

FORM-2
ENGINEER'S CERTIFICATE

Date: 16/05/2022

To

M/s PREETANSH DEVELOPERS.

Subject : Certificate of Cost Incurred for Development of Commercial & Residential Buildings having **Ground + Six Floors** of "KINGS CITY" [to be registered in RERA] situated on the Plot bearing **Plot No : 111, Gut No : 21(PT),24(PT),25(PT),26(PT),27(PT),35(PT), Village : Balapur, Aurangabad – 431 001,** demarcated by its boundaries to the

South : 24 M DP Road, **North :** Gut No : 26 (Part),

East : Amenity Plot, **West :** Gut No : 35(Part).

Division : Village : Balapur, Aurangabad – 431 001, admeasuring Area : 3616.65 Sq. Mts. Area being Developed By : **M/s PREETANSH DEVELOPERS.**

its Partners :

- 1) Mr. Vinod Murarilal Agrawal,
- 2) Mr. Pritesh Santosh Dhanuka,
- 3) Mr. Satyanarayan Ramgopal Agrawal,

Correspondence Add : A-201, Plot No: 31-N, MIDC Chikalthana, Aurangabad.

Sir

I/ We/ have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under RERA being Commercial & Residential Buildings having **Ground + Six Floors** of "KINGS CITY" [to be registered in RERA] situated on the Plot bearing **Plot No. 111, Gut No : 21(PT),24(PT),25(PT),26(PT),27(PT),35(PT), Village : Balapur, Aurangabad – 431,** admeasuring **3616.65 Sq. Mts.** area being developed by : **M/s PREETANSH DEVELOPERS.** Through its Partners : **1) Mr. Vinod Murarilal Agrawal, 2) Mr. Pritesh Santosh Dhanuka, 3) Mr. Satyanarayan Ramgopal Agrawal**

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

- i. Ar. Yogesh Zawar (Reg. No. CA/98/23394), Architect;
- ii. Er. Shrinivas L Karanjikar (Reg. No.E – 210/95) Aurangabad as Structural Consultant.
- iii. Er. Rahul Deshpande as MEP Consultant.
- iv. Er. Manoj Joshi, Aurangabad as Quantity Surveyor

2. We have estimated the cost of the completion to obtain Occupancy Certificate/ Completion Certificate, of the Civil, MEP and Allied works, of the Building 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 **Mr. Manoj Joshi**, 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.24,80,00,000/- (Rupees Twenty Four Crore Eighty Lacs Only)** 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 **CIDCO**, being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at **Rs 00.00 Lakh** 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 **CIDCO** (planning Authority) is estimated at **Rs 24,80,00,000/-**
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

Building bearing Number, **A, B, C.**

Sr. no.	Particulars	Amounts in Lakhs
1.	Total Estimated cost of the Buildings A,B,C as on 17/04/2022 date of Registration is	Rs 24,80,00,00/-
2.	Cost Incurred as on 17/04/2022 (based on the Estimated cost)	00.00
3.	Work done in Percentage (as Percentage of the estimated cost)	00%
4.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs 24,80,00,00/-
5.	Cost Incurred on Additional / Extra Items as on 17/04/2022 not included in the Estimated Cost (Annexure-A)	Nil

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 17/04/2022 Date of Registration is	2,00,00,000/-
2.	Cost Incurred as on 1/11/2021 (based on the Estimated cost)	0.00
3.	Work done in Percentage (as Percentage of the estimated cost)	0 %
4.	Balance Cost to be Incurred (Based on Estimated Cost)	2,00,00,000/-
5.	Cost Incurred on Additional / Extra Items as on 17/04/2022 not included in the Estimated Cost (Annexure-A)	Nil

Yours Faithfully

Er. Shrinivas L Karanjikar (Reg. No. E – 210/95)

SHRINIVAS L. KARANJIKAR
B.E.(Civil), M.E.(Structure), M.E.F.I.V.
Consulting Civil Engineer, Structural Designer
Govt Income Tax Approved Valuer
A.M.C. Regd. No.E-210/95
Plot No.57, Sarang Society, Near Gajanan
Maharaj Mandir, Carkheda, Aurangabad

FORM – 2 (b)

[See Regulation 3]

**CERTIFICATE OF UNDERTAKING OF
REGISTERED STRUCTURAL ENGINEER**

Date: 16/05/2022

To

MAHA Rera

Ref : Proposed work of Commercial Shopping Complex "KINGS CITY", Situated on the Plot bearing : Plot No. 111, Gut No : 21(PT),24(PT),25(PT),26(PT),27(PT),31(PT), Village : Aurangabad - District : Aurangabad, PIN : 431001, Admeasuring Area : 3616.65 Sq.Mts. For : M/s PREETANSH DEVELOPERS,

its Directors :

- 1) Mr. Vinod Murarilal Agrawal,**
- 2) Mr. Pritesh Santosh Dhanuka,**
- 3) Mr. Satyanarayan Ramgopal Agrawal**

Correspondence Add : A-201, Plot No : 31 – N, MIDC Chikalthana, Aurangabad.

I am Possessing current Registration (Reg. E-210/95) to act as **Structural Engineer** . This is to certify that I am appointed as the registered Structural Designer to prepare the Structural Reports, structural details and Structural Drawings for the above mention Project and. I am fully conversant of my Duties and Responsibilities under the regulations and assure that I shall fulfill them in all respect. I have Prepare and signed the structural design and drawing of the proposal building and further certify its structural safety and Stability.

I undertake to supply the owner and the supervisor the detailed drawings. If my Services are Terminated, I undertake to intimate the authority in writing.

Yours Faithfully

Er. Shrinivas L. Karanjikar

(Reg. No E – 210/95)

SHRINIVAS L. KARANJIKAR
REGISTERED STRUCTURAL ENGINEER
REG. NO. E-210/95
AURANGABAD
16/05/2022