## SHAIKH MUKHTAR AHMED H.

(License No. S/764/SS-I, dated 13/05/2008)

Date: 12/07/2017

FORM-2 [see Regulation 3]

## **ENGINEER'S CERTIFICATE**

To, M/s. Aviation Hotels Pvt Ltd. Dudhwala House, 292, Bellasis Road, Mumbai -400 008.

Subject: Certificate of Percentage of Completion of Construction Work of Building known as "Proxima", situated on the Plot bearing CTS No.1651-A/1 of Village Marol, by its boundaries (latitude and longitude of the end points) CTS No.1651A/2 & Andheri Kurla Road (M.V. Road) to the North, CTS No.1647 & Mithi River to the South, Mithi River to the East & CTS No.1651B & D.P. Road to the West of Village Marol, Andheri Kurla Road, Andheri East, Mumbai PIN 400 059, admeasuring 15015.80 sq.mts. area being developed by M/s. Aviation Hotels Pvt. Ltd.

Sir,

I Mr. Mukhtar A. Shaikh, have undertaken assignment of certifying Estimated Cost for the subject Real Estate Project proposed to be registered under MahaRERA,, situated on the plot bearing CTS No. 1651-A/1, of Village Marol, situated at Andheri Kurla Road (M.V. Raod) Mumbai Suburb, PIN 400 059, admeasuring 15015.80 sq.mts. area being developed by M/s. Aviation Hotels Pvt. Ltd.

Following technical professionals are appointed by Owner/Promoter :-

- (i) Mr. D.H. PATEL, as L.S./Architect;
- (ii) M/s. J+W consultants, as Structural Consultant;
- (iii) M/s. Electro-Mech Consultants Pvt. Ltd. & M/s. Econ pollution Consultants Pvl. Ltd.
- Mr. Salman Maniyar & Mr. Ajay Yadav, as Quantity Surveyor (iv)

Residence: Old Bumkhana Building, 1st Floor, Room No. 22,

184, Maulana Azad Road, Mumbai - 400 008. Mobile No. 9819055502

- 1. 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 Mr. Salman Maniyar & Mr. Ajay Yadav, 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.
- 2. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs 183,64,44,744/( 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 MCGM being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
- 3. The Estimated Cost Incurred till date is calculated at Rs. <u>55,61,49,542/-</u> (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.
- 4. 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 MCGM (planning Authority) is estimated at Rs. <u>128</u>,02,95,202/- (Total of Table A and B).
- 5. 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:

