• Planning
• Estimate
• Designing

Sachin Pahade
B.E. (Civil)
M.Tech. (Structure)
Govt. Contractor

Ref. No.

Date : .....

The Maharashtra Real Estate Regulatory Authority (General) Regulations 2017

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 Account-Project-wise)

Date: 31-03-2021

To

Shri. Vinod P. Dhoble,
Shri. Surendra R Mahakalkar
Shri. Dhanraj R Bhalerao&
Shri. Sunil P. Dhoble
Wardha

Subject: Certificate of Cost Incurred for Development of **Balaji Town** for Construction Work of No. of Building(s)/--Wing(s) of the **Single** Phase of the Project [**P50500021472**] situated on the City Survey no. /**Kh.no.510/1**, demarcated by its boundaries **Kh. No. 511 &Kh. No.509** totheNorth, **Belgaon Shiv** totheSouth, **Kh. No.509 &Kh. No. 495** to theEast, **Kh. No.515** to the West, Division- **Nagpur**, Village- **UMRED**, Taluka- **UMRED**, District-**NAGPUR**, PIN: **441203** admeasuring **25324.37Sq.m**. area being developed by **Shri. Vinod P. Dhoble, Shri. Surendra R Mahakalkar Shri. Dhanraj R Bhalerao& Shri. Sunil P. Dhoble Jointly.**

Ref: MahaRERA Registration Number P50500021472

Sir,

I/~~We~~**SachinPahade**have undertaken assignment as **Licensed Surveyor** of certifying Percentage of Completion of Construction Work of _No. of Building(s)/Wing(s) of the **Single** Phase of the Project [**P50500021472**] situated on the City Survey no./**Kh.no.510/1**Division- **Nagpur**, Village- **UMRED**, Taluka- **UMRED**, District-**NAGPUR**, PIN: **441203** admeasuring **25324.37Sq.m**. area being developed by **Shri. Vinod P. Dhoble, Shri. Surendra R Mahakalkar Shri. Dhanraj R Bhalerao& Shri. Sunil P. Dhoble Jointly.**

Office : C/o Pahade Traders, Bachelor Road, Krishna Nagar, Wardha - 442001.
Ph.No. (07152) 243649 (Office), 240558 (R), Mo. 9372911064

1. Following technical professionals are appointed by Owner/Promoter:-
   i. ~~M/s~~/Shri/~~Smt~~**SachinPahade**as **Licensed Surveyor**;
   ii. ~~M/s~~/Shri/~~Smt~~_____ as Structural Consultant;
   iii. M/s._____ as MEP Consultant;
   iv. M/s._____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 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 bySachinPahadequantity Survivor 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. 80,00,000/-** (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 **Nagar Parishad Umred** being the planning Authority under whose jurisdiction the aforesaid project is being Implemented.

4. The Estimated cost Incurred till date is calculated at RS. **Rs. 69,79,797/-** (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 **Nagar Parishad Umred** (Planning Authority) is estimated at **RS.10,20,203/-** (Total of table A and B).

6. I certify 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

~~Building/Wing bearing Number or~~ called Balaji Town
(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 onDate of registration is	NA
2	Cost incurred as on **31/03/2021**(based on the Estimated cost)	NA
3	Work done in Percentage (as Percentage of the Estimated cost)	NA
4	Balance Cost to be Incurred (Based on Estimated cost)	NA
5	Cost Incurred on Additional/ Extra items as on **31/03/2021** not included in the Estimated Cost (Annexure A)	NA

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

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	Rs.80,00,000/-
2	Cost incurred as on**31/03/2021**(based on the Estimated cost)	Rs.69,79,797/-
3	Work done in Percentage (as Percentage of the Estimated cost)	87.24%
4	Balance Cost to be Incurred (Based on Estimated cost)	Rs.10,20,203/-
5	Cost Incurred on Additional/ Extra items as on**31/03/2021** not included in the Estimated Cost (Annexure A)	N.A.

Yours Faithfully



Er. SachinPahade

Date: 31-03-2021

*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 survivor 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 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 an estimated cost any division in quantity required for development of the real estate project will result amendment of the cost inquired / to be inquired.
5. All components of work with specification are indicative and not exhaustive.

Annexure A

List of Extra / additional Items executed with Cost

(Which were not part of the original estimated of total cost)

Explanation 1. – The increase in construction cost due to execution of extra/ additional items as certified by the Engineer in Annexure A, shall be allowed to be added in Form 3