

FORM 2

ENGINEER'S CERTIFICATE

Date: 30/07/2017

To,

Mr. Dhananjay Ghorpade & Shri Bharat Thakare , Partner of M/s Shivam Developers,
C/o Shankar Rama Ghorpade, House No.293, Katrap,
Badlapur (E), Tal. Ambernath , Dist. Thane.421503.

Ref.C.C.No.:- JK/KBNP/NRV/BP/5876/2017-2018/UNIT NO. 80 Dated on 29/07/2017.

Subject: Certificate of Cost Incurred for development of project SHIV-GAURI for Construction Work of One /Residential cum Commercial building/ respectively of the project (MahaRERA Registration Number) situated on the plot bearing S.No.32/1/A, Plot No 8 Demarcated by its boundaries Plot No.9 to the north, 9.00 mtr Road to the south, Property of Plot No.7 to the east, 12.00 mtr Road Boundary to the west of Division KOKAN Village Shirgaon Taluka Ambernath District Thane PIN 421503 admeasuring 322.74 sq.mts. area being owned & developed by M/s. SHIVAM DEVELOPERS THROUGH PARTNER SHRI DHANANJAY GHORPADE & SHRI BHARAT THAKRE.

MahaRERA Registration Number _____

Sir,

I **ATUL KUDTARKAR** have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under Maha RERA, being one Residential cum Commercial building respectively of the PHASE - of the project SHIV GAURI situated on the plot bearing of Division KOKAN Village Shirgaon Taluka Ambernath, District Thane PIN 421503 admeasuring 322.74 sq.mts. area being owned & developed by M/s. SHIVAM DEVELOPERS THROUGH PARTNER SHRI DHANANJAY GHORPADE & SHRI BHARAT THAKRE.



1. Following technical professionals are appointed by the Owner:
 - Mr. Yugandhar Patade as Architect ;
(Mr. Yugandhar Patade, Lic. No.CA/2015/70665)
 - M/s **Atul Kudtarkar & Associates** as Structural Consultant ;
(Mr. Atul Kudtarkar Lic. No. STR/K/144)
 - MEP Consultant is not Appointed by Client because building naturally lighted and ventilated.
 - Quantity Surveyor is not Appointed by Client
2. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied works, 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 Consultants and the Schedule of items and quantity for the entire work as calculated by me, and the assumption of 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. 1,68,63,000/-** (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 **KULGAON BADLAPUR MUNICIPAL COUNCIL** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at **Rs. 40,15,000/-** (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 and Allied works of the Buildings of the subject project to obtain Occupation Certificate /Completion Certificate from **KULGAON BADLAPUR MUNICIPAL COUNCIL** (Planning Authority) is estimated at **Rs.1,28,48,000/-**(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

Sr.No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on date of Registration is 30/07/2017	Rs. 1,60,60,000/-
2	Cost incurred as on 30/07/2017 (based on the Estimated cost)	Rs.40,15,000/-
3	Work done in percentage (as percentage of the estimated cost)	25%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.1,20,45,000/-
5	Cost Incurred on Additional / Extra Items as on 30/07/2017 not included in the Estimated Cost (Annexure A)	Rs.Nil/-

TABLE B

Sr.No.	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30/07/2017 date of registration is 30/07/2017	Rs. 8,03,000/-
2	Cost incurred as on 30/07/2017 (based on the Estimated Cost)	Rs.NIL/-
3	Work done in Percentage (as percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (based on Estimated Cost)	Rs. 8,03,000/-
5	Cost Incurred on Additional / Extra Items as on 30/07/2017 not included in Estimated Cost (Annexure A)	Rs.Nil/-

Yours Faithfully,


ATUL KUDTARKAR**(STR/K/144)**