

SV & ASSOCIATES

CONSULTING ENGINEERS & STRUCTURAL DESIGNERS

Date :- 03/10/2023

FORM 2

STRUCTURAL ENGINEER CERTIFICATE

To,
M/s. Chandrangan Buildcon LLP,
Ambegaon, Pune.

Subject : Certificate of Percentage of Completion of Construction Work of Proposed Residential Building "Chandrangan Revanta, Wing "A" & "B" (MahaRERA Registration Number P52100047502) situated on the Plot bearing S. No. 10/10, 10/15, 10/15/1, 10/15/4, 10/15/5, Ambegaon, Pune. Demarcated by its boundaries (latitude and longitude of the end points) Adj. S. No. 10/(P) and Road to the North, S. No. 65 to the South, S. No. 10(P) to the East, S. No. 9 to the West of Division Pune, Village Ambegaon Bk. Talk – Haveli, Dist – Pune - 411046 admeasuring 11000 Sq. mts. area being developed by M/s. Chandrangan Buildcon LLP.

Sir,

I S V & Associates have undertaken assignment of certifying Estimated cost for the subject real estate project proposed to be registered under RERA, being Residential building situated on the plot bearing S. No. 10/10, 10/15, 10/15/1, 10/15/4, 10/15/5, Ambegaon, Tal. Haveli, Pune. admeasuring construction 11000 sq.mte area being developed by M/s. Chandrangan Buildcon LLP,

Following technical professionals are appointed by Owner / Promoter :-

- (I) M/s. Walhekar & Associates as Architect ;
- (ii) M/s. S V & Associates as Structural Consultant (Engineers)
- (iii) M/s. Siddhivinayak Services as a MEP Consultant.
- (iv) Mr. Sagar Renuse as a Site Surveyor.

1. We S V & Associates 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 item and quantity for the entire work as calculated by me 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.

2. We estimate Total estimated cost of completion of the building(s) of the aforesaid project under reference as **Rs. 40,53,57,500/-** 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 buildings from the PMC being the planning authority under whose jurisdiction the aforesaid project is being implemented.
3. The estimated cost incurred till date is calculated at Rs. **7,20,24,000/-** The amount of estimated cost incurred is calculated on the base of amount of total estimated cost.
4. The balance cost of completion of the civil, MEP and allied works of the buildings of the subject project to of time occupation certificate/completion certificate from PMC planning authority is estimated at **Rs. 33,33,33,500/-**
5. I certify that the cost of the civil, MEP and allied work for the a fore said project as completed on the date of this certificate is as given in table A & B below.

Table A
Building/wing "Chandrangan Revanta" "A" Wing

| Sr. No. | Particulars | Amount |
|---------|---|--------------------|
| 1 | Total Estimated cost of the building/wing as on <u>03.10.2023</u> date of registration is | Rs. 18,00,60,000/- |
| 2 | Cost incurred as on <u>03.10.2023</u> (based on the Estimated cost) | Rs. 7,20,24,000/- |
| 3 | Work done in percentage (as percentage of the estimated cost) | 40% |
| 4 | Balance cost to be incurred (Based on Estimated cost) | Rs. 10,80,36000/- |
| | Cost incurred on Additional/Extra Items as on <u>03.10.2023</u> not included in the Estimated Cost (Annexure A) | Nil |
| | | |

Table A

Building/wing "Chandrangan Revanta" "B" Wing

38,03,57,500/-

| Sr. No. | Particulars | Amount |
|---------|--|--------------------|
| 1 | Total Estimated cost of the building/wing as on 03.10.2023 date of registration is | Rs. 20,02,97,500/- |
| 2 | Cost incurred as on 03.10.2023 (based on the Estimated cost) | Nil |
| 3 | Work done in percentage (as percentage of the estimated cost) | 0 % |
| 4 | Balance cost to be incurred (Based on Estimated cost) | Rs. 20,02,97,500/- |
| | Cost incurred on Additional / Extra Items as on 03.10.2023 not included in the Estimated Cost (Annexure A) | Nil |
| | | |

Table B

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

| Sr. No. | Particulars | Amount |
|---------|---|-------------------|
| 1 | Total Estimated cost of the Internal and external development work including amenities and facilities in the layout as on | Rs. 2,50,00,000/- |
| 2 | Cost incurred as on 03.10.2023 (based on the Estimated cost) | Nil |
| 3 | Work done in percentage (as percentage of the estimated cost) | 0% |
| 4 | Balance cost to be incurred (Based on Estimated cost) | Rs. 2,50,00,000/- |
| 5 | Cost incurred on Additional / Extra Items as on 03.10.2023 not included in the Estimated Cost (Annexure A) | Nil |

Your's faithfully



Signature of Engineer

(Licence No. 783)



*Note –

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to 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 (*).
 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 the 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.
- Annexure A
- List of extra/ additional items executed with cost
(which are not part of the original Estimate of the total cost).