

FORM 2

ENGINEER'S CERTIFICATE

Date: 22/03/2021

To,

M/s. Skyspace Builtek,

Through its Partner, Smt. Nisha Chandrakant Dhanavade.

Add: - 002, Chandradarshan Apt., Datta Chowk,
Belavali, Badlapur (W).

Ref. C. C. No: - K.B.N.P/ B.P./2019-2020/2395 – 134, Dated 11/03/2020
K.B.N.P/ B.P./2154/2020 -21 – 97, Dated 10/03/2021

Subject: Certificate of Cost Incurred for Development of Project "Raj Silver Stone" for Construction of One Residential Buildings A & B Wing, --- Phase (MahaRERA Registration Number) situated on the plot bearing S. No.63, H. No.2/E, demarcated by its boundaries (19.173998, 73.224459) S. No.61, H.No.2/E to the North, S. No.106/1 to the South, 6m Wide Road to the East, 30m.w. D. P. Road to the West of Division-Konkan, Village - Belavli, Taluka- Ambernath , District – Thane, PIN 421 503 admeasuring 2150.00 sq. mtrs area being developed by Smt. Nisha Chandrakant Dhanavde partner of M/s. Skyspace Builtek.

Maha RERA Registration Number _____

Sir,

I **ATUL V. KUDTARKAR** have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under Maha RERA **One Residential Buildings A & B Wing, --- Phase** situated on the plot bearing **S. No.63, H. No.2/E**, of Division-Konkan, Village - Belavli, Taluka- Ambernath, District – Thane, PIN **421 503** admeasuring **2150.00 sq.mtrs** area being developed by Smt. Nisha Chandrakant Dhanavde partner of **M/s. Skyspace Builtek**.



1. Following technical professionals are appointed by the Owner:
 - **M/s. Zunjarrao And Associates** as Architect ;
(Ar. Nishant Zunjarrao, Lic. No.CA/2019/107278)
 - **M/s. Atul Kudtarkar & Associates** as Structural Consultant ;
(Mr. Atul Kudtarkar, Lic. No.KBMC/S.E./99)
 - M/s.-----as MEP Consultant (Electrical) ; Not Appointed by client
 - **Mr. Rajesh 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 buildings 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. Rajesh Patil** quantity Surveyor appointed by Engineer, and the assumption of 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. 5,89,55,157/-** (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 **Kulgaon Badlapur Municipal Council** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at **Rs. 0/-** (Total of Table A & 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 Buildings of the subject project to obtain Occupation Certificate /Completion Certificate from **Kulgaon Badlapur Municipal Council** (Planning Authority) is estimated at **Rs. 5,89,55,157/-** (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 A & B

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on 22/03/2021 date of Registration is-----	Rs.5,52,70,500/-
2	Cost incurred as on 22/03/2021 (based on the Estimated cost)	Rs.0/-
3	Work done in percentage (as percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.5,52,70,500/-
5	Cost Incurred on Additional / Extra Items as on 22/03/2021 not included in the Estimated Cost (Annexure A)	Rs.NIL/-

TABLE B

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on 22/03/2021 date of Registration is-----	Rs.36,84,657/-
2	Cost incurred as on 22/03/2021 (based on the Estimated cost)	Rs.0/-
3	Work done in percentage (as percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.36,84,657/-
5	Cost Incurred on Additional / Extra Items as on 22/03/2021 not included in the Estimated Cost (Annexure A)	Rs.NIL/-

Yours Faithfully,



ATUL KUDTARKAR

KBMC License No. CBTKM/R/2021/APL/00156