

A. Y. CHHIPA

B. E. (Civil), M.I.E.

Chartered Engineer

REGISTERED
CIVIL ENGINEER

743/6, Dadi Bibi Masjid Manzil,
Piranpir Dargah, Raikhad,
Ahmedabad-380 001.

2, Al-Aksha Duplex, In Sharifabad Soc.,
B/h. Jivraj Park Police Chowky,
Ahmedabad-380 051. PH : 26826754
(M) : 9825370708

FORM 2

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: 25/7/2020

To

The HEKAN BUILDCON (Name & Address of Promoter).
316 Pushpam Complex Opp Seema Hall Ananad Nagar Road
Satellite Ahmedabad 380015

Subject: Certificate of Cost Incurred for Development of (SUVARNA VILLA) for Construction of "8 BUNGLOWS" building(s) "-" Wing(s) of the "-" phase (GujRERA Registration Number PR/GJ/AHMEDABAD/DASKROI/AUDA/RAA03489/250918) situated on the Plot bearing C.N. No./CTS No./Survey no./Final Plot no. "198/1V/BOPAL TP 2".

Demarcated by its boundaries (latitude and longitude of the end points)

"B-2-10 & B-2-11" to the North "SOCIETY ROAD" to the South "30 FT ROAD" to the East "SOCIETY ROAD" to the West of Division "AUDA" village "BOPAL" taluka "DASCROI" District "AHMEDABAD" PIN "380058" admeasuring "1279.75" sq.mts. area being developed by "HEKAN BUILDCON" (Promoter)

Ref: GujRERA Registration Number PR/GJ/AHMEDABAD/DASKROI/AUDA/RAA03489/250918

Sir,

I/We "A. Y. CHHIPA" have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, being "8 BUNGLOWS" Building(s)/ "-" Wing(s) of the "-" Phase situated on the plot bearing C.N. No./CTS No./Survey no./Final Plot no. "198/1V/BOPAL TP2" of Division "AUDA" village "BOPAL" taluka "DASCROI" District "AHMEDABAD" PIN "380058" admeasuring "1279.75" sq.mts. area being developed by "HEKAN BUILDCON" (Promoter)

1. Following technical professionals are appointed by Owner/Promoter:- (as applicable)

- (i) M/s./Shri/Smt. HADVANI VATSAL RATILAL as Architect/Engineer
- (ii) M/s./Shri/Smt. A. Y. CHHIPA as Structural Consultant
- (iii) M/s./Shri/Smt. "-" as MEP Consultant
- (iv) M/s./Shri/Smt. GAJJAR PRAGNESH 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 GAJJAR PRAGNESH quantity Surveyor appointed by Developer/Engineer and the site inspection carried out by us.



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3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs.4,17,50,000 (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 __AUDA__ being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. Based on site inspection by undersigned on 25/7/2020 date, the Estimated Cost Incurred till date is calculated at 3,00,25,000 (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 __AUDA__ (Planning Authority) is estimated at Rs. 1,17,25,000 (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/Wing/Bungalow bearing Number _"1-8"_ 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 _____ date of Registration is	4,00,00,000.00
2	Cost incurred as on <u>25/7/20</u>	<u>2,95,00,000</u>
3	Work done in Percentage (as Percentage of the estimated cost)	<u>73.75%</u>
4	Balance Cost to be Incurred (Based on Estimated Cost)	<u>1,05,00,000</u>
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table –C)	

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 _____ date of Registration is	17,50,000.00
2	Cost incurred as on <u>25/7/20</u>	<u>525000</u>
3	Work done in Percentage (as Percentage of the estimated cost)	<u>30%</u>
4	Balance Cost to be Incurred (Based on Estimated Cost)	<u>12,25,000</u>
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table –C)	

Yours Faithfully,


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A. Y. CHHIPA (Sign n Stamp)

Local Authority license no. : 170

Local Authority license no valid till (Date) 21/11/2023

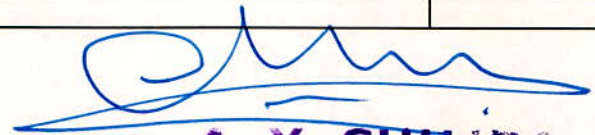
***Note**

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)

Sr. No.	Items	Cost
1	NA	



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