

MAHESH BALPANDE

CIVIL ENGINEER

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Annexure – B

FORM – 2

[See Regulation 3]

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for Withdrawal of Money from Designated Bank Account)

Date:27/09/2023

To,
The Tirupati Developers,
3rd Floor NKY Towers, Ajani Square,
Wardha Road,
Nagpur - 440015

Subject: Certificate of Cost Incurred for Development of **Dhanbhoomi 1** having MahaRERA Registration Number P50500008320 being Developed by Tirupati Developers

Sir,

1. I / We Tirupati Developers have undertaken assignment of Certifying Estimated Cost for Dhanbhoomi 1 having MahaRERA Registration Number P50500008320 being Developed by Tirupati Developers.
2. We have estimated the cost of Civil, MEP and Allied Works required for completion of the apartments & proportionate completion of internal & external works of the Project as per the specifications mentioned in the Agreement of Sale. Our estimated cost calculations are based on the Drawings/Plans made available to us for the Project under Reference by the Developers / Consultants. The Schedule of Items & Quantity required for the entire work as calculated by **Mr. Mahesh Balpande** Project Manager (Civil)* appointed by the Developer/Engineer, the assumption of the cost of material, labour & other inputs made by the Developer, and the Site Inspection carried out by us to ascertain / confirm the above analysis given to us.
3. We estimate Total Estimated Cost of completion of the aforesaid Project mentioned under reference at Rs. **3,69,08,823/-** (Total of Table A & B) at the time of Registration. The estimated Total Cost of Project is with reference to the Civil, MEP & Allied Works

completion of the apartments & proportionate completion of internal & external works, as per the specifications mentioned in the Agreement of Sale & for the purpose of obtaining Occupation Certificate / Completion Certificate for the Building(s) / Wing(s) / Layout / Plotted Development from the **NMRDA** being the Planning Authority under whose jurisdiction the aforesaid Project is being implemented.

4. The Estimated Cost incurred till date is calculates to Rs. **3,50,63,383/-** (Total of Table A & B). The Amount of Estimated Cost Incurred is calculated on the basis of input materials / services used & unit cost of these items.
5. The Balance Cost of completion of the Civil, MEP & Allied Works for completion of Apartments & proportionate completion of internal & external works, as per specifications mentioned in Agreement of Sale, of the aforesaid Project is estimated at Rs. **18,45,441** (Total of Table A & B).
6. I Certify that the cost of Civil, MEP & Allied Work for apartments & proportionate internal & external works, as per the specifications mentioned in Agreement of Sale, of the aforesaid Project as completed on the date of this certificate is as given in Table A & B below:

TABLE - A

Building / Wing / Layout / Plotted Development bearing Number _____ or called _____ (to be prepared separately of each Building / Wing / Layout / Plotted Development of the Real Estate Project)

S. No.	Particulars	Amount (in Rs.)
1.	Total Estimated Cost of Building / Wing / Layout / Plotted Development as on date of Registration is	
2.	Cost incurred as on date of Certificate	
3.	Work Done in Percentage (as Percentage of Estimated Cost)	
4.	Balance Cost to be incurred ** ((based on Estimated Cost)	
5.	Cost incurred on Additional / Extra Items not included in the Estimated Cost (Table-C)	

Note : Not applicable in case of Projects in Plotted Development and Sale of Land

TABLE - B

Internal & External Development Works in respect of Registered Phase

S. No.	Particulars	Amount (in Rs.)
1.	Total Estimated Cost of Internal & External Development Works including amenities & facilities in the Layout as on date 27/09/2023	Rs. 3,69,08,823/-
2.	Cost incurred as on date of Certificate 27/09/2023	Rs. 3,50,63,383/-
3.	Work Done in Percentage	95%
4.	Balance Cost to be incurred ** ((based on Estimated Cost)	Rs. 18,45,441 /-
5.	Cost incurred on Additional / Extra Items not included in the Estimated Cost (Table-C)	NIL

Yours faithfully,



Mr. Mahesh Balpande

[Not less than Bachelor's Degree Holder or equivalent as per Section 2(u) of the Act] : B.E. (Civil)
Local Authority License Number (if applicable) : (NIT LS. NO. - 4069)

Agreed & Accepted by:



Signature of Promoter
Name: Prashant Bongirwar
Date: 27/09/2023



TABLE - C

List of Extra / Additional / Deleted Items considered in the Cost
(Which were not parts of the original Estimate of Total Cost)

S. No.	List of Extra / Additional / Deleted Items	Amount (in Rs.)
1.	NIL	
2.		