

SUNIL NATUBHAI KARATHIYA

C-2, SHAKTIVIJAY SOCIETY, NR. SWAMINARAYAN NAGAR SOCIETY,
NIKOL GAM ROAD, AHMEDABAD – 382350.

FORM – 2 ENGINEER CERTIFICATE

(To be submitted at the time of Registration of ongoing Project and for withdrawal of money from
Designated Account – Projects Wise)

To,
M/s. V3 CONSTRUCTION COMPANY
B- Upper Level, Kalatirth Complex,
Jodhpur, Satellite,
Ahmedabad 380015.

Date : 02/08/2020

Sub. : Certificate of Cost Incurred for Development of “KALA SAGAR SKYZ” for
Construction of Block/building/Wing, registered with GUJRERA by Reg. No. -
_____, situated on the Plot bearing C.N. No.
/CTS No./ Survey No 689, Final Plot No. 195, T.P.S 1 Demarked by its boundaries (latitude and
longitude of the end points)

Latitude:- N23° 00' 12.394001"
Latitude:- N23° 00' 10.667024"
Latitude:- N23° 00' 10.598902"
Latitude:- N23° 00' 13.647602"
Latitude:- N23° 00' 13.508245"
Latitude:- N23° 00' 12.760000"

Longitude :- E72°31' 24.070021"
Longitude :- E72°31' 23.308891"
Longitude :- E72°31' 24.706932"
Longitude :- E72°31' 25.202794"
Longitude :- E72°31' 23.060411"
Longitude :- E72°31' 22.967000"

Division TPS No. 1 Vejalpur, at Vejalpur Taluka : Vejalpur, District Ahmedabad (GUJARAT)
PIN – 380051 admeasuring 4290 Sq. Mtrs. area being developed by M/s. V3
CONSTRUCTION COMPANY (a Partnership Firm).

Ref : GUJRERA Reg No. _____.

Sir,

I, **Sunil Natubhai Karathiya** have undertaken assignment of certifying Estimated Cost for the
Real Estate Project proposed to be registered under GUJRERA, being Block/Building/ Wing,
situated on the plot bearing - bearing TPS No. 1 Vejalpur, at Vejalpur, Taluka : Vejalpur,
District Ahmedabad (GUJARAT) PIN – 380051 admeasuring 4290 Sq. Mtrs. area being
developed by **M/s. V3 CONSTRUCTION COMPANY** (a Partnership Firm).



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SUNIL KARTHIYA
ENGINEER (B.E. CIVIL)
C-2. Shakti Vijay Soc.,
Nr. Swaminarayan Soc.,
Nikol Gam Road, Ahmedabad-50.
ER 1219101022

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1. Following technical professionals are appointed by Owner/Promoter:- (as applicable)

- | | | |
|-------|--------------------------------|---------------------------|
| (i) | Shri Dipan R Appa | as Architect. |
| (ii) | Shri P.B Shah | as Structural Consultant. |
| (iii) | Shri Sharad Kanaiyalal Shah | as C O W & Engineer. |
| (iv) | M/s. Mohit Electric | as Electrician. |
| (v) | Shri. _____ (Plumbing) | as MEP Consultant. |
| (vi) | Shri. Sunil Natubhai Karathiya | 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 Drawing/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 **Sunil Natubhai Karathiya** quantity Surveyor 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. 17,00,00,000/-** (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 Ahmedabad Municipal Corporation being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till Date 31/07/2020 is calculated at **Rs. 14,21,50,000/-** (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 Ahmedabad Municipal Corporation (Planning Authority) is estimated at **Rs. 2,78,50,000/-** (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;



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TABLE – A

Building/Wing bearing Number – D

(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 31/07/2020 Date of Registration is	6,00,83,591/-
2	Cost incurred as on 31/07/2020	5,90,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	98.19%
4	Balance Cost to be Incurred (Based on Estimated Cost)	10,83,591/-
5	Cost Incurred on Additional/Extra Items as on 31/07/2020 not included in the Estimated Cost (Table –C)	NIL

Building/Wing bearing Number – E

(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 31/07/2020 Date of Registration is	4,99,78,848/-
2	Cost incurred as on 31/07/2020	4,00,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	80.00%
4	Balance Cost to be Incurred (Based on Estimated Cost)	99,78,848/-
5	Cost Incurred on Additional/Extra Items as on 31/07/2020 not included in the Estimated Cost (Table –C)	NIL

Building/Wing bearing Number – F

(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 31/07/2020 Date of Registration is	5,24,37,561/-
2	Cost incurred as on 31/07/2020	3,94,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	75.00%
4	Balance Cost to be Incurred (Based on Estimated Cost)	1,30,37,561/-
5	Cost Incurred on Additional/Extra Items as on 31/07/2020 not included in the Estimated Cost (Table –C)	NIL



SUNIL NATUBHAI KARATHIYA

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TABLE – B

Internal & External Development Works in Respect of the entire Registered Phase

Sr. No.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on 31/07/2020 date of Registration is	75,00,000/-
2	Cost incurred as on 31/07/2020	37,50,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	50.00%
4	Balance Cost to be Incurred (Based on Estimated Cost)	37,50,000/-
5	Cost Incurred on Additional/Extra Items as on 31/07/2020 not included in the Estimated Cost (Table –C)	NA

Physical visit Date : 01/08/2020

Yours Faithfully,
Signature of Engineer,



SUNIL KARTHIYA
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ER 1219101022

Name of Engineer : SUNIL NATUBHAI KARATHIYA
(Licence No. ER 1219101022, Valid till 10/10/2022)

SUNIL NATUBHAI KARATHIYA

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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 Promoter, 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.

Table –C

List of Extra/Additional Items executed with Cost
(Which were not part of the original Estimate of Total Cost)



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