

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Project, Withdrawal of Money from Separate Account and Submission of Quarterly Progress Report)

No. FLORIT/KNH/EC/ 2026/001

Date: 15th June 2026

Subject: Certificate of Amount Incurred for Construction and Development of the **Project " Kashi Nirmal Heights "** Project Registration No - Fresh Applied situate in Plot No. BE-07, Transport Nagar Yojna , Varanasi Tehsil- Varanasi , Varanasi Development Authority , District-Varanasi PIN-221302, admeasuring 4832.257 sq. meter area being developed by promotor **M/s Florit Construction Private Limited.**

I, **M L Parjapati** have undertaken assignment as Project Engineer for certifying the amount incurred for the work done on the Project "**Kashi Nirmal Heights**" Project Registration No - Fresh Applied situate in **Plot No. BE-07, Transport Nagar Yojna , Varanasi Tehsil- Varanasi , Varanasi Development Authority , District-Varanasi PIN-221302**, admeasuring 4832.257 sq. meter area being developed by promotor **M/s Florit Construction Pvt Ltd .**

1. Following technical professionals were appointed by me for verification / certification of the cost: -□

- (i) Mr. Vipin Kumar (M/S ACPL Consultant) as Licensed Surveyor / Architect□
- (ii) Mr. V D Sharna (M/S Optimum Design) as Structural Consultant
- (iii) Mr. Anand Havelia (M/S CESPL) as MEP Consultant
- (iv) Mr. M L Parjapati 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 - A1							
Building/Wing/ Block /Tower Number or Name		Tower- A					
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	61.01	0.00	0%	0.00	0.00	0.00%
2	Total Number of Basement and Plinth	287.62	0.00	0%	0.00	0.00	0.00%
3	Total Number of Podiums	NA	NA	NA	NA	NA	NA
4	Stilt Floor	400.92	0.00	0%	0.00	0.00	0.00%
5	Total Number of Slabs of Super Structure	2,004.62	0.00	0%	0.00	0.00	0.00%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	784.42	0.00	0%	0.00	0.00	0.00%
7	Sanitary Fittings within the Flat/Premises,	400.92	0.00	0%	0.00	0.00	0.00%
8	Electrical Fitting within the Flat/Premises	383.49	0.00	0%	0.00	0.00	0.00%
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	313.77	0.00	0%	0.00	0.00	0.00%
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	366.06	0.00	0%	0.00	0.00	0.00%
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.	418.35	0.00	0%	0.00	0.00	0.00%
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.	70.06	0.00	0%	0.00	0.00	0.00%
	TOTAL	5,491.24	0.00		0.00	0.00	

Table - A2							
Building/Wing/ Block /Tower Number or Name		Tower- B					
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	80.81	0.00	0%	0.00	0.00	0.00%
2	Total Number of Basement and Plinth	380.97	0.00	0%	0.00	0.00	0.00%
3	Total Number of Podiums	NA	NA	NA	NA	NA	NA
4	Stilt Floor	513.97	0.00	0%	0.00	0.00	0.00%
5	Total Number of Slabs of Super Structure	2,655.27	0.00	0%	0.00	0.00	0.00%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	1,039.02	0.00	0%	0.00	0.00	0.00%
7	Sanitary Fittings within the Flat/Premises,	531.05	0.00	0%	0.00	0.00	0.00%
8	Electrical Fitting within the Flat/Premises	507.96	0.00	0%	0.00	0.00	0.00%
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	415.61	0.00	0%	0.00	0.00	0.00%
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	484.88	0.00	0%	0.00	0.00	0.00%
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.	554.14	0.00	0%	0.00	0.00	0.00%
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.	92.80	0.00	0%	0.00	0.00	0.00%
	TOTAL	7,256.48	0.00		0.00	0.00	

Table - A3							
Building/Wing/ Block /Tower Number or Name		Non Tower					
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	87.47	0.00	0%	0.00	0.00	0.00%
2	Total Number of Basement and Plinth	2,237.66	0.00	0%	0.00	0.00	0.00%
3	Total Number of Podiums	NA	NA	NA	NA	NA	NA
4	Stilt Floor	-	0.00	0%	0.00	0.00	0.00%
5	Total Number of Slabs of Super Structure	-	0.00	0%	0.00	0.00	0.00%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	655.99	0.00	0%	0.00	0.00	0.00%
7	Sanitary Fittings within the Flat/Premises,	335.29	0.00	0%	0.00	0.00	0.00%
8	Electrical Fitting within the Flat/Premises	320.71	0.00	0%	0.00	0.00	0.00%
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	262.40	0.00	0%	0.00	0.00	0.00%
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	306.13	0.00	0%	0.00	0.00	0.00%

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.	349.86	0.00	0%	0.00	0.00	0.00%
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.	36.44	0.00	0%	0.00	0.00	0.00%
TOTAL		4,591.95	0.00		0.00	0.00	

(Prepare separate table for each Building/Wing/ Block /Tower. In case of multiple Building/Wing/ Block /Tower, the tables must be numbered as A1, A2, A3)

Table - B Cost incurred on Internal and external development works (common facilities) in respect of the entire registered project							
							(in Rs Lac)
1	2	3	4	5	6	7	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	137.22	0.00	0%	0.00	0.00	0.00%
2	Water Supply/Drinking Water Facilities	148.66	0.00	0%	0.00	0.00	0.00%
3	Sewerage (chamber, lines, Septic Tank, STP)	125.79	0.00	0%	0.00	0.00	0.00%
4	Storm Water Drain	102.92	0.00	0%	0.00	0.00	0.00%
5	Landscaping & Tree Planting	171.53	0.00	0%	0.00	0.00	0.00%
6	Street Lighting	125.79	0.00	0%	0.00	0.00	0.00%
7	Community Buildings	514.59	0.00	0%	0.00	0.00	0.00%
8	Treatment & Disposal of Sewage and Sullage water /STP	142.94	0.00	0%	0.00	0.00	0.00%
9	Solid Waste Management & Disposal	91.48	0.00	0%	0.00	0.00	0.00%
10	Water Conservation, Rainwater Harvesting	137.22	0.00	0%	0.00	0.00	0.00%
11	Energy Management/Use of Renewable Energy	125.79	0.00	0%	0.00	0.00	0.00%
12	Fire Protection and Fire Safety Requirements	142.94	0.00	0%	0.00	0.00	0.00%
13	Electrical Sub Station, Control Panel & Meter Room	531.75	0.00	0%	0.00	0.00	0.00%
14	Receiving Station	257.30	0.00	0%	0.00	0.00	0.00%
15	Plan of Development Works	142.94	0.00	0%	0.00	0.00	0.00%
16	Emergency Evacuation Services	160.10	0.00	0%	0.00	0.00	0.00%
17	Common Facilities in Basement	200.12	0.00	0%	0.00	0.00	0.00%
18	Others, if any (please specify)	171.96	0.00	0%	0.00	0.00	0.00%
TOTAL		3,431.05	0.00		0.00	0.00	

3. We estimate the Total Cost for completion of the project under reference as Rs.20,770.72 (Total of column no. 3 in Tables A1, A2, A3.... and Table 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 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 15th June 2026 is Rs. Zero (Total of column no. 7 in Tables A1, A2, A3 and Table B)).

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, A3.

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 of Engineer



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