

ENGINEER'S CERTIFICATE

FORM-R

Subject Certificate of Percentage of Completion of Construction Work of 1 No. of Building/ 1 Block of the Project "SAI KOHINOOR GRAND" UPRERA Registration number "APPLIED FOR" situated on the BLOCK-A, AT KHASRA NO-1081,1082,1086,1088 Demarcated by its boundaries (latitude and longitude of the end points) 26.922325, 81.065057 to the North 26.921853, 81.064667 to the South 26.921984, 81.065044 to the East 26.922261, 81.064724 to the West of VILLAGE RENDUWA PELHARI, PARGANA- DEWA, TEHSIL- NAWABGANJ, DIST- BARABANKI-226019, Competent authority Jila Panchyat District BARABANKI PIN 226019 admeasuring 1656 sq.mts. area being developed by ONELLA REALTY PVT. LTD.

I/We SUDHIR PANDEY have undertaken assignment as Chartered Engineer of certifying Percentage of Completion Work of the 1 No. of Building/ 1 Block of the Project "SAI KOHINOOR GRAND", situated on the BLOCK-A, AT KHASRA NO-1081,1082,1086,1088 Demarcated of VILLAGE RENDUWA PELHARI, PARGANA- DEWA, TEHSIL- NAWABGANJ, DIST- BARABANKI-226019, Competent authority Jila Panchyat District BARABANKI PIN 226019 admeasuring 1656 sq.mts. area being developed by ONELLA REALTY PVT. LTD.

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:

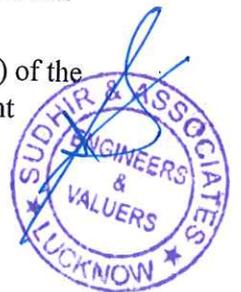
- (i) Shri SUDHIR PANDEY as Architect
- (ii) Shri SUDHIR PANDEY as Structural Consultant
- (iii) M/s/Shri/Smt _____ as MEP Consultant
- (iv) M/s/Shri/Smt _____ as Site Supervisor

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. _____ (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 29-01-2024 is calculated at Rs. _____ Percentage completion till date:-0.00% (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. _____ (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 29-01-2024 date is as given in Tables A and B below :

Table A
Building/Wing/Tower bearing Number 1

S.NO.	Particulars	Amount
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	Rs. /-
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs. 0/-
3	Value of Work done in Percentage (as Percentage of the estimated cost) (1*100/2)	0.00%
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs. /-
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs. 0/-
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1+ Row 5) * 100)	0.00%

TABLE B

Internal & External Development works and common amenities

S.NO.	Particulars	Amount
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.
2	Cost incurred as on	Rs. 0/-
3	Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1)* 100)	0.00%
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	Rs.
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs. 0/-
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1+ Row 5) * 100)	0.00%

Signature of Engineer
Name
Address
Aadhar No.
PAN No.
(License No



ER. SUDHIR PANDEY
Membership No. : M-120732-4
B.E. (Civil), M.Tech. (Strut.) Hons., M.I.E., F.I.V., F.I.A.V.
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