

ATS STRUCTURAL CONSULTANTS

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ENGINEER'S CERTIFICATE

FORM-REG-02

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

Subject: Certificate of Percentage of Completion of "NIP Grand Woods" for Construction of 3 (Three) Tower/Block/Building(s) situated on Khasra no./Plot No. 44,46,47,49 demarcated by its boundaries 25.2743443 ; 82.9525371 ; 25.2795560 ; 82.9541749 (latitude and longitude of the end-points) to the North, to the South, to the East to the West of Village - Ganeshpur, Tehsil - Varanasi ; Varanasi Development Authority, District- Varanasi, admeasuring 13535 sq. meter, being developed by NIP HOUSING CREDIT & DEVELOPMENT LTD. having RERA Registration No. UPRERAPRJ146

I/We Akhilesh Kumar Singh have undertaken assignment as Project Engineer for certifying Percentage of "NIP Grand Woods" for Construction of 3 (Three) Tower/Block/Building(s) situated on Khasra no./Plot No. 44,46,47,49 demarcated by its boundaries 25.2743443 ; 82.9525371 ; 25.2795560 ; 82.9541749 (latitude and longitude of the end-points) to the North, to the South, to the East to the West of Village - Ganeshpur, Tehsil - Varanasi ; Varanasi Development Authority, District- Varanasi, admeasuring 13535 sq. meter, being developed by NIP HOUSING CREDIT & DEVELOPMENT LTD. having RERA Registration No. UPRERAPRJ146

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.

- Following technical professionals are appointed by owner / Promotor :-
 - M/s Kapoor & Associates, Varanasi (Mr. Kishore Kapoor) as Architect
 - M/s ATS Structural Consultants, Lucknow (Mr. Akhilesh Singh) as Structural Consultant
 - M/s Shah & Pant Consulting Engineers (P) Ltd., Lucknow as MEP Consultant
 - Mr. Ramasrey Pal as Site Supervisor
- 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.
- We estimate the Total Cost for completion of the project under reference as **Rs. 4750 Lakhs (approx)** (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.
- The estimated actual cost incurred till date 30.09.2021 is calculated at **Rs. 3030 Lakhs (approx)** (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.
- 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. 1720 Lakhs (approx)** (Total of S.No. 4 in Tables A and B).
- I certify that the Cost of Civil, MEP and allied work for the aforesaid Project as completed on 30.09.2021 is as given in Tables A and B below :

Table A1
For Building /wing/ Tower - A

S.No.	Particulars	Amounts (in lakhs)
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	1086.80
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	978.00
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	90%
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	108.8
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)	90%

Table A2
For Building /wing/ Tower - B

S.No.	Particulars	Amounts (in lakhs)
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	1881.00
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	1599.00
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	85%
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	282
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)	85%

Table A3
For Building /wing/ Tower - C

S.No.	Particulars	Amounts (in lakhs)
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	974.70
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	49.00
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	5%
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	925.7
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)	5%

TABLE B
Internal & External Development works and common amenities

S.No.	Particulars	Amounts (in lakhs)
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).	807.50
2	Cost incurred as on (based on the actual cost incurred as per records)	404
3	Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	50%
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	403.5
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)	50%

Signature of Engineer

Name Mr. Akhilesh Kumar Singh
Address D-27, Indra Nagar, Lucknow
Aadhar No.
PAN No. ALGPS8972G
Date: 17.10.2021


Akhilesh Kumar Singh
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