

SHARAD KANAIYALAL SHAH

4, R.K. PARK NR. AYODHYA FLATS, OPP. SHRADDHA SCHOOL,
JODHPUR, SATELITE, AHMEDABAD-380015

FORM – 2 (see Regulation 3)

ENGINEER'S CERTIFICATE

Date: 07-11-2020

To,
M/s. NAVKAR INFRASTRUCTURE
B-Upper Level, Kalatirth Complex,
Jodhpur, Satellite,
Ahmedabad.

Sub. : Certificate of Cost Incurred for Development of "KALADHAM" for Construction of 8 Buildings, Wings / Block Nos A, B, C, D, E, F, G and H for the plotted project (GujRERA Registration No: PR /GJ /AHMEDABAD /DASCROI /AUDA /RAA01232 /060118) situated on the Plot bearing Final Plot No. 54 of T.P.S. No. 44 (Chandkheda) demarcated by its boundaries (latitude and longitude of the end points) 30 Mtr. TP Road to the North, F.P. No. 217 to the South F.P. Nos. 52 & 53 to the East and F.P. Nos. 50+51 & 28 to the West of Division TPS No. 44 (Chandkheda), village Chandkheda, taluka Sabarmati, District Ahmedabad (GUJARAT) PIN – 382424 admeasuring 6071 Sq. Mtrs. area being developed by M/s. NAVKAR INFRASTRUCTURE (a Partnership Firm).

Ref: GujRERA Registration Number: PR /GJ /AHMEDABAD /DASCROI / AUDA /RAA01232 /060118)

Sir,

I, **Sharad K. Shah** have undertaken assignment of certifying Estimated Cost for the Real Estate Project registered under GujRERA, being 8 Buildings / Block Nos. A, B, C, D, E, F, G and H situated on the plot bearing F.P. No. 54 of Division TPS No. 44 (Chandkheda), village Chandkheda, taluka Sabarmati, District Ahmedabad (GUJARAT) PIN – 382424 admeasuring 6071 Sq. Mtrs. area being developed by M/s. NAVKAR INFRASTRUCTURE (a Partnership Firm).

- (i) Following technical professionals are appointed by Owner/Promoter :
 - (ii) **Shri Dipan R. Appa** as Architect
 - (iii) **Shri A. Y. CHHIPA** as Structural Consultant
 - (iv) **M/s. Nikul Electric Co. (Ele.)** and **Mr. Amit Rami (Plumbing)** as MEP Consultant
 - (v) **Shri Sharad K. Shah** 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


SHARAD SHAH
ENGINEER
B, Upper Level, Kala Tirth Complex,
Jodhpur, Satellite, Ahmedabad-15.
ER 0998240624 R1

SHARAD KANAIYALAL SHAH

4, R.K. PARK NR. AYODHYA FLATS, OPP. SHRADDHA SCHOOL,
JODHPUR, SATELITE, AHMEDABAD-380015

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 **Sharad K. Shah** quantity Surveyor 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. 18,00,00,000.00** (cost of Construction Rs. 172400000/-; On site Expenditure Rs. 7500000/-; Taxes etc Rs. 100000/-) (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 AHMEDABAD MUNICIPAL CORPORATION (AMC) being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The base on site inspection by under sign on Date **07-11-2020** The Estimated Cost Incurred till date is calculated at **Rs. 18,00,00,000/-** (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 **Rs. 00/-** (Total of Table A & 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 bearing Number **Block - A**

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

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 07/11/2020 date of Registration is	2,35,58,855.00
2	Cost incurred as on 07/11/2020	2,35,58,855.00
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 07/11/2020 not included in the Estimated Cost (Table –C)	0.00


SHARAD SHAH
ENGINEER

B, Upper Level, Kala Tirth Complex,
Jodhpur, Satellite, Ahmedabad-15.
ER 0998240624 R1

SHARAD KANAIYALAL SHAH

4, R.K. PARK NR. AYODHYA FLATS, OPP. SHRADDHA SCHOOL,
JODHPUR, SATELITE, AHMEDABAD-380015

BLOCK - B

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

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 07/11/2020 date of Registration is	2,35,58,855.00
2	Cost incurred as on 07/11/2020	2,35,58,855.00
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 07/11/2020 not included in the Estimated Cost (Table -C)	0.00

BLOCK - C

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

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 07/11/2020 date of Registration is	1,38,25,647.00
2	Cost incurred as on 07/11/2020	1,38,25,647.00
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 07/11/2020 not included in the Estimated Cost (Table -C)	0.00

BLOCK - D

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

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 07/11/2020 date of Registration is	2,34,27,115.00
2	Cost incurred as on 07/11/2020	2,34,27,115.00
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 07/11/2020 not included in the Estimated Cost (Table -C)	0.00


SHARAD SHAH
ENGINEER

B, Upper Level, Kala Tirth Complex,
Jodhpur, Satellite, Ahmedabad-15.
ER 0998240624 R1

SHARAD KANAIYALAL SHAH

4, R.K. PARK NR. AYODHYA FLATS, OPP. SHRADDHA SCHOOL,
JODHPUR, SATELITE, AHMEDABAD-380015

BLOCK - E

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

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 07/11/2020 date of Registration is	2,34,27,115.00
2	Cost incurred as on 07/11/2020	2,34,27,115.00
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 07/11/2020 not included in the Estimated Cost (Table -C)	0.00

BLOCK - F

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

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 07/11/2020 date of Registration is	1,27,48,183.00
2	Cost incurred as on 07/11/2020	1,27,48,183.00
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 07/11/2020 not included in the Estimated Cost (Table -C)	0.00

BLOCK - G

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

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 07/11/2020 date of Registration is	2,34,27,115.00
2	Cost incurred as on 07/11/2020	2,34,27,115.00
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 07/11/2020 not included in the Estimated Cost (Table -C)	0.00

SHARAD KANAIYALAL SHAH

4, R.K. PARK NR. AYODHYA FLATS, OPP. SHRADDHA SCHOOL,
JODHPUR, SATELITE, AHMEDABAD-380015

BLOCK - H

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

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the building/wing as on 07/11/2020 date of Registration is	2,34,27,115.00
2	Cost incurred as on 07/11/2020	2,34,27,115.00
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 07/11/2020 not included in the Estimated Cost (Table -C)	0.00

TABLE - B

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

Sr.	Particulars	Amounts (In Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on 07/11/2020 date of Registration is	50,00,000.00
2	Cost incurred as on 07/11/2020	50,00,000.00
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 07/11/2020 not included in the Estimated Cost (Table -C)	0.00

Date of physical visit to the Site : 07-11-2020

Yours Faithfully,

Signature & Name of Engineer Sharad K Shah

Local Authority License No ER0998240624R1

Local Authority License No Valid till Date 24/06/2024


SHARAD SHAH
ENGINEER

B, Upper Level, Kala Tirth Complex,
Jodhpur, Satellite, Ahmedabad-15.
ER 0998240624 R1

SHARAD KANAIYALAL SHAH

4, R.K. PARK NR. AYODHYA FLATS, OPP. SHRADDHA SCHOOL,
JODHPUR, SATELITE, AHMEDABAD-380015

***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)


SHARAD SHAH
ENGINEER

B, Upper Level, Kala Tirth Complex,
Jodhpur, Satellite, Ahmedabad-15.
ER 0998240624 R1