MAHESH BALPANDE
CIVIL ENGINEER
Third Floor, N.K.Y. Towers, Ajani Square Wardha Road, Nagpur - 440015
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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: 07.07.2023

To,

The Tirupati developers,

Address: Third Floor, NKY towers, Ajni square, Wardha Road, Nagpur 440015

Subject: Certificate of cost incurred for development of **Silver park-13** for all development work of Land (Maha RERA Registration Number) situated on Survey no. **118/2/A** layout from final plot no. **01 to 50** demarcated by its boundaries (Latitude and Longitude of the end points) of

Boundaries of Kh no. 118/2/A

On North	-	**Adj. Kh. No. 117 & 113**
On South	-	**Adj. Kh. No. 118/2 B**
On East	-	**Adj. Kh. No. 118/1**
On West	-	**Adj. Kh. No. 118/3(Part)**

of division 1 village Shankarpur, Taluka- Nagpur (Gramin), District Nagpur, PIN 441108 admeasuring **5806.37** sq. Mtr. (PlotableArea) being developed by Tirupati developers.

Ref: MahaRERA Registration Number_____

Sir,

I Mr. Mahesh A. Balpande have undertaken assignment of certifying estimated cost for the subject Real Estate Project proposed to be registered under MahaRERA, being situated on Survey no. **118/2/A** Final Plot no. **1 to 50** of division 1 village Shankarpur, Taluka- Nagpur(Gramin), District Nagpur, PIN 441108 admeasuring **5806.37** sq. Mtr. Area being developed by Tirupati developers.

1. Following technicals professionals are appointed by owners/Promoter:--
    i. M/s/ Shri Umesh Lamge as L.S./ Architect;
    ii. M/s/ Shri/Smt _____ as Structural Consultant (not applicable)
    iii. M/s/ Shri/Smt R. Sons and MEP Consultant
    iv. M/s/Shri Mahesh Balpande as Project Manager (Civil).

2. We have estimated the cost of the completion to obtain occupation certificate/completion certificate, of civil, MEP and allied works, of the buildings (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. Mahesh Balpande 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 buildings(s) of the aforesaid project under reference as **Rs. 68,74,974/-**(Total of Table 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 NMRDA being the planning authority under whose jurisdiction the aforesaid project is being implemented.
4. The estimated cost incurred till date is calculated at **Rs. 13,74,995/-**Total of Table 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 NMRDA (Planning authority) is estimated at **Rs. 54,99,980/-**(Total of Table B).
6. I certify that the cost of the civil, MEP and allied works for the aforesaid project as completed on the date of this certificate is as given in Table B below:

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 30.05.2023 of Registration is	**Rs. 68,74,974/-**
2.	Cost incurred as on date 30.05.2023 (Based on the estimated cost).	**Rs.13,74,995/-**
3.	Work done in percentage (As percentage of the estimated cost).	**Rs.20%**
4.	Balance Cost to be incurred (Based on estimated cost).	**Rs. 54,99,980/-**
5.	Cost incurred on additional/Extra items as on ---------- not included in the Estimated cost (Annexure A).	**Rs. 0**

Yours Faithfully,

Signature of Engineer

(Mr. Mahesh A. Balpande)
(NIT. LS. No-4069)
Date: 07/07/2023

Agreed and Accepted by :

Tirupati Developers



*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.

2. (*) Quantity survey can be done by office of engineer or can be done 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 marker(*) and in case quantity are being calculated by office engineer, he name of the person in the office of engineer, who is responsible for the quantity calculated should be mentioned at the place marker(*).

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?)