

AKSHAY JAGTAP

Address: 29, Aundh Gaon, Pune - 411007. Mb.No. 8956323277

**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 KUMAR CONSTRUCTION & PROPERTIES PVT. LTD.
2413, KUMAR CAPITAL, 4TH FLOOR
EAST STREET, CAMP, PUNE 41100.

Subject: Certificate of Cost Incurred for Development of PRIMROSE No. of "C" Building of the Project [MahaRERA Registration Number] situated on the Plot bearing Survey No. 1/1/2 demarcated by its boundaries (latitude and longitude of the end points) 18°33'26.31"N, 73°57'03.39"E to the North 18°33'24.85"N, 73°57'02.13"E to the South 18°33'24.86"N, 73°57'03.44"E to the East 18°33'25.42"N, 73°57'02.21"E to the West of Division Pune , village KHARADI, taluka HAVELI, District PUNE, PIN 411014 admeasuring 292.35 Sq.mts. plinth area being developed by KUMAR CONSTRUCTION & PROPERTIES PVT. LTD.

Ref: MahaRERA Registration Number P52100030114.

Sir,

I/We Shri. AKSHAY JAGTAP have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being Building of the Project PRIMROSE, situated on the plot bearing Survey no. 1/1/2 of Division PUNE village KHARADI, taluka HAVELI District PUNE PIN 411014 admeasuring 292.35 sq.mts. Plinth area being developed by KUMAR CONSTRUCTION & PROPERTIES PVT. LTD.

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

- (i) M/s. PARVEZ JAMADAR & ASSOCIATES as Architect
- (ii) Shri. SUNIL MUTALIK as Structural Consultant
- (iii) M/s. KUMAR BUILTECH as MEP Consultant
- (iv) Shri. AKSHAY JAGTAP 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 Shri. AKSHAY JAGTAP, 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.

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3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs.9,35,51,242/- works required to be completed for the purpose of obtaining occupation certificate / completion certificate for the building(s) from the Pune Municipal Corporation, Pune being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs.4,79,49,870/- (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 Pune Municipal Corporation Pune (planning Authority) is estimated at Rs.4,56,01,372/- (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 :

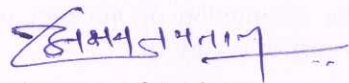
TABLE A
PICCADILLY 'F' BUILDING

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on _____ date of Registration is	<u>Rs.9,35,51,242/-</u>
2	Cost incurred as on 30-09-2021 (based on the Estimated cost)	<u>Rs.4,79,49,870/-</u> ✓
3	Work done in Percentage (as Percentage of the estimated cost)	51.26 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	<u>Rs.4,56,01,372/-</u>
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs. 0.00 /-

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. Included in Table A /-
2	Cost incurred as on 30-09-2021 (based on the Estimated cost)	Rs. Included in Table A /-
3	Work done in Percentage (as Percentage of the estimated cost)	_____ %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. Included in Table A
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs. 0.00/-

Yours Faithfully


Signature of Engineer

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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. 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)

