VIJAY B. AMESUR
STRUCTURAL & CONSULTING ENGINEER

e-mail:- amesurvijay@gmail.com

3, Surud Appt., Near Ramdas Garden, Canada Corner, Nashik–2, Mobile No.: - 9890174531, 8446433335

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)

To,

Mr. Nitin Dayalal Kothari,
27, Swastik, Chauhan Nagar, Tapovan Road,
Tapovan, Panchvati, Nashik – 422003.

Date 10/04/2024

Subject: Certificate of Cost Incurred for Development of project having Maha-RERA Registration Number P51600019135 which is named as Monsoon Mist situated at Mauje Pardevi Shiwar on the Plot bearing GAT No. / CTS / S. No. 279/1/2 & 30/35/C-Part Final Plot No. 01 of Division Nashik Village Pardevi Taluka Igatpuri District Nashik PIN 422402 admeasuring 3,408.99 Sq. Mts. area being developed by Mr. Nitin Dayalal Kothari for quarter ended as on 31/03/2024.

Sir,

1. I/ We Mr. Vijay B. Amesur have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project named Monsoon Mist having Maha-RERA Registration Number P51600019135 being developed by Mr. Nitin Dayalal Kothari.

2. We have estimated the cost of Civil, MEP, and allied works required for the completion of the Building(s) and proportionate completion of Internal & External work of the project as per specifications mentioned in agreement of sell. Our estimated cost calculations are based on the Drawings / Plans made available to us for the project under reference by the Developer / Consultants. The scheduled of items and quantity required for the entire work as calculated by _____ Quantity Surveyor* appointed by Developer / Engineer. The assumption of the cost of material, labor 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 completion of the building(s) of the aforesaid project under reference as Rs. 6,42,56,585/- (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 completion of the building(s) and proportionate completion of internal and external works, as per specifications mentioned in the agreement of sell and for the purpose of obtaining occupation certificate / completion certificate for the building(s) / Wings(s) / Layout / Plotted Development from the Town Planning Department, Nashik being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date 31/03/2024 is calculated at Rs. 6,24,00,000/- (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the basis of input materials / services used and unit cost of the items.

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5. The Balance cost of Completion of the Civil, MEP and Allied works of the Building(s) and proportionate completion of internal and external works, as per specification mentioned in the agreement of sell of the project is estimated at Rs. 18,56,585/- (Total of Table A and B).

6. I certify that the Cost of the Civil, MEP and allied work for the building(s) and proportionate internal and external works, as per specifications mentioned in agreement of sell of the aforesaid Project as completed on the date of this certificate is as given in Table A and B below:

TABLE - A

Building Monsoon Mist

Sr. No (1)	Particulars (2)	Amounts in INR (3)
1	Total Estimated cost of the Building Monsoon Mist as on date _____of Registration	6,42,56,585
2	Cost incurred as on 31st March 2024 (based on the Estimated cost)	6,24,00,000
3	Work done in Percentage (as Percentage of the estimated cost)	97.11%
4	Balance Cost to be Incurred** (Based on Estimated Cost)	18,56,585
5	Cost Incurred on Additional /Extra Items as on not included in the Estimated Cost (Table – C).	0

TABLE – B

Internal and External Development Works in Respect of the Registered Phase

Sr. No (1)	Particulars (2)	Amounts in INR (3)
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on date_____ of Registration is	–NA–
2	Cost incurred as on date_____of Certificate (based on the Estimated cost).	–NA–
3	Work done in Percentage ZERO (as Percentage of the estimated cost).	0 %
4	Balance Cost to be Incurred (Based on Estimated Cost).	–NA–
5	Cost Incurred on Additional /Extra Items as on not included in the Estimated Cost (Table – C).	–NA–

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* 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.[**] Balance cost to be incurred [4] may be vary from difference between Total estimated cost [1] and Actual cost incurred [2] due to deviation in quantity required/ escalation of cost etc.

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.

6.All components of work with specifications are Indicative and not exhaustive.

7.Please specify if there are any deviation/qualification. Example any deviation in input material used from specification I agreement of sale

TABLE – C
List of Extra / Additional / Deleted Items considered in the Cost

Sr. No (1)	List of Extra / Additional / Deleted Items (2)	Amounts in INR (3)
1		
2		
3		

Yours Faithfully,

Vijay B. Amesur ★ Structural & Consulting Eng. ★

Name of Engineer MR. VIJAY B. AMESUR
(License No. STATE/R/2022/APL/04356)

Agreed and Accepted by Promotore

NITIN DAYALAL KOTHARI

Proprietor

Name: - MR. NITIN DAYALAL KOTHARI
Date: - 10th April 2024

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