



PANCHA ENGINEERING CONSULTANTS

The Independent Division of Project Management & Development Advisory

PEC

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B.E., M.D., PPM, (CIVIL)
DIRECTOR & H.O.
CHARTERED ENGINEER (INDIA) & FELLOW CMA
F-122739-0, M.C.D.E-2066 & SE-0291
COE-626/ITO (AM) VALUER-02/2017-18

DESIGN AND ARCHITECTURAL SERVICES
VALUER'S AND CONTRACT
PROJECT MANAGEMENT
CONSTRUCTION SERVICES
DEVELOPMENT ADVISORY & BUSINESS PLAN

Ref. No. (PEC/IE INDIA/CERT/18-19/1005)

Dated : 04/07/2018

Subject: Certificate of Percentage of Completion of Construction Work of 1 No. of Building(s)/1 Block(s) of the 2nd Phase of the Project (UPRERA PRJ-4350 Registration Number) situated on the Khastha No/ Plot no 14 Demarcated by its boundaries (latitude and longitude of the end points) 28 34 35 N to the North 28 33 35 N to the South 77 22 56 E to the East 77 22 56 E to the West of Sec. 75 Tehsil Gautam Budh Nagar Competent/ Development authority Noida District Gautam Budh Nagar, 201307 admeasuring 1993 sq.mts. (under phase 2) area being developed by M/s E Homes Infrastructure (p) ltd.

I, Niranjan through M/s Pancha Engineering Consultants have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the of Building(s)/ 1 Block(s) of the 2nd Phase of the Project (UPRERA PRJ-4350 Registration Number) situated on the Khastha No/ Plot no 14 Demarcated by its boundaries (latitude and longitude of the end points) 28 34 35 N to the North 28 33 35 N to the South 77 22 56 E to the East 77 22 56 E to the West of village Sec. 75 Tehsil Gautam Budh Nagar Competent/ Development authority Noida District Gautam Budh Nagar, 201307 admeasuring 1993 sq.mts. area (under phase 2) (being developed by M/s E Homes Infrastructure (p) 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.

The Following technical professionals were consulted by me for verification /for certification of the cost:

- (i) M/s Designarch Consultant (p) Ltd as L.S. / Architect;
- (ii) M/s Engineering Solutions as Structural Consultant;
- (iii) M/s CSEPL as MEP Consultant;
- (iv) Shri Amit Kumar as Site Supervisor;



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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.38,00,00,000/- (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.

4. The estimated actual cost incurred till date 31/03/2018 is calculated at Rs.13,27,00,000/- (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.

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. 24,73,00,000/- (approx.) (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 31/03/2018 date is as given in Tables A and B below.

TABLE- A

Building/Wing/Tower bearing Number 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 Authority. (based on the original Estimated cost)	Rs.38,00,00,000/-
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs.13,27,00,000/-
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100	34%
4	Balance Cost to be incurred (Based on Estimated Cost) (3-2)	Rs.24,73,00,000/-
5	Cost incurred on Additional/ Extra items not included in the Estimated Cost (Annexure A)	Rs. Nil



5	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra Items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	34%

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 1,80,00,000/-
2	Cost Incurred as on (based on the actual cost incurred as per records)	Rs 81,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost ((Row 2 / Row 1) *100)	45%
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	Rs 99,00,000/-
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)	45%

Signature of Engineer

Name : Niranjan Kumar Sharma Through M/s Pancha Engineering Consultants
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 PAN No : 8CHPS4469R