

Annexure B

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)

Date:10.02.2022

To.

Shubhankar Developments
Prime Centre, Office.No.-15, 4th Floor,
459/2A, Gokhale Cross Road, Model Colony,
Shivajinagar, Pune-411 016.

Subject : Certificate of Cost Incurred for Development of
SHUBHANKAR DURVAA PHASE-II "A" being developed by
Mr. Atul Dnyaneshwar Bahirat.

Sir.

1. I have undertaken assignment of certifying Estimated Cost for SHUBHANKAR DURVAA PHASE-II "A" developed by Mr. Atul Dnyaneshwar Bahirat.
2. I 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. My estimated cost calculations are based on the drawings/plans made available to me for the project under reference by the Developer /Consultants. The Schedule of items and quantity required for the entire work as calculated by Prashant Chopade Engineer appointed by Developer, the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by me to ascertain / confirm the above analysis given to me.
3. I estimate Total Estimated Cost of completion of the aforesaid project under reference at **Rs. 13,86,43,175/-** (Total of Table A and B) at the time of Registration. The estimated Total Cost of project is with reference to the Civil, MEP and Allied works required for completion of the apartments and proportionate completion of internal & external



works, as per specifications mentioned in agreement of sale and for the purpose of obtaining occupation certificate / completion certificate for the Building(s) / Wing(s) / Layout / Plotted Development from the Pune 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. 52,87,500/-** (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the basis of input materials /services used and unit cost of these items.
5. The Balance Cost of Completion of the Civil, MEP and Allied works for completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale, of the Project is estimated at **Rs. 13,33,55,675/-** (Total of Table A and B).
6. I certify that the Cost of the Civil, MEP and allied work for the apartments and proportionate internal & external works, as per specifications mentioned in agreement of sale, of the aforesaid Project as completed on the date of this certificate is as given in 'Table A and B below:

TABLE A

SHUBHANKAR DURVAA PHASE-II "A"

Sr. No.	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing / Layout Plotted Development as on date of Registration is	12,26,38,175.00
2.	Cost incurred as on date of certificate	52,87,500.00
3.	Work done in Percentage (as Percentage of the estimated cost)	4.32%
4.	Balance Cost to be Incurred** (Based on Estimated Cost)	11,73,50,675.00
5.	Cost Incurred on Additional/Extra items not included in the Estimated Cost (Table —C)	



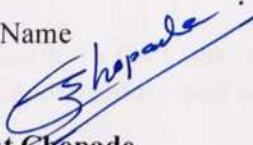
TABLE B

Internal & External Development Works in Respect of the Registered Phase

Sr. No.	Particulars	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	1,60,05,000.00
2.	Cost incurred as on date of certificate	
3.	Work done in Percentage (as Percentage of the estimated cost)	0
4.	Balance Cost to be [muffed"" (Based on Estimated Cost)	1,60,05,000.00
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table —C)	

Yours Faithfully,

Signature & Name


Mr. Prashant Chopade

Local Authority license no. _REG/PMC/TEMP/0267/21

Agreed and accepted by:



Signature of Promoter

Name: Mr. Atul Dnyaneshwar Bhirat

Date: