

- Chartered Engineer
- Consulting Engineer
- Structural Consultant
- Govt. Approved Valuer

Prashant Sancheti

B.E. (Civil)

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FORM-2

ENGINEER'S CERTIFICATE

Date : 27th July 2017

To,

PRAKRITI SPARSH,
SHOP NO- 28, PAYAL COMPLEX,
PLOT – 15D, SEC 17, NEW PANVEL,
RAIGAD - 410206
MAHARASTRA

Subject : Certificate of Cost Incurred for Development of “PRAKRITI SPARSH” for Construction of 6 (Six) buildings, [1] Building No.1 A & B Wings & [2] Building No.2 A & B Wings, [3] Building No.3, [4] Building No.4 A & B Wings, [5] Building No.5 A & B Wings, [6] Building No.6 A & B Wings for the construction of residential Building situated on the Gut No.109/3, Waje, Panvel demarcated by its boundaries (latitude and longitude of the end points)

On or towards East	:	Building No.1
On or towards West	:	Building No.5 & 6
On or towards South	:	Main Road.
On or towards North	:	Building No.2

of Kokan Division, At Village Waje, Taluka – Panvel, District – Raigad,
admeasuring 7400 Sq. mtrs area being developed by “PRAKRITI SPARSH”

Sir,

I PRASHANT SANCHETI have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being 6 (Six) buildings, [1] Building No.1 A & B Wings & [2] Building No.2 A & B Wings, [3] Building No.3, [4] Building No.4 A & B Wings, [5] Building No.5 A & B Wings, [6] Building No.6 A & B Wings for the construction of residential Building situated on the Gut No.109/3, of Kokan Division, At Village Waje, Taluka – Panvel, District - Raigad
admeasuring 7400 Sq. mts. area being developed by “PRAKRITI SPARSH”

1. Following technical professionals are appointed by Owner / Promoter :—

- (i) **Mrs.Meenakshi Shrivastav** as an Architect ;
- (ii) **Shri.Virendra Kumar Jain** as Structural Consultant
- (iii) **Shri.M.P.Sachedeva** as MEP Consultant
- (iv) **Shri.Prashant Sancheti** 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 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 **Prashant Sancheti** quantity Surveyor* appointed 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.15,25,93,695/-**(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 **NAINA** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs.1,58,00,920/-** (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 **CIDCO** (planning Authority) is estimated at **Rs.13,67,92,775/-**(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

*In respect Building No.1 A & B Wings of the project named as
"Prakriti Sparsh "on Gut No.109/3,Waje,Panvel.*

Sr. No [1]	Particulars [2]	Amounts [3]
1	Total Estimated cost of the Building/Wing as on 27/7/2017 date of Registration is	Rs. 2,73,06,115/-
2	Cost incurred as on 27/7/2017 (based on the Estimated cost)	Rs.61,62,359/-
3	Work done in Percentage (as Percentage of the estimated cost)	22.57%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.2,11,43,756/-
5	Cost Incurred on Additional /Extra Items as on 27/7/2017not included in the Estimated Cost	NIL

TABLE A

*In respect Building No.2 A & B Wings of the project named as
"Prakriti Sparsh "on Gut No.109/3,Waje,Panvel.*

Sr. No [1]	Particulars [2]	Amounts [3]
1	Total Estimated cost of the Building/Wing as on 27/7/2017 date of Registration is	Rs. 2,42,92,195/-
2	Cost incurred as on 27/7/2017 (based on the Estimated cost)	Rs.56,01,426/-
3	Work done in Percentage (as Percentage of the estimated cost)	23.06%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.1,86,90,769/-
5	Cost Incurred on Additional /Extra Items as on 27/7/2017not included in the Estimated Cost	NIL

TABLE A

In respect Building No.3 of the project named as "Prakriti Sparsh "on Gut No.109/3, Waje, Panvel.

Sr. No [1]	Particulars [2]	Amounts [3]
1	Total Estimated cost of the Building/Wing as on 27/7/2017 date of Registration is	Rs. 1,44,36,676/-
2	Cost incurred as on 27/7/2017 (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)	NIL
5	Cost Incurred on Additional /Extra Items as on 27/7/2017 not included in the Estimated Cost	NIL

TABLE A

In respect Building No.4 A & B Wings of the project named as "Prakriti Sparsh "on Gut No.109/3, Waje, Panvel.

Sr. No [1]	Particulars [2]	Amounts [3]
1	Total Estimated cost of the Building/Wing as on 27/7/2017 date of Registration is	Rs. 1,85,65,747/-
2	Cost incurred as on 27/7/2017 (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)	NIL
5	Cost Incurred on Additional /Extra Items as on 27/7/2017 not included in the Estimated Cost	NIL

TABLE A

***In respect Building No.5 A & B Wings of the project named as
"Prakriti Sparsh "on Gut No.109/3,Waje,Panvel.***

Sr. No [1]	Particulars [2]	Amounts [3]
1	Total Estimated cost of the Building/Wing as on 27/7/2017 date of Registration is	Rs. 2,70,65,001/-
2	Cost incurred as on 27/7/2017 (based on the Estimated cost)	Rs.40,37,135/-
3	Work done in Percentage (as Percentage of the estimated cost)	14.92%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.2,30,27,866/-
5	Cost Incurred on Additional /Extra Items as on 27/7/2017not included in the Estimated Cost	NIL

TABLE A

***In respect Building No.6 A & B Wings of the project named as
"Prakriti Sparsh "on Gut No.109/3,Waje,Panvel.***

Sr. No [1]	Particulars [2]	Amounts [3]
1	Total Estimated cost of the Building/Wing as on 27/7/2017 date of Registration is	Rs. 2,61,60,825/-
2	Cost incurred as on 27/7/2017 (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)	NIL
5	Cost Incurred on Additional /Extra Items as on 27/7/2017not included in the Estimated Cost	NIL

TABLE B

***In respect of the project named as "Prakriti Sparsh "on Gut
No.109/3,Waje,Panvel.***

Sr. No [1]	Particulars [2]	Amounts [3]
1	Total Estimated cost of the Internal and External Development Works including Amenities and facilities in the layout as on date of registration is	Rs. 1,47,67,131/-
2	Cost incurred as on today (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. 1,47,67,131/-
5	Cost Incurred on Additional /Extra Items as on 27/7/2017not included in the Estimated Cost (Annexure A)	NIL

Yours Faithfully,


Prashant K. Sancheti
Consulting Engineer
Signature of Engineer

Licence No...NMC 255

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 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 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.