

FORM-2
ENGINEER'S CERTIFICATE

Date: 28-02-2019

To
The **KUMAR & POTNIS ASSOCIATES**
6, Ekta Apartment, Law College Road,
Pune - 411004

Subject: Certificate of Cost Incurred for Development of the building A of the Project Kumar Palaash situated on the Plot bearing Survey no. 55/1/1 demarcated by its boundaries (latitude and longitude of the end points) 18°32'35.21"N, 73°55'41.70"E to the North 18°32'31.55"N, 73°55'40.61"E to the East 18°32'31.95"N, 73°55'37.52"E to the South 18°32'34.98"N, 73°55'39.60"E Division PUNE, village Wadgaon Sheri, Taluka HAVELI, District PUNE PIN 411014 admeasuring 466.23 sq.mts. Plinth area being developed by KUMAR & POTNIS ASSOCIATES

Ref: MahaRERA Registration Number P52100016678

Sir,

I, Shri. SWANAND PURANDARE have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under RERA of the building A of the Project **Kumar Palaash**, situated on the plot bearing Survey no. 55/1/1 of Division PUNE village Wadgaon Sheri, Taluka HAVELI District PUNE PIN 411014 admeasuring **466.23** sq.mts. Plinth area being developed by **KUMAR & POTNIS ASSOCIATES**.

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

- (i) Shri. JAGDISH P. DESHPANDE as Architect
- (ii) Shri. SUNIL MUTALIK as Structural Consultant
- (iii) M/s. DESIGN WISE CONSULTANT as MEP Consultant
- (iv) Shri. SWANAND PURANDARE 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 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. Swanand Purandare 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 A Building of the project under reference as Rs 12,10,17,977/- (Total of Table A and B). The estimated Total Cost of the A building of the 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 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. 1,47,03,987/- (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. 10,63,13,990/- (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 :

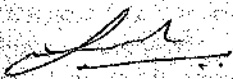
TABLE A
Building /Wing bearing Number A

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on _____ date of Registration is	Rs. 10,77,76,854/-
2	Cost incurred as on 28/02/2019 (based on the Estimated cost)	Rs. 1,47,03,987/-
3	Work done in Percentage (as Percentage of the estimated cost)	13.64 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 9,30,72,867/-
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs. 0/-

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. 1,32,41,123/-
2	Cost incurred as on 28/02/2019 (based on the Estimated cost)	Rs. 0/-
3	Work done in Percentage (as Percentage of the estimated cost)	%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 1,32,41,123/-
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs. /-

Yours Faithfully



Signature of Engineer

*** 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)