

SINGH AND ASSOCIATES

Opp. POLICE CLUB, COURT COMPOUND CIVIL LINES MORADABAD 244001,
UTTARPRADESH

CHARTERED ENGINEER CIVIL (INSTITUTION OF ENGINEERS), STRUCTURE ENGINEER
AVAS BANDHU AM1948949/20222023
CONTACT NO:-9720776969, 9412581267

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)

Date: 08-11-2025

Subject: Certificate of Percentage of work done for the Project of Plotting Development works as "ARDAS HOMES" BY SRI RAJ KUMAR S/o SRI SANT LAL situate in Village Manoharpur Besides KPS School GATA NO 827,829,831,832,834,842,843,844,845 AND 866 and demarcated by its boundaries (latitude and longitude of end points) 28°82'27.00"N+ 78°71'54.01"E To the North, 28°82'23.57"N + 78°71'54.06"E To the South, 28°82'28.93"N+ 78°71'58.03"E To the East, 28°82'28.55"N+ 78°71'43.12"E To the West.

Moradabad Development Authority, Moradabad ,244001 admeasuring 13138.75 sq.mts. area MAP APPROVAL NO. MBDA/LD/24-25/0540

"I RUDRA PRATAP SINGH have undertaken assignment as Architect/Licensed Surveyor of certifying Percentage of Completion Work of the all Building(s)/ Block/ Tower(s) of Project, of Plotting Development works as "ARDAS HOMES" BY SRI RAJ KUMAR S/o SRI SANT LAL situate in Village Manoharpur Besides KPS School GATA NO 827,829,831,832,834,842,843,844,845 AND 866 Moradabad Development Authority, Moradabad ,244001 admeasuring 13138.75 sq.mts. area MAP APPROVAL NO. MBDA/LD/24-25/0540

1. Following technical professionals are appointed by Promoter:

- M/s/Shri/Smt_ DHARA THAKUR Architect
- M/s/Shri/Smt_ RUDRA PRATAP SINGH as Structural Consultant
- M/s/Shri/Smt_ SHAHBAZ ASGAR as MEP Consultant
- M/s/Shri/Sm Vishal Pandey 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 - A (NA)

Table - A (NA)							
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		NA				
2	Total Number of Basement and Plinth		NA				
3	Total Number of Podiums		NA				

SINGH AND ASSOCIATES

Opp. POLICE CLUB, COURT COMPOUND CIVIL LINES MORADABAD 244001,
UTTARPRADESH

CHARTERED ENGINEER CIVIL (INSTITUTION OF ENGINEERS), STRUCTURE ENGINEER
AVAS BANDHU AM1948949/20222023
CONTACT NO:-9720776969, 9412581267

4	Stilt Floor	NA					
5	Total Number of Slabs of Super Structure	NA					
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	NA					
7	Sanitary Fittings within the Flat/Premises,	NA					
8	Electrical Fitting within the Flat/Premises	NA					
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	NA					
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	NA					
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.	NA					
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.	NA					
	TOTAL	NA					

(Prepare separate table for each Building/Wing/ Block /Tower. In case of mulitple Building/Wing/ Block /Tower, the tables must be numbered as A1, A2.....)

SINGH AND ASSOCIATES

Opp. POLICE CLUB, COURT COMPOUND CIVIL LINES MORADABAD 244001,
UTTAR PRADESH

CHARTERED ENGINEER CIVIL (INSTITUTION OF ENGINEERS), STRUCTURE ENGINEER
AVAS BANDHU AM1948949/20222023
CONTACT NO:-9720776969, 9412581267

Table - B							
Cost incurred on Internal and external development works (common facilities) in respect of the entire registered project							
1	2	3	4	5	6	7	(in Rs Lac) 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	4873930	487000				
2	Water Supply/Drinking Water Facilities	428516.9					
3	Sewerage (chamber, lines, Septic Tank, STP)	914600.9					
4	Storm Water Drain	4943459					
5	Landscaping & Tree Planting	150000					
6	Street Lighting						
7	Community Buildings	NA					
8	Treatment & Disposal of Sewage and Sullage water /STP	1500000					
9	Solid Waste Management & Disposal						
10	Water Conservation, Rainwater Harvesting	500000					
11	Energy Management/Use of Renewable Energy	NA					
12	Fire Protection and Fire Safety Requirements	NA					
13	Electrical Sub Station, Control Panel & Meter Room	3847945					
14	Receiving Station	NA					
15	Plan of Development Works	1715845					
16	Emergency Evacuation Services	NA					
17	Common Facilities in Basement	NA					
18	Others, if any (please specify)						
	TOTAL	18874296.8					

3. We estimate the Total Cost for completion of the project under reference as Rs.18,8,74,296.80 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 487000/- is Rs. FOUR LAKH EIGHTY SEVEN THOUSAND ONLY.

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,A2.....

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 ER. RUDRA PRATAP SINGH
CHARTERED ENGINEER NO.- AM1948949

Rudra
RUDRA PRATAP SINGH
Ph. No. 9720776969, 9412581267
B.Tech, M.Tech (Structures)
Chartered Engineer, Reg. No. AM1948949
Avasi Bandhu Reg. No. AM1948949/20222023