

MILIND RATHI
M.E.(Struct) M.I.E.,F.I.V.

**CONSULTING
STRUCTURAL
DESIGNER
&
CHARTERED
ENGINEER**

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FORM-2 [see Regulation 3]

ENGINEER'S CERTIFICATE

Date:21-7-2017

To,
Shri Pankaj Suresh Borole,
ADD: 1, Pankaj Nagar, Chopda
Dist: Jalgaon, 425107

Subject: Certificate of Cost Incurred for Development of Pankaj Residency for Construction of 02 (Two) buildings (A & B Wings) of the First Phase (MahaRERA Registration Number Applied for) situated on the Plot bearing Final Plot no 1 to 5 (One to Five) of G. Number 1048 to 1051 of Chopda, demarcated by its boundaries

21° 14' 09"N 75° 18' 22"E to the north 21° 14' 07"N 75° 18' 22"E to the south

to the east 21° 14' 08"N 75° 18' 20"E to the west

of Chopda village Chopda, Taluka, Jalgaon District, PIN: 425107,

Admeasuring 1967.43 SQMTS area being developed by Shri Pankaj Suresh Borole,

Ref: MahaRERA Registration Number: Number applied for

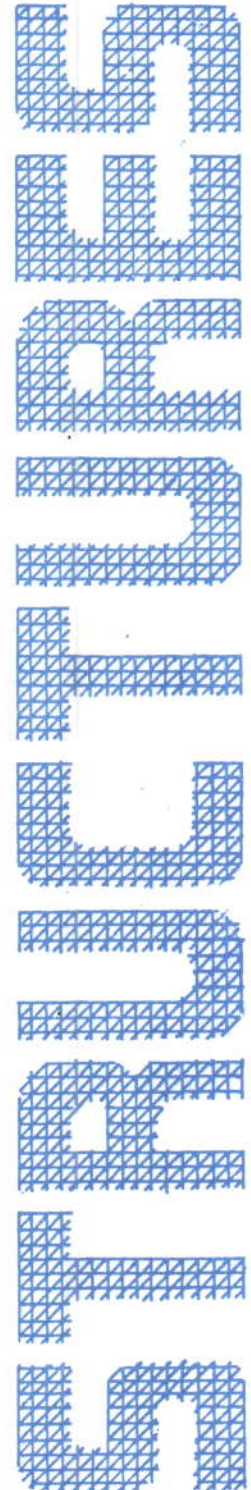
Sir,

I **Milind Shyamsundar Rathi** have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being 2 Building(s) situated on the plot bearing Final Plot no: 1 to 5 **G.No 1048 to 1051** of taluka **Chopda** District **Jalgaon** PIN **425107** admeasuring **1967.43** sq.mts. area being developed by **Mr. Pankaj Borole**

1. Following technical professionals are appointed by Owner / Promoter:-

- (i) **Shri. Dyaneshwar Nikam** as L.S. / Architect;
- (ii) **Shri. Milind Rathi** as Structural Consultant
- (iii) **Shri. Milind Rathi** as Quantity Surveyor *
- (iv) **Shri. Santosh Baviskar** as Site Supervisor

2. We have estimated the cost of the completion to obtain Occupation Certificate/Completion Certificate, 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 Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by **Shri. Milind Rathi** quantity



Surveyor* appointed by Developer/Engineer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 2,66,08,800/-** (Total of Table A and B). The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for the purpose of obtaining occupation certificate / completion certificate for the building(s) from the **Chopda Municipal Council** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs. 98,84,800/-** (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.

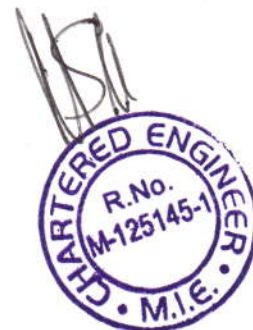
5. The Balance cost of Completion of the Civil, MEP and Allied works of the Building(s) of the subject project to obtain Occupation Certificate / Completion Certificate from **Chopda Municipal Council** (planning Authority) is estimated at **Rs. 1,67,24,000/-** (Total of Table A and B).