TABLEA

Str.   Particulars   A WinG   B Willid   C WinG   E Win					IAD	ADLEA				
Particulars	C		A WING (5,8+G+13		C WING	D WING	E WING	F WING	9 WING	
Total Estimated cost   Amount   Amoun	Sr. No	Particulars	Floors)	13	(36+G+13 Floors)	(38+G+13 Floors)	(3B+G+13 Floors)	(3B+G+13 Floors)	(3B+G+13 Floors)	TOTAL Table A
Total Estimated cost of the building/wing as on 30/06/2017  date of Registration is as on 30/06/2017  Cost incurred as on 30/06/2017 (based on the Estimated cost)  Cost incurred (Based on Percentage of the estimated cost)  Cost incurred (Based on the Estimated Cost)  Cost incurred (Based on the Estimated Cost)  Cost incurred on Auditional / Estimated Cost			Amount (Rs.)	Arrount (Rs.)	Amount (Rs.)	Amount (Rs.)	Amount	Amount	Amount	Amount (Rs.)
Cost incurred as on the Estimated Cost		Total Bottimeted and					(Wa)	(KS,)	(KS.)	
Cost incurred as on 30/06/2017 (based on the Estimated cost)         123,693,387         105 259,196         118113441         79,931,407         40,094,895         26,132,010           Work done in Percentage of the estimated cost)         41%         40%         40%         27%         19%         19%           Balance Cost to be estimated cost)         Balance Cost to be lncurred (Based on Estimated Cost)         174,616,929         152,957,198         174,854,399         213,039,914         172,810,469         112,233,826         2           Cost Incurred on Additional /Extra Items as on 30/06/2017 not included in the Estimated Cost         0         0         0         0         0	-	of the building/wing as on 30/06/2017 date of Registration is		26023			212,905,364			297,544,295 1,793,281,366
30/06/2017 (based on the Estimated cost)         123,693,387         105 259,196         118113441         79,931,407         40,094,895         26,132,010           Cost)         Work done in Percentage         41%         40%         40%         27%         19%         19%           Work done in Percentage         (as Percentage of the estimated cost)         41%         40%         40%         27%         19%         19%           Balance Cost to be Incurred (Based on Estimated Cost)         174,616,929         154,957,198         174,854,399         213,039,914         172,810,469         112,233,826         2           Cost Incurred Ost Meditional / Extra Items as on included in included in included in the Estimated Cost (Annexure A)         0         0         0         0         0		Cost incurred as on								
Work done in Percentage         41%         40%         40%         27%         19%         19%           Percentage (as Percentage of the estimated cost)         41%         40%         40%         27%         19%         19%           Balance Cost to be Incurred (Based on Incurred (Based on Stimated Cost)         174,616,929         152,957,198         174,854,399         213,039,914         172,810,469         112,233,826           Cost Incurred on Additional /Extra Items as on included in the Estimated Cost (Annexure A)         0         0         0         0         0	2		123,693,387	105 29		79,931,407	40,094,895	26,132,010	59,276,332	552,500,668
Percentage         41%         40%         40%         27%         19%         19%           (as Percentage of the estimated cost)         estimated cost)         40%         40%         27%         19%         19%           Balance Cost to be Incurred (Based on Estimated Cost)         174,616,929         152,957,198         174,854,399         213,039,914         172,810,469         112,233,826           Cost Incurred on Additional /Extra Items as on 30/06/2017 not included in the Estimated Cost (Annexure A)         0         0         0         0		Work done in								
(as Percentage of the estimated cost)         41% or 40% of estimated cost)         40% or 40% or 27% or 19% or 19% or 19% or 19% or 19% or 19% or 10% or 10% or 174,616,929         40% or 40% or 40% or 19% or 19% or 19% or 19% or 19% or 19% or 174,616,929         154,957,198 or 174,854,399 or 137,039,914 or 172,810,469 or 112,233,826         174,616,929 or 174,616,929 or 174,854,399 or 174,854,399 or 174,810,469 or 112,233,826         172,810,469 or 112,233,826         172,810,469 or 112,233,826         172,810,469 or 112,233,826         172,810,469 or 112,233,826         174,616,929 or 124,834,399 or 124,834,399         174,854,399 or 134,834,399 or 134,834,399         174,854,399 or 134,834,399 or 134,834,399         174,854,399 or 134,834,399 or 134,834,399         172,831,826 or 134,834,399         174,810,469 or 112,233,826         174,854,399 or 134,834,399         174,854,399 or 134,834,399         174,854,399 or 134,834,399         172,831,946 or 112,233,826         174,854,399 or 134,834,399         174,854,399 or 134	C		4400							
estimated cost be         174,616,929         152,957,198         174,854,399         213,039,914         172,810,469         112,233,826           Estimated Cost Incurred on Additional / Extra Items as on included in the Estimated Cost (Annexure A)         0         0         0         0         0         0	,		41%	%0÷	40%	27%	19%	19%	20%	31%
Balance Cost to be Incurred (Based on Estimated Cost)         174,616,929         152,957,198         174,854,399         213,039,914         172,810,469         112,233,826           Cost Incurred on Additional / Extra Items as on included in the Estimated Cost         0         0         0         0         0           the Estimated Cost (Annexure A)         174,616,929         152,957,198         174,854,399         213,039,914         172,810,469         112,233,826		estimated cost )								
Incurred (Based on		Balance Cost to be								
Estimated Cost   Cost Incurred on Additional / Extra   Items as on   30/06/2017 not   included in   the Estimated Cost (Annexure A)   0   0   0   0   0   0   0   0   0	4		174,616,929	154,957,198		213,039,914	172,810,469	112,233,826	238 267 964	1 240 780 609
Cost Incurred on Additional /Extra         Additional /Extra           Items as on 30/06/2017 not included in the Estimated Cost (Annexure A)         0         0         0	The second second	Estimated Cost)							100000000000000000000000000000000000000	1,210,700,000
Additional /Extra           Items as on 30/06/2017 not included in the Estimated Cost (Annexure A)         0		Cost Incurred on								
Items as on   30/06/2017 not   0   0   0   0   0   0   0   0   0		Additional /Extra								
30/06/2017 not included in the Estimated Cost         0         0         0         0           Annexure A)         0         0         0         0         0										
	N		0	0	0	0	0	0		
the Estimated Cost (Annexure A)		included in					,			0
(Annexure A)		the Estimated Cost								
		(Annexure A)								

A.C.

TABLE B

Sr. No	Particulars	Amounts
1	Total Estimated cost of the Internal and External	Rs. 4,31,63,378 /-
	Development Works including amenities and	
	Facilities in the layout as on 30/06/2017	
	date of Registration is	
2	Cost incurred as on <u>30/06/2017</u>	Rs. 36,48,875 /-
	(based on the Estimated cost )	
3	Work done in Percentage	8%
	(as Percentage of the estimated cost )	
4	Balance Cost to be Incurred	Rs. 3,95,14,503/-
	(Based on Estimated Cost)	
5	Cost Incurred on Additional /Extra Items	Rs. 0.0/-
	as on 30/06/2017 not included in	
	the Estimated Cost (Annexure A)	

Yours Faithfully

Engineer

(Lic.No.S/764/SS-I)