

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 Account- Project wise)

Date: 11/05/2022

To,
M/s Navkar Developers
Plot No.78, Final Plot No. 10 and 11, Malegaon - 423203

Subject : Certificate of incurred for Development of **Wallfort Garden** having MahaRERA Registration Number P51600013498 being developed by M/s Navkar Developers

1. We Pankaj Gore have undertaken assignment of certifying Estimated cost for Wallfort Garden having MahaRERA Registration Number P51600013498 Registration being developed M/s Navkar Developers
2. We have estimated the cost of Civil, MEP and allied works required for completion of the apartments and proportionate completion of internal and external work 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 Developer/Consultant. The schedule of item and quantity required for entire work as calculated by Quantity Surveyor* appointed by Developer/ Engineer, the assumption of the cost of material, labour and other inputs made by 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 aforesaid project under reference at Rs. 19,87,92,081/- (Total of Table A and B) at the time of Registration. The estimated total cost of project is with reference to civil, MEP, and Allied works required for completion of the apartment and proportional completion of internal and external works, as per the specifications mentioned in the agreement of sale and for the purpose of obtaining occupation certificate /completion certificate for the Building(s), Wing(s), Layout/Plotted Development from the being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
- 4) The Estimated Cost Incurred till 31-03-2022 is calculated at Rs. 16,54,23,267/- (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the basis of input materials/ services used and the unit cost of those item.
- 5) The Balance cost of Completion of the Civil, MEP and Allied works for completion of the apartment and proportionate completion of internal and external works, as per the specifications mentioned in agreement of sale, of the project is estimated at Rs. 3,33,68,814/- (Total of Table A and B).
- 6) I certify that the Cost of the Civil, MEP and allied work for completion of the apartment and proportionate completion of internal and external works, AS per the specifications mentioned in the agreement of sale, 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/Layout/Plotted Developemnt bearing Number A to F or called Wallfort Garden
(to be prepared separately for each Building /Wing/ Layout/ Plotted Development of the Real
Estate Project)

Sr. No	Particulars	Amount in Rs.
1	Total Estimated cost of the building/wing/layout/plotted development as on the date of Registration is	19,47,92,081/-
2	Cost incurred as on date of certificate	16,14,23,267/-
3	Work done in Percentage (as Percentage of the estimated cost)	82.87%
4	Balance Cost to be Incurred** (Based on Estimated Cost)	3,33,68,814/-
5	Cost Incurred on Additional /Extra Items not included in the Estimated Cost (Table C)	Nil

TABLE B

Internal and External Development Works in respect of Registered Phase

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	40,00,000/-
2	Cost incurred as on date of certificate.	40,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost).	100%
4	Balance Cost to be Incurred (Based on Estimated Cost).	Nil
5	Cost Incurred on Additional /Extra Items not included in the Estimated Cost (Table C).	Nil

Yours Faithfully,

PANKAJ GORE



Agreed and Accepted by
For NAVAKAR DEVELOPERS

Dhulekha
Authorised Signature / Partner

Signature of Promoter
Name: Daxa M Golchha
Date: 12/05/2022

Note:

1. The scope of work is to complete Registered Real Estate Project as per drawings approved from time to time and as per specifications mentioned in agreement of sale.

2(*) Quantity survey can be done by office of Engineer or can be done by independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineers. In case of independent quantity surveyor being appointed by the Developer, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked(*)

3(**) Balance cost to be incurred (4) may vary from difference between Total Estimated Cost (1) and actual cost incurred(2) due to deviation in quantity required/ escalation of clause etc. As this is an estimated cost, any deviation in the quantity required for development of Real Estate Project will result in the amendment of cost incurred /to be incurred.

5 All components of work with specifications are indicative and not exhaustive.

6. Please specify if there are any deviation /qualifications. Example: Any deviation in inputs material used from specification in agreement of sale.

List of Extra/Additional/Deleted items considered in Cost
(which were not part of Original Estimate of Total Cost)

Table C

Sr.No.	List of Extra/Additional / Deleted Items	Ammount (In Rs.)
1		
2		