



Er. ANKUR C. PATEL

CIVIL ENGINEER

ER- 0947040723 R1

CW - 0556050323 R1

Date:

FORM 2

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account - Project wise)

Date:

20/12/2022

The M/S. S.J. Buildcon, Shashwat Paradise
On 80 Ft Ring Road, Opp Maruti Heights, Near RTO Office, Vastral, Ahmedabad-382418.

Subject: Certificate of Cost Incurred for Development of Shashwat Paradise for Construction of No. of 3 Building(s) 0 Wing(s) of the Entire Phase (GujRERA Registration Number - PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/MAA05004/080319) situated on the Plot bearing C.N. No./CTS No./Survey no.903/2 Final Plot no.40.

Demarcated by its boundaries (latitude and longitude of the end points)

72,38,47.38 50 FT TP Road to the North 22,59,47.42 Open Plot to the South 72,38,47.63 Open Plot to the East 22,59,48.61 Open Plot to the West of Division T.P.S.No.106 (Vastral-Ramol) village Vastral taluka Ahmedabad District Ahmedabad PIN 382418 admeasuring 3460 sq.mts. area being developed by S.J. Buildcon.

Ref: GujRERA Registration Number _PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/MAA05004/080319_

Sir,

Ankurkumar Patel have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, being No. of 3 Building(s) 0 Wing(s) of the Entire Phase situated on the plot bearing C.N. No./CTS No./Survey no.903/2/Final Plot no.40 of Division T.P.S.No.106 (Vastral-Ramol) village Vastral taluka Ahmedabad District Ahmedabad PIN 382418 admeasuring 3460 sq.mts. area being developed by S.J. Buildcon.

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

- (i) M/s./Shri/Smt. Patel Ankurkumar C. as Architect/Engineer
- (ii) M/s./Shri/Smt. Shah Digant Mukundbhai as Structural Consultant
- (iii) M/s./Shri/Smt. Not Applicable as MEP Consultant
- (iv) M/s./Shri/Smt. Ankurkumar Patel 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 Ankurkumar Patel quantity Surveyor appointed by Developer/Engineer and the site inspection carried out by us.

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G-403, SHUKAN CITY,
NR. ANAND PARTY PLOT,
NEW RANIP, AHMEDABAD-382480
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. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 20,63,97,000 (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 AMC being the Planning Authority under whose jurisdiction the foresaid project is being implemented.

. Based on Site Inspection by undersigned on date 20-12-2022 The Estimated Cost Incurred till date is calculated at Rs. 20,78,19,923 Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.

. 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 AMC (Planning Authority) is estimated at Rs. ----- (Total of Table A and B).

. 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	Amount (in Rs.)
1	Total Estimated Cost of the building/wing as on 20/07/2020 date of Registration is	56,962,500.00
2	Cost incurred as on 20-12-2022	58,101,750.00
3	Work done in Percentage (as Percentage of the estimated cost)	102.00%
4	Balance Cost to be Incurred (Based on Estimated Cost)	0.00
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table –C)	0.00

Table – A
Building/Wing bearing Number - B

Sr. No	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the building/wing as on 20/07/2020 date of Registration is	68,775,000.00
2	Cost incurred as on 20-12-2022	69,462,750.00
3	Work done in Percentage (as Percentage of the estimated cost)	101%
4	Balance Cost to be Incurred (Based on Estimated Cost)	0.00
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table –C)	0.00


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Table – A
Building/Wing bearing Number - C

Sr. No	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the building/wing as on 20/07/2020 date of Registration is	53,825,000.00
2	Cost incurred as on 20-12-2022	53,286,750.00
3	Work done in Percentage (as Percentage of the estimated cost)	99%
4	Balance Cost to be Incurred (Based on Estimated Cost)	538,250.00
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table –C)	0.00

Table - B
(to be prepared for the entire registered phase of the Real Estate Project)

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 20/07/2020 date of Registration is	26,834,500.00
2	Cost incurred as on 20-12-2022	26,968,672.50
3	Work done in Percentage (as Percentage of the estimated cost)	101%
4	Balance Cost to be Incurred (Based on Estimated Cost)	
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table –C)	0.00

Yours Faithfully,


PATEL ANKURKUMAR C.
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Name Ankurkumar Patel
Local Authority Licence No : ER-0947040723R1
Licence Valid till Date : 04/07/2023

***Note**

- 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.
- (*) 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 (*).
- The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
- 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.
- 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)

Sr. No.	Items	Cost
1	NA	