



रामपुर विकास प्राधिकरण, रामपुर

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Annexure 2: Engineer Certificate (Form-REG-2)

Form-REG-2

ENGINEER'S CERTIFICATE (On Letter Head)

(To be submitted at the time of Registration of Project)

No. 02/RDA

Date: 04/09/2025

Information as on 04-09-2025

Subject: Subject: Certificate of amount incurred on Vyomkesh avasiye yojna for Acquisition and Development of land situate on Khasra nos(details of khasaras attached) demarcated by its boundaries (28.78783889, 79.04970278), (28.77894167, 79.05777222), (28.78488056, 79.05897222), (28.78314722, 79.04845) to the North, to the South , to the East to the West of Villages Pahadi, Barhpura Sharqi, Tashka, Bhamraua Tehsil Sadar, Rampur Development Authority, District Rampur, PIN 244901 , admeasuring 500585 sq. meter area, being development by Rampur Development Authority and (Promoter ID), having Separate A/c No 44338603544 Bank Name SBI, Main Branch Nawab Gate Beside Akashwani Rampur Uttar Pradesh collection account A/c No. 44338079797 Bank Name SBI, Main Branch Nawab Gate Beside Akashwani Rampur Uttar Pradesh Transcation A/c No. 44338609239 Bank Name SBI, Main Branch Nawab Gate Beside Akashwani Rampur Uttar Pradesh.

I Manoj kumar Shishodia have undertaken assignment as Project Engineer for certifying the amount incurred for the work done for the the project Vyomkesh Avasiye Yojna At Village Badhpura Sharqi, Tashka, Bhamraua & Pahadi (list of khasra nos. attached) along Nainital Bypass Road, Rampur (U.P.), admeasuring 500585.00 sq.mts area being developed by Rampur Development Authority.

1. Following technical professionals were appointed by me for verification / certification of the cost: -
 - (i) M/s ARCON as Licensed Surveyor/ Architect
 - (ii) M/s ARCON as Structural Consultant
 - (iii) M/s ARCON as MEP Consultant

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

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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, labor 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. lakh)							
Table A							
Building/Wing/ Block /Tower Number or Name							
1	2	3	4	5	6	7	8
S.N	Task/ Activity	Total Estimated Cost	Amount incurred till now	% work done as per latest REG-1	Expenditure computed as per REG-t (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	NA					
2	Total Number of Basement and Plinth	NA					
3	Total Number of Podiums	NA					
4	Stilt Floor	NA					
5	Total Number of Slabs of Super Structure	NA					
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	NA					
7	Sanitary Fittings within the Flat/Premises.	NA					
8	Electrical Fitting within the Flat/Premises	NA					
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	NA					

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10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing, Overhead and Underground Water Tanks	NA					
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFPNOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.	NA					
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.	NA					
TOTAL							
(Prepare separate table for each Building/Wing/ Block /Tower. In case of multiple Building/Wing/ Block /Tower, the tables must be numbered as A1, A.2							(In Rs. lac)

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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	Amount incurred till now	% 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. 1)
1	Internal Roads & Footpaths	594192147.06	0	0	0	0	0
2	Water Supply/Drinking Water Facilities	58130599.16	0	0	0	0	0
3	Sewerage (chamber, lines, Septic Tank, STP)	113124041.08	0	0	0	0	0
4	Storm Water Drain	118066973.65	0	0	0	0	0
5	Landscaping & Tree Planting	24308000.00	0	0	0	0	0
6	Street Lighting	242608917.02	0	0	0	0	0
7	Community Buildings	24308000.00	0	0	0	0	0
8	Treatment & Disposal of Sewage and Sullage water /STP	NA	0	0	0	0	0
9	Solid Waste Management & Disposal	NA	0	0	0	0	0
10	Water Conservation, Rainwater Harvesting	18231000.00	0	0	0	0	0
11	Energy Management/Use of Renewable Energy	NA	0	0	0	0	0
12	Fire Protection and Fire Safety Requirements	NA	0	0	0	0	0
13	Electrical Sub Station, Control Panel & Meter Room	26800000.00	0	0	0	0	0
14	Receiving Station	NA	0	0	0	0	0

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15	Plan of Development Works	378592139.66	0	0	0	0	0
16	Emergency Evacuation Services	0	0	0	0	0	0
17	Common Facilities in Basement	0	0	0	0	0	0
18	Others, if any (Electric trench and other)	376937073.06	0	0	0	0	0
	TOTAL	2435270890.69	0	0	0	0	0

3. We estimate the Total Cost for completion of the project under reference as **Rs.2435270890.69** (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 Authority under whose jurisdiction the mentioned project is being developed.

