

ENGINEER'S CERTIFICATE

(For The Purpose of Registration of Project and for withdrawal of Money from Designated Account)

Sub: Certificate of Percentage of Completion of Construction Work of 1 (One) No. of Building(s) of the Project Atmos [UPRERAPRJ559567] situated on the Khasra no./Plot No. 299,394, 401, 403, 565 & 566 demarcated by its boundaries (latitude and longitude of the end-points) 26°49'17.83"N; 81° 1'6.42"E; 26°49'21.85"N; 81°1'9.47"E to the North, to the South, to the East to the West of Village - Bagamau Tehsil - Lucknow ; Lucknow Development Authority, District- Lucknow, PIN 226028, admeasuring 5180 sq. meter, being developed by GO-HEIGHTS REAL ESTATE PRIVATE LIMITED.

I/We Charan Singh Bhandari have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the 1 (One) No. of Building(s) of the Project Atmos [UPRERAPRJ559567] situated on the Khasra no./Plot No. 299,394, 401, 403, 565 & 566 demarcated by its boundaries (latitude and longitude of the end-points) 26°49'17.83"N; 81° 1'6.42"E; 26°49'21.85"N; 81°1'9.47"E to the North, to the South, to the East to the West of Village - Bagamau Tehsil - Lucknow ; Lucknow Development Authority, District- Lucknow, PIN 226028, admeasuring 5180 sq. meter, being developed by GO-HEIGHTS REAL ESTATE PRIVATE LIMITED.

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) M/s/Shri/Smt Priyanka Khanna as L.S. / Architect ;
- (ii) M/s/Shri/Smt C S Bhandari as Structural Consultant
- (iii) M/s/Shri/Smt Satish Kumar Vishwakarma/Pravin Thakur/Arun Kumar as MEP
- (iv) M/s/Shri/Smt NA 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.5862 Lakhs (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 30.09.2021 is calculated at **Rs. 1565 Lakhs (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. 5862 Lakhs (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 30.09.2021 is as given in Tables A and B below :



Table A
Building/Wing/Tower bearing Number Tower A

S.No.	Particulars	Amounts (in lakhs)
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	4689.6
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	1565.0
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	33%
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	3124.6
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost	0
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	33%

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 (in lakhs)
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).	1172.4
2	Cost incurred as on (based on the actual cost incurred as per records)	0.00
3	Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	1172.4
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost	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%

Signature of Engineer

Name - Jitendra Srivastava
Address - 619/1, Husadia, Vineet Khand, Gomti Nagar,
Aadhar No. - 8978 4960 8319
PAN No. N/A

Signature of Engineer

Name - Santosh Kumar Singh
Address - 3/121, Vineet Khand, Gomti Nagar,
Aadhar No. - 7709 7989 3113
PAN No. N/A

ARCHITECT'S CERTIFICATE

FORM-REG-01

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

No.....

Date: 30-09-2021

Subject: Certificate of Percentage of Completion of Construction Work of 1 (One) No. of Building(s) of the Project "Atmos" [UPRERAPRJ559567] situated on the Khasra no./Plot No. 399,394, 401, 403, 565 & 566 demarcated by its boundaries (latitude and longitude of the end-points) 26°49'17.83"N; 81° 1'6.42"E; 26°49'21.85"N; 81°1'9.47"E to the North, to the South, to the East to the West of Village - Bagamau Tehsil - Lucknow ; Lucknow Development Authority, District- Lucknow, PIN 226028, admeasuring 5180 sq. meter, being developed by GO-HEIGHTS REAL ESTATE PRIVATE LIMITED.

I Priyanka Khanna have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the 1 (One) No. of Building(s) of the Project "Atmos" [UPRERAPRJ559567] situated on the Khasra no./Plot No. 299,394, 401, 403, 565 & 566 demarcated by its boundaries (latitude and longitude of the end-points) 26°49'17.83"N; 81° 1'6.42"E; 26°49'21.85"N; 81°1'9.47"E to the North, to the South, to the East to the West of Village - Bagamau Tehsil - Lucknow ; Lucknow Development Authority, District- Lucknow, PIN 226028, admeasuring 5180 sq. meter, being developed by GO-HEIGHTS REAL ESTATE PRIVATE LIMITED

I. Following technical professionals are appointed by owner / Promotor :-

- (i) M/s/Shri/Smt Priyanka Khanna as L.S. / Architect ;
- (ii) M/s/Shri/Smt C S Bhandari as Structural Consultant
- (iii) M/s/Shri/Smt Satish Kumar Vishwakarma/Pravin Thakur/Arun Kumar as MEP Consultant
- (iv) M/s/Shri/Smt NA as Site Supervisor

Based on Site Inspection, with respect to each of the Buildings /Blocks/Towers of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the Buildings /Blocks/Towers of the Real Estate Project as registered vide number UPRERAPRJ559567 under UPRERA is as per table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in the Table B.

