

MARGESH PATEL

(CIVIL ENGINEER) AUDA, AMC, GUDA MOB.: - 9662260692

D/1, Ratandee Complex, Sola Road, Ghatlodia, Ahmedabad -380061.

FORM - 2⁽⁵⁾

(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: 25th March, 2021

To
Rasraj Infra
One World West
Nr, Bopal Approach
S P Ring Road
Ambali, Ahmedabad

Subject: Certificate of Cost Incurred for development of **ONE WORLD WEST** for Construction of **1 No. of Buildings** of the Single Phase of the Project (**Guj Rera Registration No. : PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/CAA00950/081217**) situated on the Plot bearing Final Plot no. 119 RS No. 396 TP 52

Demarcated by its boundaries (latitude and longitude of the end points) 23.02498, 72.4771 to the North 23.02559, 72.4768 to the South 23.02567, 72.47768 to the East 23.02503, 72.47776 to the West of Division Ahmedabad village Ambli, taluka Ghatlodia, District Ahmedabad, PIN 380054 admeasuring **4614 sq.mts.** area being developed by **RASRAJ INFRA.**

Ref: GujRERA Registration Number:: PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/CAA00950/081217)

Sir,

I/We **Margesh Patel** have undertaken assignment of certifying Estimated Cost for the Real Estate Project registered under GujRERA, being 1 Buildings of the SINGLE Phase situated on the plot bearing Final Plot no. 119 TP 52 of Ahmedabad District Ahmedabad PIN 380054 admeasuring 4614 sq.mts. area being developed by **RASRAJ INFRA** as per the approved plans.


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(Civil Engineer)
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Ghatlodia, Ahmedabad - 61.
AMC-ENG-ER1205280822.

1. Following technical professionals are appointed by Owner/Promoter:- (as applicable)
 - (i) M/s 99 Studio as Architect
 - (ii) Mr. Jigar Shah as Structural Consultant
 - (iii) M/s. Jhaveri Associates as MEP Consultant
 - (iv) Smt. Smitenbhai Doshi 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 Smt. Smitenbhai Doshi as Quantity Surveyor appointed 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. 65,00,00,000/- (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 AMC being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. Based on site inspection by undersigned on 25-03-2021. The Estimated Cost Incurred till date is calculated at 62,53,25,000/- (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 AMC (Planning Authority) is estimated at 0/- (Zero) (Total of Table A and B).BU Permission is received on 28/08/2020.The Estimation was on higher side and actual construction cost is less than estimation.
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/Wing bearing Number _____ or called _____

(To be prepared separately for each Building/Wing of the Real Estate Project.)

Sr. No	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the building/wing as on 31.08.2017 date of Registration is	60 75 00 000
2	Cost incurred as on 25-03-2021	58,92,00,000
3	Work done in Percentage (as Percentage of the estimated cost)	100.00%
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

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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 31.08.2017 date of Registration is	4 25 00 000
2	Cost incurred as on 25-03-2021	3,61,25,000
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance Cost to be Incurred (Based on Estimated Cost)	0.00
5	Cost Incurred on Additional/Extra Items as on 11.08.2020 not included in the Estimated Cost (Table -C)	0.00

Yours Faithfully,



Margesh R. Patel
(Civil Engineer)

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AMC-ENG-ER1205280822.

Signature of the Engineer
Local Authority License
Number AMC - ENG - ER
1205280822.
Local Authority License
Number valid till (Date)
28.08.2022

***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 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 (*).
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.

TABLE – C

List of Extra/Additional Items executed with Cost

(Which were not part of the original Estimate of Total Cost)



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