4. The admissible expenditure till date is Rs. nill (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.

Yours Faithfully


14/9/2025

Er. Manoj Kumar Shishodia
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क्र.सं.	ग्राम	गाटा सं०	क्षेत्रफल
1	ताशका	454/2	0.19
2		455	0.126
3		456	0.228
4		457	0.278
5		458	0.24
6		460	0.215
7		461मि	0.089
8		461/2	0.557
9		462/2	0.038
10		463	0.076
11		464/1	0.569
12		465	0.101
13		466	0.164
14		467	0.0662
15		468	0.164
16		469	0.063
17		472	0.051
18		473	0.2413
19		474/1	0.11175
20		474/2	0.08575
21		475	0.152
22		476	0.455
23		930	0.01
24		931	0.021
25		932	0.164
26		933/1	0.038
27		933/2	0.235
28		934	0.018
29		938	0.0975
30		459	0.329
31		462/1	0.215
32	भमरौआ	490	0.188
33		491	0.1891
34		507	0.016
35		496	0.1265
36		494	0.445
37		488	0.455
38		502	0.012

39		471	0.013
40		477	0.04
41		489	0.127
42		493	0.048
43		505	0.01
44	बडपुरा शर्की	1	1.461
45		2	0.566
46		6	0.499
47		7	0.519
48		10	0.942
49		11	0.57
50		13 मि	0.578
51		13 मि	0.5548
52		15	0.584
53		26	0.168
54		33	1.069
55		34	0.365
56		37	0.164
57		38	0.468
58		39	1.468
59		40	0.181
60		42	0.225
61		51	0.2146
62		52	0.433
63		70	0.0928
64		71	0.208
65		72	0.185
66		73	1.045
67		14	0.968
68		12	0.627
69		5	1.298
70		50	0.04
71		25	0.004
72		3	0.034
73		4	0.038
74		9	0.075
75		16	0.013
76		32	0.053

77		36	0.023
78		41	0.017
79	पहाडी	170	0.015
80		231	0.11
81		243	0.0312
82		253	0.437
83		254	0.403
84		257	0.425
85		258	0.075
86		260	0.265
87		264	0.382
88		265	1.52
89		273	0.714
90		275	0.797
91		276	0.658
92		277	0.243
93		278	0.243
94		279	0.385
95		282	0.553
96		283	0.547
97		284	0.762
98		285	0.562
99		286	0.408
100		287	0.762
101		288	0.205
102		289	0.379
103		292	0.31
104		293	0.339
105		294	0.259
106		295	0.471
107		296	0.591
108		298	0.551
109		299	0.468
110		300	0.402
111		301	0.797
112		302	0.487
113		303	0.701
114		307	0.686
115		308	0.519
116		309	0.683
117		312	0.655

118		313	0.246
119		314	0.322
120		315	0.218
121		316	0.164
122		318	0.341
123		324	0.987
124		327	0.304
125		330	1.136
126		331	0.809
127		332	0.793
128		335	0.442
129		338	0.604
130		339	0.238
131		342	0.277
132		343	0.01
133		344	0.663
134		345	0.0462
135		346	0.212
136		350	0.31
137		352	0.218
138		357	0.288
139		321	1.23
140		251	0.385
141		336	0.679
142		360	0.131
143		262	0.056
144		337	0.269
145		325	0.807
146		320	0.1142
147		250	0.658
148		261	0.115
149		263	0.408
150		317	0.379
151		353	0.1488
152		353	0.0212

153		297	0.433
154		320	0.8378
155		273	0.051
156		274	0.158
157		280	0.023
158		290	0.054
159		311	0.048
160		323	0.126
161		334	0.038
162		341	0.024
163		252	0.022
164		256	0.003
165		269	0.013
166		281	0.071
167		326	0.007
168		328	0.066
169		329	0.074
170		340	0.065
171		348	0.048
172		351	0.028
173		355	0.063
174		358	0.006
175		168	0.009
176		236	0.03
177		291	0.092
178		306	0.107
179		310	0.089
180		319	0.009
181		322	0.079
182		347	0.023