OM SHREE CONSULTANTS
BUILDING PLANNERS & DESIGNERS,
GOVT. APPROVED VALUERS,
& R.C.C. CONSULTANTS,

KRUTUJA B. DERE
M.Arch. (Conservations)
Project-Co-Ordinator

B. K. DERE
B.E. (Civil), A.M.I.E., F.I.V.

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Ref. No. Date

OSC/Eng. Certi./Rera/212-A/21-22 **02-12-2021**

Form - 2

[See Regulation 3]

ENGINEER'S CERTIFICATE

(To be submitted the time of Registration of Ongoing and for withdrawal of Money from designated Account - Project wise)

To,
The Rajashree Construction, Partnership firm Through Partner Shri. Uday R. Kothawade & Others GPA Holder Shri. Suresh N. Mhaske & Others of Nashik.

Subject:- Certificate of cost Incurred for Development of [Rajashree Oyster Phase II] for Construction of Residential Building known as "OYSTER" A, B, C, D & E WINGS. Out of said wings, A & B wings are already completed & C, D, E wings are considered for the **Second** Phase (Maha RERA Regn No. P51600010467) situated on the plot bearing **Survey No. 233/2/B/1,** Plot No. ------- demarcated by its boundaries (latitude and longitude of the end points) to the North - **Open space,** to the South - **Existing Row House** to the East - **Road,** to the West - **S. No. 233/1/B/1/4,** of Div. ---------, Village - **Nashik,** Tal. - **Nashik,** Dist.- **Nashik,** PIN **422002,** Admeasuring **6000.00 Sq.mt** area being developed by **M/S. Rajashree Construction partnership firm through partner Shri. Uday R. Kothawade & Others GPA Holder Shri. Suresh N. Mhaske & others of Nashik.**

Ref :- MahaRERA Registration Number **P51600010467**

Sir
I, B. K. Dere have undertaken assignment of Certifying Estimated cost for the subject real estate project proposed to be registered under MahaRERA being **Residential Building known as "OYSTER" A, B, C, D & E WINGS.** Out of said wings, A & B wings are already completed & C, D, E wings are considered for the **Second** Phase (Maha RERA Regn No. P51600010467) situated on the plot bearing **Survey No. 233/2/B/1,** Plot No. ---------- demarcated by its boundaries (latitude and longitude of the end points) to the North - **Open space,** to the South - **Existing Row House**, to the East - **Road,** to the West - **S. No. 233/1/B/1/4,** of Div. ---------, Village - **-Nashik,** Tal.- **Nashik,** Dist.- **Nashik,** PIN - **422002**, Admeasuring **6000.00 Sq.mt** area being developed by **M/S. The Rajashree Construction, Partnership firm Through Partner Shri. Uday R. Kothawade & Others GPA Holder Shri. Suresh N. Mhaske & Others of Nashik.**

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

(i) **Shri. Umesh Bagul** - as Architect

(ii) **Shri. Prasanna Bhore** - as Structural Consultant

(iii) **M/s** ---------- - as MEP Consultant

(iv) **M/s Shri/Smt** ---------- as Quantity Surveyor

2. We have estimated the cost of the completion to obtain Occupation Certificate/Completion Certificate, of the Civil, MEP & Allied work, of the buildings 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 Developer & Consultants & The Schedule of items and quantity for the entire work as calculated by ------ quantity Surveyor * appointed by Developers/ Engineer, and the Assumption of the cost of material, labour & Other inputs made by Developer, & the site inspection carried out by us.

3. We estimate total estimated cost of completion of the buildings of the aforesaid project under reference as **Rs. 113791430.00** (Total of Table A & B). the Estimated total cost of project is with reference to the civil, MEP & allied works required to be completed for the purpose of obtaining occupation certificate & Completion Certificate for the buildings from **The Ex. Eng., TP., NMC, Nashik,** being the planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The estimated Cost incurred till date is calculated at **Rs. 104576800.00** (Total of Table A & 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 & allied works of the building of the subject project to obtain occupation certificate and Completion Certificate from **The Ex. Eng., TP., NMC, Nashik,** is estimate at **Rs. 9214630.00**

6. I certify that the cost of the civil, MEP & Allied work for the aforesaid project as completed on the date of the certificate is as given in the table A & B below.

Table A

Building bearing number ---------- or Called

(To be prepared separately for each building /wing of the Real Estate Project)

Sr. No.	Particulars	Amount
1.00	Total Estimated Cost of the building **"OYSTER Phase II"** as on **31/07/2017** dated of Registration is	**113791430.00**
2.00	Cost incurred as on **02/12/2021** (based on the Estimated Cost)	**104576800.00**
3.00	Work done in Percentage (as percentage of the estimated cost)	**0.92**
4.00	Balance Cost to be Incurred (based on estimated cost)	**9214630.00**
5.00	Cost Incurred on Additional/Extra Items as on ---------- On not included in the Estimated Cost (Annexure A)	**NIL**

Sr. No.	Main Bldg	Site Devp.	Total
C - Wing	26168776.00	0.00	**26168776.00**
D - Wing	43811327.00	0.00	**43811327.00**
E - Wing	43811327.00	0.00	**43811327.00**
Total	**113791430.00**	**0.00**	**113791430.00**

Sr. No.	Main Bldg	Site Devp.	Total
C - Wing	29513818.00	-	29513818.00
D - *Wing*	*37531491.00*	-	37531491.00
E - Wing	37531491.00	-	37531491.00
Total	**104576800.00**	**0.00**	**104576800.00**

Table B

(To be prepared separately for each building /wing of the Real Estate Project)

Sr. No.	Particulars	Amount
1.00	Total Estimated Cost of the Internal and External Development works including amenities and facilities in the layout as on **31/07/2017** dated of registration is	**0.00**

Sr. No.	Main Bldg	Site Devp.	Total
C- wing	0.00	0.00	**0.00**
D - wing	0.00	0.00	**0.00**
E - wing	0.00	0.00	**0.00**
Total	**0.00**	**0.00**	**0.00**

2.00	Cost incurred as on **02/12/2021** (based on the Estimated Cost)	**0.00**

Sr. No.	Main Bldg	Site Devp.	Total
C - wing	0.00	0.00	0.00
D - wing	0.00	0.00	0.00
E - wing	0.00	0.00	0.00
Total	**0.00**	**0.00**	**0.00**

3.00	Work done in Percentage (as percentage of the estimated cost)	**0.00**
4.00	Balance Cost to be Incurred (based on estimated cost)	**0.00**
5.00	Cost Incurred on Additional/Extra Items as on ---------- On not included in the Estimated Cost(Annexure A)	**NIL**

Yours Faithfully,

OM SHREE CONSULTANTS

PROPRIETOR

Signature of Engineer

(Licence No. AM 68370)

Note :- 1) The scope of work is to completed 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 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 plane 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 the Development of the real estate project will result amendment of the cost incurred /to be incurred.

5) All Components of work with specification are indicative and not exhaustive.

Note:- i) Wing C & D is Completed vide Comletion Certificate No. NANIVI/C-1/26127/2020 on dated 10/07/2020 throug Ex. Eng. NMC, Nashik having B/up Area 7393.37 Sqmt. ii) Wing E is Completed vide Comletion Certificate No. NANIVI/C-1/29135 on dated 24/12/2021 throug Ex. Eng. NMC, Nashik having B/up Area 1562.69 Sqmt.

Annexure A

List of Extra / Additional Items executed with Cost

(which were not part of the original Estimate of Total Cost)

NIL