

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: 30/09/2021.

To,

The "Chairman, Mahurgad Co. Op. Hsg. Soc Ltd.", GPA Holder M/s. Nice Home Partnership Firm
Through Partner Mr. Nilesh Shinde & Other Two, Indumati Complex, Shop No.03, Nehru Nagar Bus
Stop, Near Big Bazar, Nashik Road, Nashik 422101, Maharashtra,

Subject: Certificate of Cost Incurred for Development of **Re-Development of Commercial &
Residential Building on the Sr.No. 11/1A/1A/1/2/3/1, Plot No.18**, demarcated by its boundaries
(latitude and longitude of the end points)

On or towards East	:	Adj Colony Road,
On or towards West	:	Nala,
On or towards South	:	Plot No.19,
On or towards North	:	Colony Road & Open Space,

of Nashik Division, Deolali Village, Nashik Taluka, Nashik District, admeasuring
695.00Sq Mtr. area being developed by Chairman, Mahurgad Co. Op. Hsg. Soc Ltd., GPA
Holder M/s. Nice Home Partnership Firm Through Partner Mr. Nilesh Shinde & Other
Two,

Ref : MahaRERA Registration Number **P51600022034.**

Sir,

I/ We Bhushan Shintre, have undertaken assignment of certifying Estimated Cost for the Subject
Real Estate Project proposed to be registered under MahaRERA, situated on the Sr.No.
11/1A/1A/1/2/3/1, Plot No.18, of Nashik Division, Deolali Village, Nashik Taluka, Nashik
District, admeasuring 695.00Sq Mtr. area being developed by "Chairman, Mahurgad Co. Op.
Hsg. Soc Ltd.", GPA Holder M/s. Nice Home Partnership Firm Through Partner Mr.
Nilesh Shinde & Other Two,

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

M/s/Shri/Smt Sankhla Associates (Arch Vijay L. Patel)	as L.S. / Architect,
M/s/Shri/Smt Reliable Consultant (Er. Sanjeev M. Patel)	as Structural Consultant,
M/s/Shri/Smt Bhushan Shintre	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


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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 BhushanShintre 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. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs.2,01,20,000/-** (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 **Nashik Municipal Corporation** being the **Planning Authority** under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at **Rs.1,73,80,000/-** (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 the **Nashik Municipal Corporation (Planning Authority)** is estimated at **Rs.27,40,000/-** (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 :

TABLE A

Re-Development of Commercial & Residential Building on the **Sr.No. 11/1A/1A/1/2/3/1, Plot No.18**

(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr. No (1)	Particulars (2)	Amounts (3)
1	Total Estimated cost of the building/wing as On date of Registration is	Rs. 1,94,50,000/-
2	Cost incurred as on date (based on the Estimated cost)	Rs. 1,71,25,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	88.04%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 23,25,000/-
5	Cost Incurred on Additional /Extra Items as on date, not included in the Estimated Cost (Annexure A)	Rs. NIL /-.

(Contd..)

Bhushan Shintre

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TABLE B

(to be prepared for the entire registered phase of the Real Estate Project)

Sr. No (1)	Particulars (2)	Amounts (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	Rs.6,70,000/-.
2	Cost incurred as on date (based on the Estimated Cost)	Rs.2,55,000/-.
3	Work done in Percentage (as Percentage of the Estimated Cost)	38.06%
4	Balance Cost to be Incurred (based on the Estimated Cost)	Rs.4,15,000/-.
5	Cost Incurred on Additional /Extra Items as on date not included in the Estimated Cost (Annexure A)	Rs. NIL /-.

Yours Faithfully,



Bhushan Shintre
A-522364-5 B.E.(Civil)

Signature of Engineer.

(License No. _____).

*** 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 was not part of the original Estimate of Total Cost)