



PRAMOD S. PATIL
(D.C.E.)
ARCHITECTS/ ENGINEERS
PACHORA, DIST - JALGAON

Date: 10/07/2017

ENGINEER'S CERTIFICATE

To,
GokulDham, Gat No.172,
S.No. 160, Girana Puming Road, Pachora
Yogeshwar Builders & Developers,
S.No. 138/6B/1, Plot No.8, Jargaon,
Pachora. Tal- Pachora Dist - Jalgaon

Subject: Certificate of Cost Incurred for Development of **GokulDham** for Construction of 19 Row houses (MahaRERA Registration Number) situated on the Plot no bearing 6to11/1to16,G.N -172, S No.- 160 demarcated by boundaries (latitude and longitude of the end points) to the North- plot no 5 , to the South plot no - 6 to 11/ 17 , to the East 12 m wide road, to the West G.N - 172(part Of),of Division Pachora,Taluka Pachora, District Jalgaon, PIN 424201 admeasuring 1184.00 sq.mts. area being developed by **Yogeshwar Builders & Developers.**

Ref: MahaRERA Registration Number Applied for

Sir,

I Mr Pramod Subhash Patil have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being, 19 Rowhouses, situated on the plot bearing , CTS No.- 160 Final Plot no - 6 to11/1 to 16 of Division Pachora,Taluka Pachora, District Jalgaon, PIN 424201 admeasuring 1184.00 sq.mts. area being developed by **Yogeshwar Builders & Developers.**

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

- (i) M/s Smt Bhagyshri D. Patel L.S. / Architect ;
- (ii) M/s / A V Consultant as Structural Consultant
- (iii) M/s /Shri Rajesh Shankar Bodke as MEP Consultant
- (iv) M/s /Shri Rajesh Shankar Bodke as Quantity Surveyor *

2. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied works, of the Rowhouses of the project. Our estimated



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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 Rajesh Shankar Bodke quantity Surveyor* appointed by Developer, 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 said rowhouses of the aforesaid project under reference as Rs (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 Rowhouses from the Nagarpalika Pachora Dist Jalgaon being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 54,83,922/-(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 Rowhouses of the subject project to obtain Occupation Certificate / Completion Certificate from Nagarpalika Pachora Dist Jalgaon(planning Authority) is estimated at Rs 84,75,884/-(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

Rowhouses Bearing Number 6 to 11/1 to 16 or called " GokulDham "

Sr.	Particulars	Amount
1	Total Estimated cost of the Rowhouses as on 1-08-2017 date of Registration is	1,29,59,806/-
2	Cost incurred as on on 1-08-2017 date (based on the Estimated cost)	51,83,922/-
3	Work done in Percentage (as Percentage of the estimated cost)	40 %



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4	Balance Cost to be Incurred (Based on Estimated Cost)	77,75,884/-
5	Cost Incurred on Additional /Extra Items as on 1-08-2017 not included in the Estimated Cost (Annexure A)	Till Not Applicable

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

Sr.	Particulars	Amount
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 1-08-2017 date of Registration is	10,00,000/-
2	Cost incurred as on 1-08-2017 (based on the Estimated cost)	3,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	30%
4	Balance Cost to be Incurred (Based on Estimated Cost)	7,00,000/-
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	

Yours Faithfully

Pramod S. Patil
Pramod S. Patil
(D.C.E.)
Architects/Engineer
Pachora, Dist. Jalgaon

Signature of Engineer
Licence No - 12013063

*** 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



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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 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.