Table A

Sr. No.	Task/Activity	Percentage Work Done
1	Excavation	100%
2	01 number of Basement(s) and Plinth	60%
3	0 number of Podiums	NA
4	Stilt Floor	NA
5	23 number of Slabs of Super Structure	70%
6	Internal walls, Internal Plaster, Flooring within Flats/Premises, Doors and Windows in each of the Flats/Premises	10%
7	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/premises	0%
8	Staircases, Lift Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks	20%
9	The external plumbing and external plaster,Elevation, completion of terraces with waterproofing of the Building /Block/Tower	0%
10	Installation of lifts, water pumps, Fire Fighting Fittings and Equipments as per CFO NOC, Electrical fittings to Common Areas, electro-mechanical equipments, Compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building /Block/Tower, Compound Wall and all other requirements as may be required to obtain Occupation/Completion Certificate	0%

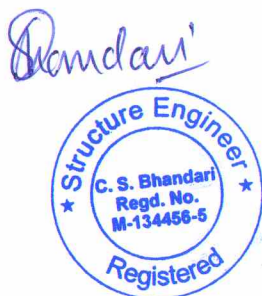


Table B
Internal & External Development Works in Respect of the Entire Registered Phase

S.No.	Common Areas and Facilities, Amenities	Proposed (Yes/No)	Details	Percentage of Work done
1	Internal Roads & Footpaths	Yes	Bituman based road will be created for all internal road works with concrete pavers at certain junction points	0%
2	Water Supply	Yes	As we have purchased FSI from Parent developer who is developing an Integrated Township, So they will provide the water supply to the Plot. Ground water may also be used after taking approval from statutory departmen. Also end user shall be used their individual RO system as per their requirement. Overhead tanks shall be provided	0%
3	Sewarage (chamber, lines, Septic Tank, STP)	Yes	Centralized Sewerage system shall be Provided. All Sewerage water shall be go to the township STP for treatment after treatement water shall be recycled and it will use in gardening and overflow from the STP shall be connect with the township sewerage.	0%
4	Strom Water Drains	Yes	Storm water system shall be Provided. Storm water from Roads and other lanscape area shall be connected to the Storm water drain channel and go to the Rain water harvesting Pit for recharge the Ground water and overflow shall be connect with township drain.	0%
5	Landscaping & Tree Planting	Yes	There are a number of trees provided in site along with the green areas and at certain peripheral walls.	0%
6	Street Lighting	Yes	We have design the system as per local electricity Board and consider centralized Transformer, HT panel, LT Panel, Feeder Pillar and DG back for common service like External lighting, STP, Pump room etc.	0%
7	Community Buildings	Yes	Community activity area shall be provided at the 1st Floor level which shall be accessed by all residents	0%
8	Treatment and disposal of sewage and sullage water	Yes	Centralized Sewerage system shall be Provided. All Sewerage water shall be go to the STP for tretement after treatment ,water shall be recycle and it will use in gardening and flushing system and overflow from the STP shall be connect with the Municipl.	0%
9	Solid Waste management & Disposal	Yes	There are a proper garbage collection area provided for the solid waste management. There are a proper garbage collection area provided for the solid waste management.	0%
10	Water conservation, Rain water harvesting	Yes	A well designed rain water harvesting system shall be provided for the whole building complex to conserve water	0%
11	Energy management	Yes	We will use LED lights fitting in external area. In STP and Pump room all the equipment shall have energy efficient motor.	0%
12	Fire protection and fire safety requirements	Yes	Since the building is higher than 45m in height all the fire norms shall be followed as per NBC and approval of fire department.	0%
13	Electrical meter room, sub-station, receiving station	Yes	Yes will be provided as per sanctioned maps	0%
14	Other (Option to Add more)	Yes	Yes will be provided as per sanctioned maps	0%

Yours Faithfully

Signature & Name (IN BLOCK LETTERS) OF L.S./Architect
(License NO.....)

