



FORM 2 [See Regulation 3]

ENGINEER'S CERTIFICATE

Date: 31st October 2019
To,
Dreamworld Landmarks LLP,
10th Floor, Godrej Eternia, Wing A
Old Mumbai Pune Highway, Wakadewadi,
Shivajinagar, Pune 411001,

Subject: Certificate of Cost Incurred for Development of 7 No. of Buildings of the Project "Godrej Greens" [Maha RERA Registration Number P52100000985] situated on the part of plot bearing Survey No. 31(pt), 32(pt), 33(pt), 34(pt), 37(pt), 40(pt) demarcated by its boundaries (18.447488, 73.922591), 24M wide Road to the North, S.No. 40 (pt) to the south, S. No. 40 (pt) and 37 (pt) and existing Phase 1 boundary to the East and S. No.38 (pt),39 (pt), 40 (pt) to the West of Division Pune, village Undri, Taluka Haveli, District Pune, PIN 411060 admeasuring 42691 sq.mts. area being developed by Dreamworld Landmarks LLP, Pune

Ref: MahaRERA Registration Number – P52100000985

Sir,

We have undertaken assignment of certifying estimated cost for the subject real estate project, proposed to be registered under MahaRERA, of the 7 Building of the Godrej Greens Project, situated on the part Plot bearing Survey No. 31(pt), 32(pt), 33(pt), 34(pt), 37(pt), 40(pt) of Division Pune, village Undri, Taluka Haveli, District Pune, PIN 411060 admeasuring 42691 sq.mts. area being developed by Dreamworld Landmarks LLP, Pune.

1. Following technical professionals are appointed by owner/promoter -
 - (i) M/S Urban Architecture Works as Architects
 - (ii) M/s J W LLP, Pune as Structural consultants
 - (iii) M/s Pankaj Dharkar Associates as MEP consultants
 - (iv) M/s Gleeds Hooloomann Consulting Pvt Ltd. 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 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 & quantity for the entire work as calculated by –M/s Gleeds Hooloomann Consulting (i) Pvt. Ltd.

Gem Engserv Private Limited
CIN: U74120MH2003PTC255170

Corporate Office: A-401, The Great Eastern Chambers, Plot No. 28, Sec 11, CBD-Belapur, Navi Mumbai - 400614, India.
Registered Office: A-103 The Great Eastern Chambers, Plot No. 28, Sec 11, CBD-Belapur, Navi Mumbai - 400614, India,
Telephone No: +91-22-67216320, Email: info@gemengserv.com, Website: www.gemengserv.com

quantity surveyor* appointed by developer/engineer, and the assumption of the cost of material, labor and other inputs made by developer, 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. 241.71 Crores (Total of 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 Pune Municipal Corporation / PMRDA being planning authority under whose jurisdiction the aforesaid project is being implemented.
4. The estimated cost incurred till date is calculated at Rs. 64.37 Crores (Total of table A and B). The amount of estimated cost incurred is calculated on the base 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 (planning authority) is estimated at Rs. 177.360 Crores (Total of table A and B)
6. I certify that the cost of Civil, MEP and allied work for the aforesaid project as completed on date of this certificate is given in Table A and B below:-

Table A								
Sr. No	Particulars	Amounts	Amounts	Amounts	Amounts	Amounts	Amounts	Amounts
		(In Cr Rs.)	(In Cr Rs.)	(In Cr Rs.)	(In Cr Rs.)	(In Cr Rs.)	(In Cr Rs.)	(In Cr Rs.)
		B1	B2	B3	B4	B5	B6	B7
1	Total Estimated Cost of the building/wing as on 31 st October 2019 date of registration is	39.69	27.48	27.49	26.02	25.62	37.68	37.09
2	Cost Incurred as 31 st October 2019 (based on Estimated Cost)	12.48	9.85	10.19	8.31	7.93	10.75	0
3	Work Done in percentage (as percentage of estimated cost)	31.44 %	35.84 %	37.07 %	31.94 %	30.95 %	28.53 %	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	27.21	17.63	17.30	17.71	17.69	26.93	37.09
5	Cost incurred on Additional/Extra Items as on 31 st October 2019 not included in the Estimated Cost (Annexure A)							



TABLE B		
Sr. No	Particulars	Amounts
		(In Cr Rs.)
1	Total Estimated Cost of the internal and external development works including amenities and facilities in the layout as on 31 st October 2019 date of registration is	20.64
2	Cost incurred as on 31 st October 2019 (based on estimated cost)	4.84
3	Work done in percentage (as percentage of estimated cost)	23.45 %
4	Balance cost to be incurred (based on estimated cost)	15.80
5	Cost Incurred on Additional/Extra Items as on 31 st October 2019 not included in the Estimated Cost (Annexure A)	0

Yours Faithfully

Signature of Engineer



*Note-

1. The scope of work to complete the 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 labor, 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 specification 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)