



Associated Structural Engineers LLP

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LLPIN	AAY-5439

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)

ASC/2218/L099/02/2023

Date: 31-03-2021

To,
Pacific Excellence.

Subject: Certificate of Cost Incurred for Development of Construction Work of Amaira Building of the Project [MahaRERA Registration Number P51700022122] situated on the Plot bearing C.T.S. NO 11985 TO 11995, S.No. 91/66 (Plot no. 293), S.No. 91/67 (Plot no. 294) Shree Gurudatta Co-op. Hsg. Soc. Ltd; demarcated by its boundaries (latitude and longitude of the end points) to the North Tata power line to the South Dr.R.P.Road to the East CTS no. 11980 to the West CTS no. 12000, village Ayre, Taluka – Kalyan, District – Thane, PIN 421201, admeasuring 1060.50 sq.mts. Area being developed by The Pacific excellence.

Ref: MahaRERA Registration Number **P51700022122.**

Sir,

I Vikas vinayak gokhale have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, situated on the Plot bearing C.T.S. NO 11985 TO 11995, S.No. 91/66 (Plot no. 293), S.No. 91/67 (Plot no. 294) Shree Gurudatta Co-op. Hsg. Soc. Ltd; village Ayre, Taluka – Kalyan, District – Thane, PIN 421201, admeasuring 1060.50 sq.mts. Area being developed by Pacific excellence.

1. Following technical professionals are appointed by Promoter: -

- (i) Shri Rupesh R. Soshte as Architect.
- (ii) Shri Vikas Vinayak Gokhale as Structural Consultant





1. We have estimated the cost of Civil, MEP and allied works required for completion of the apartments and proportionate completion of internal & external works of the project as per specifications mentioned in agreement of sale. Our estimated cost calculations are based on the drawings / plans made available to us for the project under reference by the Developer / Consultants. The Schedule of items and quantity required for the entire work as calculated by ____Quantity Surveyor* appointed by Developer / ~~Engineer~~, the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us to ascertain / confirm the above analysis given to us.

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 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 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.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid Project under reference as Rs. 12,28,00,000/- (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 Kalyan Dombivali municipal corporation being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 3,04,00,000/- 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 Kalyan Dombivali Muncpal Coporation Planning Authority is estimated at Rs. 9,24,00,000/- (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:





TABLE A
Building AMAIRA

Building /Wing / Layout / Plotted Development bearing Number B or called The Orchid.
(To be prepared separately for each Building / wing / Layout / Plotted Development of the Real Estate Project)

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the Building / Wing / Layout / Plotted Development as on date of Registration is 31-03-2021.	Rs. 11,78,00,000/-
2	Cost incurred as on 31-03-2021 (Based on the Estimated cost)	Rs. 3,04,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	25.81%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 8,74,00,000/-
5	Cost Incurred on Additional/Extra Items as on 31-03-2021 not included in the Estimated Cost (Annexure A)	NIL

TABLE B
Building AMAIRA

Internal & External Development Works in Respect of the Registered phase.

Sr. No.	Particulars	Amounts
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on 31-03-2021 date of Registration.	Rs. 50,00,000/-
2	Cost incurred as on 31-03-2021 (Based on the estimated Cost)	NIL
3	Work done in Percentage. (As Percentage of the estimated cost)	NIL
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 50,00,000/-
5	Cost Incurred on Additional/Extra Items as on 31-03-2021 not included in the Estimated Cost (Annexure A)	NIL





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Yours Faithfully,

Mr. Vikas V. Gokhale,
For Associated Structural Engineers LLP,
Partner.
Registration No. 981/SE/1996

Signature of Promoter

Name:

Date:

Note:

1. The scope of work is to complete Registered Real Estate Project as per drawings approved from time to time and as per specification mentioned in agreement of sale.
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. (**) Balance Cost to be incurred (4) may vary from Difference between Total estimated Cost (1) and Actual Cost incurred (2) due to deviation in quantity required / escalation of cost etc. 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.
4. All components of work with specification are indicative and not exhaustive.
5. Please specify if there are any deviations / qualifications. Example: Any deviations in input material used from specification in agreement of sale.

