8, Yash Apartment, Shahu Nagar,
Motwani Road, Nashik Road - 422 101.
Phone : 94222 60959
Email : mbhave_1966@yahoo.co.in

MOHAN BHAVE
(B.E. Civil, M.I.E.)
Consulting Engineer & Structural Consultant

MOHAN BHAVE
(B.E. Civil, M.I.E.)

FORM-2

ENGINEER'S CERTIFICATE

Date : 02.01.2021

To,

Mr. Veerkumar R. Jain & other 3,

C/o Ar. Dharam Papneja17,

17, Adelphi Arcade,

Deoalli Camp PIN 422502.

Subject : Certificate of Cost to be incurred for Development of **Residential building known as 'Shah's Sai Residency Phase -II'**, [MahaRERA Registration Number –**P51600017009**] situated on the Plot bearing **S. No. 221A/2, Vill. Sansari, Tal. & Dist. Nashik (Geographic Location: 19.903187'N, 73.833910'E)** demarcated by its boundaries: Total Land Boundary:

Survey No. 25Part to the North, Road to the South

S. No. 221 Part to the East, S.No. 221 B to the West,

Village- Sansari, Taluka Nashik, District - Nashik - PIN 422502 admeasuring 525.00 Sq.Mts. area being developed by **M/s Shah Builders & Developers** Firm.

Ref : MahaRERA Registration Number **P51600017009**

CHARTERED ENGINEER (INDIA) ★ M123237-2 ★ MOHAN BHAVE

Scanned by CamScanner

8, Yash Apartment, Shahu Nagar,
Motwani Road, Nashik Road - 422 101.
Phone : 94222 60959
Email : mbhave_1966@yahoo.co.in

MOHAN BHAVE
(B.E. Civil, M.I.E.)
Consulting Engineer & Structural Consultant

Sir, I/ ~~We~~ Er. Mohan Bhave have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, - for construction of a **Residential Building** (s)/- Wing(s) of the Project **Shah's Sai Residency Phase -II'** [MahaRERA Registration Number - **P51600017009**] situated on the **S. No. 221A/2, Vill. Sansari, Tal. & Dist. Nashik** admeasuring 800.00 Sq.Mts. area being developed by M/S **Shah Builders & Developers**

1. Following technical professionals are appointed by Owner / Promoter :—
   (i) M/s/Shri/~~Smt~~ **Dharam Papneja** ~~as L.S./~~ Architect ;
   (ii) M/s /Shri / ~~Smt.~~ **Mohan Bhave** as Structural Consultant
   (iii) M/s /Shri / Smt. ----- as MEP Consultant
   (iv) M/s /Shri / ~~Smt.~~ **Lalit Bhansali** 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 by Mr. Lalit Bhansali - quantity Surveyor* 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. Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 1,84,06,550/-** (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 **Deolali Cantonment Board** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at **Rs. 1,72,06,796/-** (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 **Deolali Cantonment Board** (planning Authority) is estimated at **Rs. 11,99,754/-** (Total of Table A and B).
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 :

CHARTERED ENGINEER (INDIA) M123287 MOHAN BHAVE

Scanned by CamScanner

8, Yash Apartment, Shahu Nagar,
Motwani Road, Nashik Road - 422 101.
Phone : 94222 60959
Email : mbhave_1966@yahoo.co.in

MOHAN BHAVE
(B.E. Civil, M.I.E.)
Consulting Engineer & Structural Consultant

TABLE A

Residential Building 'Shah's Sai Residency Phase -II'

(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 on date of Registration is	Rs. 1,81,53,340/-
2	Cost incurred as on 02.01.2021 (based on the Estimated cost)	Rs 1,71,00,446/-
3	Work done in Percentage (as Percentage of the estimated cost)	94.2%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 10,52,894/-
5	Cost Incurred on Additional /Extra Items as on 02.01.2021 not included in the Estimated Cost (Annexure A)	-

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 date of Registration is	Rs. 2,53,210/-
2	Cost incurred as on 02.01.2021 (based on the Estimated cost).	Rs. 1,06,350/-
3	Work done in Percentage (as Percentage of the estimated cost)	42.0 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 1,46,830/-
5	Cost Incurred on Additional /Extra Items as on 31.8.2019 not included in the Estimated Cost (Annexure A)	-

Yours Faithfully,

CHARTERED ENGINEER (INDIA) M123287-2 MOHAN BHAVE

Signature of Engineer
(Licence No. M-123287/2)

Scanned by CamScanner

Yash Apartment, Shahu Nagar,
Motwani Road, Nashik Road - 422 101.
Phone : 94222 60959
Email : mbhave_1966@yahoo.co.in

MOHAN BHAVE
(B.E. Civil, M.I.E.)
Consulting Engineer & Structural Consultant

* 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 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 place 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 development of the Real Estate Project will result in amendment of the cost incurred / to be incurred. 5. All components of work with specifications are indicative and not exhaustive.

Annexure A

List of Extra/Additional Items executed with Cost
(which were not part of the original Estimate of Total Cost)

1 Consultancy Charges, Development Charges, Legal charges, Taxes other than construction activity, Advertisement charges havi'e not been considered in the project cost.

CHARTERED ENGINEER (INDIA)
M123237-2
MOHAN BHAVE

Scanned by CamScanner