6. I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date of this certificate is as given in Table A and B below :

TABLE A (Wing B)

(to be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on 21-07-2017 date of Registration is	Rs. 1,44,48,000/-
2	Cost incurred as on 21-07-2017 (based on the Estimated cost)	Rs. 86,68,800/-
3	Work done in Percentage (as Percentage of the estimated cost)	60%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.57,79,200/-
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	N.A



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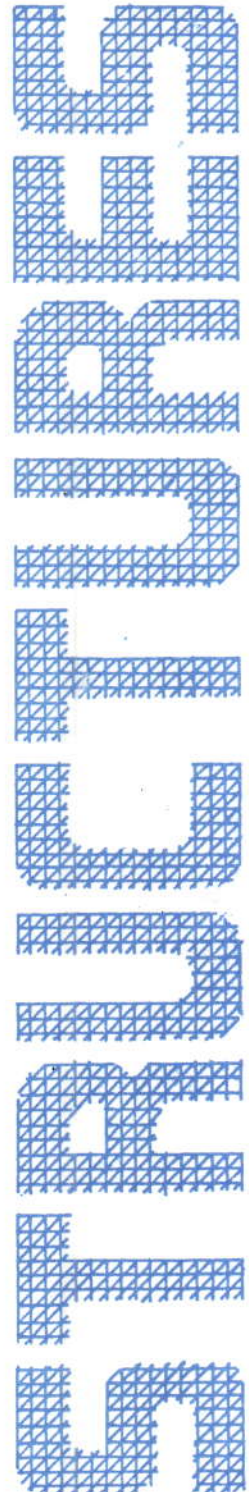


TABLE A (Wing A)

(to be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on 21-07-2017 date of Registration is	Rs. 1,21,60,800/-
2	Cost incurred as on 21-07-2017 (based on the Estimated cost)	Rs. 12,16,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	10%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.1,09,44,800 /-
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	N.A

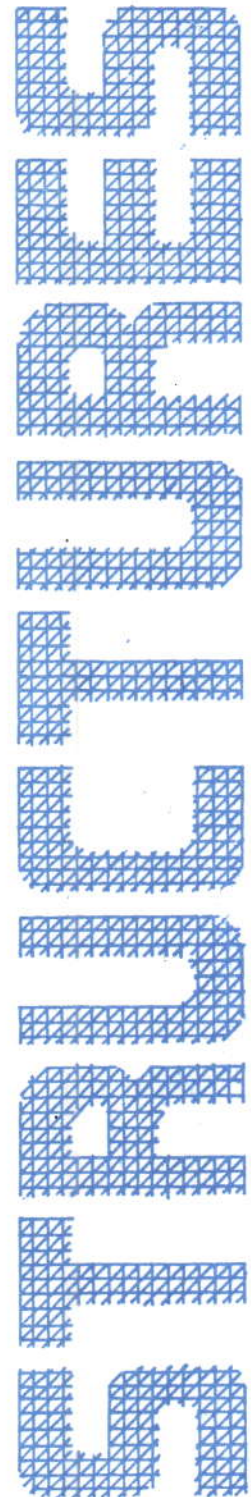
TABLE B

(to be prepared for the entire registered phase of the Real Estate Project)

Sr. No	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on date of Registration is	Nil
2	Cost incurred as on _____	Nil
3	Work done in Percentage	Nil
4	Balance Cost to be Incurred	Nil
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Nil

Yours Faithfully

Milind Rath


(License No – M-125145)
Chartered Engineer**MILIND RATHI**
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*** 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 Developer, 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 labor, material, equipment and machinery required to Carry out entire work.
4. As this is an 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 components of work with specifications are indicative and not exhaustive.

Annexure A

List of Extra / Additional Items executed with Cost
(Which were not part of the original Estimate of Total Cost)



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