

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 : 26 JUL 2017

To

Nirmiti Vastu Creation LLP,

8, Namjoshi Bhavan, LBS Road, Pune-30

Subject- Certificate of Cost Incurred for Development of **Nirmiti 25 East** for Construction of One building(s) **2** Wing(s) of the Phase **1+2+3** (MahaRERA Registration Number) situated on the Plot bearing Survey No. **25/3B**.

Ref MahaRERA Registration Number – **Applied For**

Sir,

I/ We **Mr. Ramesh Chinchani** have undertaken assignment of certifying Estimated Cost for Subject Real Estate Project proposed to be registered under MahaRERA, being **One** Building(s) **2** Wing(s) of the **1+2+3** Phase situated on the plot bearing Survey No. **25/3B**. of Division **Kharadi**, Taluka- **Haveli**, District- **Pune**, PIN **411014** admeasuring **4467** sq.mts. area being developed by **Nirmiti Vastu Creation LLP**.

1. Following technical professionals are appointed by Owner / Promoter :—

- (i) **Shri. Swapneel J. Deshpande** as **L.S. / Architect**
- (ii) **Shri. U.M. Joshi** as **Structural Consultant**
- (iii) **Shri. Sandeep Tade** as **MEP Consultant**
- (iv) **Shri. Hemant Patil** 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 Drawings/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 **Shri. Hemant Patil** 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.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 32,29,96,421/-** (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 **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. 39,56,154/-** (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 **Pune Municipal Corporation** (planning Authority) is estimated at **Rs. 31,90,40,267/-** (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

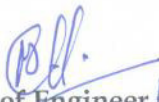
Building /Wing bearing Number _____ or called
(to be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No (1)	Particulars (2)	Amounts (3)
1	Total Estimated cost of the building/wing as on 25/07/2017 date of Registration is	Rs. 30,00,00,000/-
2	Cost incurred as on 25/07/2017 (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. 30,00,00,000/-
5.	Cost Incurred on Additional /Extra Items as on 25/07/2017 <u>not</u> included in the Estimated Cost (Annexure A)	Rs. 29,96,421/-

TABLE B

Sr. No (1)	Particulars (2)	Amounts (3)
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on _____ date of Registration is	Rs. 2,00,00,000/-
2	Cost Incurred as on 25/07/2017 (based on the estimated cost).	Rs. 9,59,733/-
3.	Work done in Percentage (As Percentage of the estimated cost).	4.8 %
4.	Balance cost to be Incurred (Based on Estimated cost)	Rs. 1,90,40,267/-
5.	Cost Incurred on Additional/Extra Items As on 25/07/2017 not included in the Estimated Cost (Annexure A).	N.A.

Yours Faithfully


 Signature of Engineer. B.E. Civil
 (License No.)

*Note : Ramesh Chinchani

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 survey Being appointed by Developer, the name has to be mentioned at the place marked(*) and in case quantity 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.