

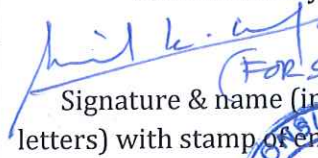
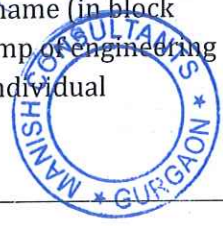
Engineer's Certificate ¹		
Report for quarter ending		30 th June, 2019
Subject		Certificate of percentage of completion of construction work of the project at the end of the quarter:
1.	I/we have undertaken assignment as engineer for certifying percentage of completion of construction work of the above-mentioned project as per the approved plans and approved structural drawings duly vetted by the proof consultant.	
	Sr. No.	Particulars
		Information
	1.	Project/phase of the project
		2.425 Acres Commercial Colony (by the name of "3Roads" and "Mii Tower")
	2.	Location
		Village Badshahpur, Tehsil & District Gurugram, Sector 70, Haryana.
	3.	Licensed area in acres
		2.425 Acres
	4.	Area for registration in acres
		2.425 Acres
	5.	HARERA registration no.
		38 of 2017
	6.	Name of licensee
		Ojos Developers Private Limited
	7.	Name of collaborator
		N.A.
	8.	Name of developer
		Ojos Developers Private Limited
2.	Details related to inspection are as under	
	1.	Date of certifying of percentage of construction work/ site inspection
		08/07/2019
	2.	Name of engineering firm/ individual
		Manish Consultants



	3.	Date of site inspection	05/07/2019
3.	Following technical professionals are appointed by promoter: - (as applicable)		
	Sr. No.	Consultants	Name
	1.	Site engineer	Ashutosh Mishra
	2.	Structural consultant	Manish Consultants
	3.	Proof consultant	Vintech Consultants
	4.	MEP consultant	UCA, Envirotech, KEPL
	5.	Quantity surveyor	Jitendra Kumar
4.	We have estimated the cost of the completion of the Civil, MEP and allied works, of the building(s) of the project/ phase for which occupation certificate/ completion certificate is to be obtained by the promoter. Our estimated cost calculations are based on the structural drawing/ plans made available to us for the project under reference by the developer and consultants and the schedule of items and quantity for the entire work as calculated by the quantity surveyor appointed by the developer/ engineer and the site inspection carried out by us.		
	1.	Total estimated cost for completion of the building(s) in the aforesaid project under reference	(Total of table A and table B) 70 CR
	2.	Estimated cost incurred till date (based on site inspection)	58 CR
	3.	The balance cost of completion of the civil work/ MEP and allied works of the building(s) of the project for obtaining occupation certificate/ completion certificate from department of Town & Country Planning, Haryana	12 CR
5.	The estimated total cost of project is with reference to the Civil work/ MEP and allied works required to be completed for the purpose of obtaining occupation certificate/ completion certificate for the building(s) from the Town and Country Planning, Haryana being the competent authority under whose jurisdiction the aforesaid project is being implemented.		

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6.	The amount of estimated cost incurred so far has been calculated on the basis of amount of total estimated cost.
7.	I certify that the project work has been executed as per compliance of standard engineering procedure, conforming to relevant BIS and as per prescribed norms.
8.	I also certify that the work has been executed as per approved drawings, statutory/ mandatory approvals, Haryana Building Code, 2017/ National Building Code (wherever applicable) and the material used in the construction, infrastructure work and internal development works are as per the projected standard as envisaged in the registration and brochure, publication material and other documents shared with the buyers in this regard
9.	I also certify that the cost of the civil work/ MEP and allied work for the aforesaid project as completed on the date of this certificate is as given in table A and table B below;

Date	: 29/07/2019	Yours faithfully,  Signature & name (in block letters) with stamp of engineering firm/ individual 
Place	: Gurgaon	
Local authority license no.	: MIA Struct E M009	
Local authority license no. valid till (date)	: N/A	

*Note	
1.	The scope of work is to complete entire real estate project as per drawings approved from time to time so as to obtain occupation certificate/ completion certificate.
2.	(*) Quantity survey can be done by office of engineer or can be done by an independent quantity surveyor, whose certificate of quantity calculated can be relied upon by the engineer. In case of independent quantity surveyor being appointed by promoter, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of engineer, the name of the person in the office of engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*).
3.	The estimated cost includes all labour, material, equipment and machinery required to

	carry out entire work.
4.	As this is estimated cost, any deviation in quantity required for development of the real estate project will result in amendment of the cost incurred/ to be incurred.
5.	All component of work with specifications are indicative and not exhaustive.

Table – A		
Building/ tower no.	Tower A, B and C	
Name of the building/ tower if any	-	
Percentage of work done with reference to total estimated cost (to be prepared separately for each building/ tower of the real estate project/ phase of the project)		
Sr. No.	Particulars	Amount (Rs. in lacs)
1.	Total estimated cost of the building/ tower as per registration no. 38 of 2017 comes to	66.18 CR
2.	Total expenditure on the project/ phase	53 CR
3.	Percentage of work done with reference to total estimated cost	80 %
4.	Balance estimate cost to be incurred on the project	13.18 CR
5.	Cost incurred on additional/ extra items as on 30 th June 2019 not included in the estimated cost (Table - C)	NIL

Table - B			
Internal & External development works in respect of the entire project/ phase of the project			
Sr. No.	Particulars	Amount (Rs. in lacs)	
		External development works	Internal development works
1.	Total estimated cost of development works including amenities and facilities in the project/ phase as per the approved layout plan	3.22 CR	60 Lacs



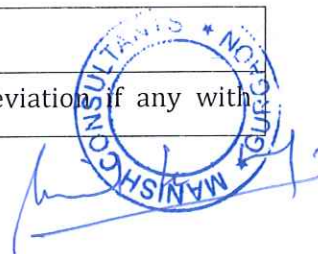
	as on 30 th June 2019		
2.	Expenditure incurred as on 30 th June 2019	1.2 CR external works	38 lacs internal plaza works
3.	Work done in percentage (as percentage of the total estimated cost)	37 %	63 %
4.	Balanced cost to be incurred (based on estimated cost)	2.02 CR	22 Lacs
5.	Cost incurred on additional/ extra items as on 30 th June 2019 not included in the estimated cost (table-D)	NIL	NIL

Table - C		
EDC/ IDC etc in respect of the entire project/ phase of the project		
Sr. No.	Particulars	Amount (Rs. in lacs)
1.	Total external development cost and infrastructure development charges as prescribed by the government as on 10 th August 2017	925.1
2.	EDC, IDC paid so far as on 30 th June 2019	925.1
3.	EDC, IDC paid in terms of percentage of total EDC, IDC, etc.	100 %
4.	Balance EDC/ IDC to be paid	-

Table - D		
List of extra/ additional items executed with cost. (which were not part of the original estimate of total cost)		
Sr. No.	Particulars	Amount (Rs. in lacs)
1.	Total external development cost and infrastructure development charges as prescribed by the government.	N/A

Note: (*) extend as per requirement

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1.	The % of work done	The % of estimated cost	The deviation if any with



		incurred	remarks
2.	The % of the work done as on date	The % of work to be done by this time as per original projection	The deviation if any with remarks