

ENGINEER'S CERTIFICATE

FORM-R

Devendra Bhandari

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Date: 30/06/2024

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

Subject:

Certificate of Percentage of Completion of Construction Work of Commercial project No. of Commercial Building 01 of the "Gaur World Smart Street" Phase of the Project UPRERA Registration Number UPRERAPRJ674297 situated on Plot No. C-01, Sector-16B, Greater Noida (U.P.) Demarcated by its boundaries (latitude and longitude of the end-points) 28.6072, 29.6085, 77.4429, 77.441 of Tehsil Dadri, District Gautam Buddha Nagar, PIN - 201036 admeasuring 19987 sq. meter area, being developed by the company by M/s Fastidious Buildmart Private Limited having RERA Registration No. UPRERAPRJ674297.

I, Devendra Bhandari have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the Commercial project No. of Commercial Building 01 of "Gaur World Smart Street" Phase of the Project, situated on Plot No. C-01, Sector-16B, Greater Noida, (U.P.) Tehsil Dadri, District Gautam Buddha Nagar, PIN - 201036 admeasuring 19987 sq. meter area, being developed by the company by M/s Fastidious Buildmart 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.

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

- (i) Shri Atosh Agarwal (Atwin) as Architect
- (ii) Shri V.D Sharma as Structural Consultant
- (iii) M/s CESPL as MEP Consultant
- (iv) Shri Anand Singh as Site Incharge

2. The Project Phase I comprises of land area 14016.00 sq.mt having FAR(54130.75) sq.mt had already been completed and completion taken from Greater Noida Industrial Development Authority (GNIDA) and for the remaining land area 5971.00 sq.mt having FAR(29814.65) sq.mt would be taken later in Phase II for which separate RERA Registration number would be taken. 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. 314.39 cr (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 30-06-2024 is calculated at Rs. 312.39 cr (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. 2.00 cr (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 30-06-2024 date is as given in Tables A and B below :

Table A

Building/Wing/Tower bearing Number _____ or called _____

(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. 267.23 cr
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100	Rs. 265.53 cr
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	99.36%
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs.1.70 cr
		0.00
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra Items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	99.36%

(Enclose separate sheets for the cost calculations for each unit/building or tower)

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. 47.16 cr
2	Cost incurred as on (based on the actual cost incurred as per records)	Rs. 46.86 cr
3	Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100	99.36%
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	Rs.0.30 cr
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	0.00
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra Items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	99.36%

(Enclose separate sheet for the cost calculations)

Signature: 
Name: DEVENDRA BHANDARI
BE (Civil), MP (URP)
Lic member-IBC
Fellow Member-ITPI-1989-38
AADHAS CARD-966826611474
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