

ENGINEER'S CERTIFICATE

Form-REG-2

No: CERT/25-26/DASNAC/YUVA-QTR III/001

Date: 13-01-2026

Information as on 31-12-2025

Subject: Certificate of Amount Incurred for Construction and Development of the Project **DASNAC YUVA [RERA Registration Number UPRERAPRJ871413]** situated on the Khasra No/ Plot no A-02, Sec. 124 tehsil Gautam Budh Nagar competent/ development authority NOIDA District Gautam Budh Nagar PIN 201304 admeasuring **7504 sq.mts** area being developed by **M/s Clearlake Pvt.Ltd. (UPRERAPRM330277)**

I Amit Chaudhary through **M/s Creative Consultants & Engineers** have undertaken assignment as Chartered Engineer for certifying the amount incurred for the work done on the Project **DASNAC YUVA [RERA Registration Number UPRERAPRJ871413]** situate on the Khasra No/ Plot no A-02, Sec. 124 tehsil Gautam Budh Nagar competent/ development authority NOIDA District Gautam Budh Nagar PIN 201304 admeasuring **7504 sq.mts** area being developed by **M/s Clearlake Pvt.Ltd. (UPRERAPRM330277)**

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

- (i) Shri Mohammed Azharas Licensed Surveyor / Architect
- (ii) Shri Ajay Gupta as Structural Consultant
- (iii) Shri Anand Havelia as MEP Consultant
- (iv) Shri Deepak 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:

Table - A

Building/Wing/ Block /Tower Number or Name		Tower-1					
1	2	3	4	5	6	7	8
S.No	Task / Activity	Total Estimated Cost (Lakhs)	Amount incurred till now (Lakhs)	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x Column 5) (Lakhs)	Admissible expenditure (Lower of Column 4 and Column 6) (Lakhs)	Value of Work done in Percentage as per Admissible expenditure (Column No. 7 /Column No. 3)
1	Excavation	304	299.52	100%	304.00	299.52	98.5%
2	Total Number of Basement and Plinth	3851	1154.44	30%	1,155.30	1,154.44	30.0%
3	Total Number of Podium						
4	Stilt Floor	305	0	0%	0	0	0%
5	Total Number of Slabs of Super Structure	10053	0	0%	0	0	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	8123	0	0%	0	0	0%
7	Sanitary Fittings within the Flat/Premises,	1979	0	0%	0	0	0%
8	Electrical Fitting within the Flat/Premises	1414	0	0%	0	0	0%
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	included in Item 5	0	0%	0	0	0%
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	1257	0	0%	0	0	0%
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.	1470	0	0%	0	0	0%
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.	690	0	0%	0	0	0%
13	Others (Kitchen , HVAC etc)	2769					
14	Miscellaneous (Mobilisation advance to Contractors)					1100	
	TOTAL	32215	1453.96		1459.3	2553.96	

(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.....)

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	8
S.No	Internal/External Development Work (Common Facilities)	Total Estimated Cost (Lakhs)	Amount incurred till now (Lakhs)	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x Column 5) (Lakhs)	Admissible expenditure (Lower of Column 4 and Column 6) (Lakhs)	Value of Work done in Percentage as per Admissible expenditure (Column No. 7 /Column No. 3)
1	Internal Roads & Footpaths	88	0	0%	0	0	0%
2	Water Supply/Drinking Water Facilities	59	0	0%	0	0	0%
3	Sewerage (chamber, lines, Septic Tank, STP)	59	0	0%	0	0	0%
4	Storm Water Drain	39	0	0%	0	0	0%
5	Landscaping & Tree Planting	171	0	0%	0	0	0%
6	Street Lighting	34	0	0%	0	0	0%
7	Community Buildings	N/A	0	0%	0	0	0%
8	Treatment & Disposal of Sewage and Sullage water /STP	52	0	0%	0	0	0%
9	Solid Waste Management & Disposal	9	0	0%	0	0	0%
10	Water Conservation, Rainwater Harvesting	39	0	0%	0	0	0%
11	Energy Management/Use of Renewable Energy	38	0	0%	0	0	0%
12	Fire Protection and Fire Safety Requirements	8	0	0%	0	0	0%
13	Electrical Sub Station, Control Panel & Meter Room	541	0	0%	0	0	0%
14	Receiving Station	N/A	0	0%	0	0	0%
15	Plan of Development Works	8	0	0%	0	0	0%
16	Emergency Evacuation Services	N/A	0	0%	0	0	0%
17	Common Facilities in Basement	1,140.00	0	0%	0	0	0%
18	Others, if any (please specify)	-	0	0%	0	0	0%
	TOTAL	2,285.00	-			-	

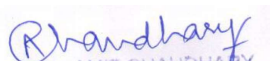
3. We estimate the Total Cost for completion of the project under reference as **Rs 345,00,00,000.0** (Total of column no. 3 in Tables A1, A2.... and Table B) including cost of development of common facilities. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required 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 **31-12-2025** is **Rs 25,53,96,000.0** (Total of column no. 7 in Tables A1, A2.... 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.....

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.


Er. AMIT CHAUDHARY
 B.Tech Hons (Civil Engg.)
 M.Tech Hons (SM & FE)
 Chartered Engineer
 (Reg. No.-AM-092821-8)

Yours Faithfully
AMIT CHAUDHARY
 Signature & Name (IN BLOCK LETTERS) of Engineer
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