

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)

To

The UTSAV DEVELOPERS & 15,Kamal Society, Opp. Mangaltirth Party Plot, Memnagar.

Subject: Certificate of Cost Incurred for Development of UTSAV AALAYAM for Construction of 1 building(s) A+B+C, Wing(s)

PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/MAA09314/121121 situated on the Plot bearing C.N. No./CTS No./Survey no./Final Plot no. .

Demarcated by its boundaries..

Longitude	Latitude
72.53835934515726	23.058833829916438
72.53842640038263	23.059243502180156
72.53911841030848	23.059458209434826
72.53924715634119	23.05914231818279
72.53835934515726	23.058819022461865

Village taluka Ahmedabad City

District Ahmedabad PIN NA admeasuring 3037.0 sq.mts. area being developed by UTSAV DEVELOPERS

Ref: GujRERA Registration Number PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/MAA09314/121121

Sir,

I/We NIRAJ PITAMBERBHAI PRAJAPATI have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, being 1 Building(s) A+B+C, situated on the plot bearing C.N. No/CTS No./Survey no./Final Plot no. Village taluka Ahmedabad City District Ahmedabad PIN NA admeasuring 3037.0 sq.mts. area being developed by UTSAV DEVELOPERS

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

- (i) M/s./Shri/Smt. Devang Vaghela as Architect/Engineer
(ii) M/s./Shri/Smt. JIGAR G. SHAH as Structural Consultant

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 quantity Surveyor appointed by Developer/Engineer 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. 31,00,00,000.00 (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 AUDA being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at 24,80,00,000.00 (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 AUDA (Planning Authority) is estimated at Rs.6,20,00,000.00 (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;

ENGINEER

Table - A

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	29,50,00,000.00
2	Cost incurred as on Date :31-01-2024	24,80,00,000.00
3	Work done in Percentage (as Percentage of the estimated cost)	84
4	Balance Cost to be Incurred (Based on Estimated Cost)	4,70,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Table - B

Sr.No.	Common areas and Facilities Amenities	Amount(in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on date of Registration is	1,50,00,000.00
2	Cost incurred as on Date :31-01-2024	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	1,50,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Yours Faithfully,

Name of the Engineer	NIRAJ PITAMBERBHAI PRAJAPATI
Local Authority licence number	001ERH31072810905
Local Authority licence no. valid till	31-Jul-2028
Date of physical visit to the site	16-Feb-2024
Firm Name	NIRAJ PITAMBERBHAI PRAJAPATI
Reason	NA

@This is online submitted document with due eKYC done, hence no physical signature required.

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