



P. M. SHELKE &  
ASSOCIATES

## ENGINEER'S CERTIFICATE

Date: 15/07/2022

To,

The SHREE GURUDATTA DEVELOPERS

- 1) Shri.Ashok Buvaji Beldare (Partner)
- 2) Shri.Prathamesh Ashok Beldare (Partner)
- 3) Shri.Madhukar Sahebrao Zende (Partner)
- 4) Shri.Sachin Madhukar Zende (Partner)

Add – S.No.40/1/5/6B, Shree Gurudatta Developers  
Side of Pratham Vaishnav Niwas Opp Sai Prasad  
Hospital Dattanagar Chowk, Ambegaon Pune-411046.

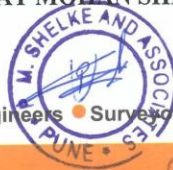
**Subject:** Certificate of Cost Incurred for Development of Residential Building complex “SHIVALAY 21” having Construction of building – A (Kedar) P+6 and building – B (Bhadri) of the Project Situated on the Plot bearing, Survey No. 34, Hissa No. 34/8/8, 34/8/10, 34/8/7, 34/8/4, Demarcated by its boundaries latitude and longitude of the end points. (18°27'32"N) - (73°50'55"E) to the North - (18°27'32"N) - (73°50'54"E) to the South - (18°27'34"N) - (73°50'54"E) to the East - (18°27'32"N) - (73°50'54"E) to the West Division Village - Dhankawadi, Tal.Haveli, Dist.Pune, Pin Code – 411043 admeasuring – 1300 sq.mt. Plot area being developed by SHREE GURUDATTA DEVELOPERS partnership firm.

Sir,

I/We **Mr. POPAT MOHAN SHELKE** have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being “SHIVALAY 21” building Situated on the Plot bearing Survey No. 34, Hissaa No. 34/8/8, 34/8/10, 34/8/7, 34/8/4 & demarcated by its boundaries S No. 34 / 8 (part) to the North - 12.0 Mtr Wide road to the South - S No.34/7 to the East - S No.34/9 to the West of Division Pune City, Village - Dhankawadi, Tal. Haveli, Dist. Pune, Pin Code - 411043 admeasuring Total Plot – 1300 Sq.m. area being developed by SHREE GURUDATTA DEVELOPERS partnership firm.

1. Following Technical Professionals are appointed by Owner / Promoters:-

- i) M/s/Shri/Smt.**AR.PRAMOD SHANKARRAO PARGAONKAR** as Architect.
- ii) M/s/Shri/Smt. **R.K.RANDHAVE** as Structural Consultant.
- iii) M/s/Shri/Smt. **POOJA JINDAM** as MEP Consultant
- iv) M/s/Shri/Smt. **Mr. POPAT MOHAN SHELKE** as Quantity Surveyor.



● Architects & Town Planners ● Consulting Engineers ● Surveyors & Layout Planners ● Govt. Registered Valuers



**P. M. SHELKE & ASSOCIATES** M. E. (Civil) Town Planning C.O.E.P

Office: Sr. No. 75, Wondercity Commercial Building, CB-1 First Floor, Office No. 7,8,9,  
Katraj Chowk, Katraj, Pune. 411046

Contact: +91 9373285848, +91 8007368877 Email: pm\_shelke@yahoo.com



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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 Mr. Popat Mohan Shelke quantity Surveyor appointed by Developer / Engineer, and assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

3. We estimated Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 4, 69, 10,000 /- (Rs. Four Crore Sixty Nine Lakh and Ten Thousand Only)**. 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 MahaRERA being the planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs.../- (Rs...only)**. 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 MahaRERA(Planning Authority) is estimated at **Rs. 4,69,10,000 /- (Rs. Four Crore Sixty Nine Lakh and Ten Thousand Only)**.

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**

To be prepared for Building 'A' (KEDAR) basement & P+6 of the Real Estate Project.

| Sr. No | Particulars                                                                                                       | Amount            |
|--------|-------------------------------------------------------------------------------------------------------------------|-------------------|
| 1      | Total Estimated cost of the building as on <b>15/07/2022</b>                                                      | Rs. 3,16,29,000/- |
| 2      | Cost incurred as on <b>15/07/2022</b> (based on the Estimated cost)                                               | Rs. Nil           |
| 3      | Work done in Percentage (as percentage of the estimated cost)                                                     | 0%                |
| 4      | Balance cost to be Incurred ( Based on Estimated Cost)                                                            | Rs. 3,16,29,000/- |
| 5      | Cost Incurred on Additional / Extra Item as on <b>15/07/2022</b> not included in the Estimated cost. (Annexure A) | Rs. Nil           |

**TABLE A**

To be prepared for Building 'B' (BHADRI) basement & P+2 of the Real Estate Project.

| Sr.No | Particulars                                                                                                       | Amount          |
|-------|-------------------------------------------------------------------------------------------------------------------|-----------------|
| 1     | Total Estimated cost of the building as on <b>15/07/2022</b>                                                      | Rs. 82,36,000/- |
| 2     | Cost incurred as on <b>15/07/2022</b> (based on the Estimated cost)                                               | Rs. Nil         |
| 3     | Work done in Percentage (as percentage of the estimated cost)                                                     | 0%              |
| 4     | Balance cost to be Incurred ( Based on Estimated Cost)                                                            | Rs. 82,36,000/- |
| 5     | Cost Incurred on Additional / Extra Item as on <b>15/07/2022</b> not included in the Estimated cost. (Annexure A) | Rs. Nil         |



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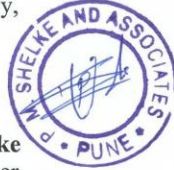
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**TABLE B**

(Internal & External Development Works to be prepared for the building A & B 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 <b>15/07/2022</b> | Rs. 70, 35,000/- |
| 2       | Cost incurred as on <b>15/07/2022</b><br>(Based on the estimated cost).                                                                      | Rs. Nil/-        |
| 3       | Work done in percentage<br>(As percentage of the estimated cost)                                                                             | 0 %              |
| 4       | Balance cost to be Incurred<br>(Based on Estimated cost).                                                                                    | Rs. 70, 35,000/- |
| 5       | Cost Incurred on Additional / Extra Items as on _____ Not included in the Estimated Cost (Annexure A).                                       | Rs. Nil/-        |

Yours Faithfully,



**Mr. P.M. Shelke**  
License Engineer.  
(License No. 731/2000)

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