of Percentage of Completion of Construction Work of 14 No. of Building(s)/6 Block(s) of the 1st Phase of the Project [UPRERA -PRJ3286] situated on the Khasra No. 1541, 1542, 1543, 1565, 1569, 1571 Demarcated by its boundaries (latitude and longitude of the end points) 28 42'16.63" , 77 32'10.81" to the North 28 42'13.89" , 77 32'08.50" to the South 28 42'15.55" , 77 32'06.26" to the East 28 42'14.58" , 77 32'05.61" to the West of village-Kushaliya, Dasna Tehsil Ghaziabad Competent/ Development authority GDA District Ghaziabad PIN 201015 admeasuring 40000 sq.mts. area being developed by [Shreya Dwellers Pvt Ltd (Consortium)]

I, Ankur Saxena have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the 14 Building(s)/6 Block/ Tower (s) of 1st Phase of the Project, situated on the Khasra No. 1541, 1542, 1543, 1565, 1569, 1571 of village - Kushaliya, Dasna tehsil Ghaziabad competent/ development authority GDA District-Ghaziabad PIN 201015 admeasuring 40000 sq.mts. area being developed by [Shreya Dwellers Pvt Ltd (Consortium)]

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 Anuj Agarwal Architects as Architect
- (ii) M/s Keen Associates Pvt Ltd as Structural Consultant
- (iii) M/s Behra & Associates & M/s Engineering Consultancy & Management Service as MEP Consul
- (iv) Shri Rajeev Kumar 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.218,44,00,000/- (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 30/06/2018 is calculated at Rs. 16,62,31,000/- (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. 201,81,69,000/- (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 30/09/2021 date is as given in Tables A and B below :



Table A1Building/Wing/Tower bearing Number **A** or called **Tower A**

(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 198462000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 1067000
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	1
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 197395000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	1

Table A2Building/Wing/Tower bearing Number **B** or called **Tower B**

(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	Rs 165494000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 26693000
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	16
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 138801000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	16

Table A3Building/Wing/Tower bearing Number **C** or called **Tower C**

(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	Rs 165494000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 26693000
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	16
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 138801000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	16

Table A4Building/Wing/Tower bearing Number **D** or called **Tower D**

(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	Rs 140244000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 20620000
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	15
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 119624000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	15

Table A5Building/Wing/Tower bearing Number **E** or called **Tower E**

(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	Rs 120342000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 17410000
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	14
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 102932000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	14

Table A6Building/Wing/Tower bearing Number **F** or called **Tower F**

(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	Rs 106113000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 3423000
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	3
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 102690000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	3

Table A7Building/Wing/Tower bearing Number **G** or called **Tower G**

(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	Rs 102300000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 3300000
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	3
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 99000000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	3

Table A8Building/Wing/Tower bearing Number **H** or called **Tower H**

(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	Rs 124248000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	14
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 106708000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	14

Table A9Building/Wing/Tower bearing Number I or called **Tower I**

(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	Rs 128526000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	14
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 110296000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	14

Table A10Building/Wing/Tower bearing Number J or called **Tower J**

(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	Rs 93465000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	13
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 80990000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	13

Table A11Building/Wing/Tower bearing Number K or called **Tower K**

(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	Rs 112158000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	14
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 96568000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	14



Table A12Building/Wing/Tower bearing Number **L** or called **Tower L**

(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	Rs 315642000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 1697000
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	1
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 313945000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	1

Table A13Building/Wing/Tower bearing Number **M** or called **Tower M**

(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	Rs 121458000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 653000
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	1
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 120805000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	1

Table A14Building/Wing/Tower bearing Number **N** or called **Tower N**

(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	Rs 137547000
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 740000
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	1
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 136807000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	1



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
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 152908000
2	Cost incurred as on (based on the actual cost incurred as per records)	Rs Nil
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 152908000
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs Nil
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	0%

Signature of Engineer
Name

Ankur Saxena
Ankur Saxena

Address

Street No. 6, New Shivpuri, Khurja. Dist- Bulandshahr. 203131

Aadhar No.

4617 6954 9697

PAN No.

GLNPS3102P