

Rajesh Thakare & Associates

**CONSULTING STRUCTURAL ENGINEERS &
CHARTERED ENGINEERS**

A-103, CHANDRAMA SOCIETY,
RAGHUVIR NAGAR, DR. R. P. ROAD,
CHAR RASTA, NEAR TJS BANK,
DOMBIVLI (EAST) 421 201.
PHONE : 0251-2861677, 2862005, 2863065
Cell No. : 9967536200
E-mail : rajeshthakare.asso@gmail.com
18rajthakare@gmail.com

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: 30-04-2018

To
SHANKHESHWAR KREATERS
208, AUM SUPREME, VALLIPEER ROAD,
KALYAN WEST.

Subject: Certificate of Cost Incurred for Development of project
[SHANKHESHWAR PLATINUM] for Construction of 2 building(s) of the 1 Phase (MahaRERA
Registration Number) situated on the Plot bearing Survey no. 14/2, 14/4, 14/6.
demarcated by its boundaries (latitude and longitude of the end points) Property owned by
K.D.M.C and 18 meter wide D.P. Road to the North Survey No. Balance Property from said Sub-
Plot B. to the South Property bearing S. No. 14 Hissa No. 3. to the East 15 meter wide D.P. Road to
the West of Division village Koliwali taluka Kalyan District Thane PIN 421301 admeasuring being
total plinth area ^{519.23} 238.97 sq.mtr. and total builtup area 2338.97 sq.mts. developed by [Owner/Promoter]

Ref: MahaRERA Registration Number P51700000445

Sir,

I/ We R. A. THAKARE have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being 2 Building(s) & Club House of the SHANKHESHWAR PLATINUM Phase 1 situated on the plot bearing Survey No. 14/2, 14/4, 14/6 Titwala village Kalyan taluka Thane District 421301 PIN admeasuring Plinth area of B.No.2- area 218.30 sq.mts. and builtup area 1129.21 sq.mts. and Plinth area of B.No.3- area 211.36 sq.mts. builtup area 1120.19 sq.mts. & Plinth area of Club House- area 89.57 sq.mts. builtup area 89.57 sq.mts. area being total plinth area 519.23 sq.mtr. and total builtup area 2338.97 sq.mts. developed by [Owner/Promoter]

**R. A. THAKARE
CONSULTING STRUCTURAL ENGINEER
CHARTERED ENGINEER (INDIA)
(KDMC Reg. No. 355)**

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

(i) M/s/Shri/SmtSHOBNA DESHPANDE as L.S. / Architect ;

(ii) Shri R. A. THAKKRE as Structural Consultant

(iii) Shri R. A. THAKKRE 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 R.A. THAKARE 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_ 57908430/- 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 KalyanDombivali Municipal Coporation, Kalyanbeing the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 48790080/- (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 KalyanDombivali Municipal Coporation, Kalyan(planning Authority) is estimated at Rs9118350/- 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 :

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TABLE A

Building No.2
 (to be prepared separately for each Building /Wing of the Real Estate Project)

Sr.No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on 30.04.2018 date of Registration is	Rs. 26731215/-
2	Cost incurred as on 30.04.2018 (based on the Estimated cost)	Rs. 23045040/-
3	Work done in Percentage (as Percentage of the estimated cost)	86.21 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 3686175/-
5	Cost Incurred on Additional /Extra Items as on 30.04.2018 not included in the Estimated Cost (Annexure A)	Rs. NIL

Building
 No.3

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on 30.04.2018 date of Registration is	Rs. 26731215/-
2	Cost incurred as on 30.04.2018 (based on the Estimated cost)	Rs. 23045040/-
3	Work done in Percentage (as Percentage of the estimated cost)	86.21%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 3686175/-
5	Cost Incurred on Additional /Extra Items as on 30.04.2018 not included in the Estimated Cost (Annexure A)	Rs. NIL

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Club
House

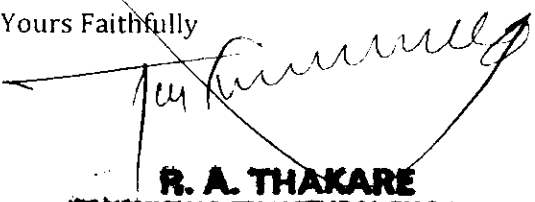
Sr. No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on 30.04.2018 date of Registration is	Rs. 1446000/-
2	Cost incurred as on 30.04.2018 (based on the Estimated cost)	Rs. 1200000/-
3	Work done in Percentage (as Percentage of the estimated cost)	82.98 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 246000/-
5	Cost Incurred on Additional /Extra Items as on 30.04.2018 not included in the Estimated Cost (Annexure A)	Rs. NIL

TABLE B

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

Sr. No	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30.04.2018 date of Registration is	Rs. 3000000 /-
2	Cost incurred as on 30.04.2018 (based on the Estimated cost)	Rs. 1500000 /-
3	Work done in Percentage (as Percentage of the estimated cost)	50 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 1500000/-
5	Cost Incurred on Additional /Extra Items as on 30.04.2018 not included in the Estimated Cost (Annexure A)	Rs. NIL

Yours Faithfully


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*** 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 Developer, 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.

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