

FORM-2

ENGINEERS CERTIFICATE

Date:15/03/2019.

To

The M/S Prathamesh Developers and Builders, Sr. No. 134, Jeevan Nagar, Tathawade.

Mr. Abhay Arvind Mandhare,

Subject: Certificate of Cost Incurred for development of Prathamesh Excellencia for Construction of One building(s) Three wing(s) of the Prathamesh Excellencia Building situated on the Plot bearing S.No-134 (latitude.18.626352 and longitude.73.747122) village Tathawade ,taluka Mulshi, District-Pune.PIN-411033. admeasuring 4500 sq.mts. area being developed by theM/S. Prathamesh Developers and Builders

Ref: RERA Registration Number:-

Sir

I, Mr. Girish Sudhakar Chaudhari have undertaken assignment of certifying Estimated cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being three Building of the Prathamesh Excellencia Building situated on the plot bearing S.No-134/1, Jeevan Nagar, Tathawade, taluka Mulshi.District-Pune.PIN-411033 admeasuring 4500 sq.mts. area being developed by M/s Prathamesh Developers and Builders

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

(i) M/S - Imran Shaikh of Cubix Architects Associates as Design Architect.

(ii) M/S -Vastushaili Architects as Liasoning Architects

(iii) M/S - Sidhhivinayak MEP Consultants and MEP consultants

(iv) Mr. Girish Chaudhari as Quantity Surveyor.

(v) M/S Structure Vision as RCC consultant.

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.Girish Chaudhari quantity Surveyor


Girish Chaudhari

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 me.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. **403958200/-** The estimated Total cost of project is with reference to the Civil. MEP and allied work required to be completed for the purpose of obtaining occupation certificate/ completion certificate for the building(s) from the Pimpri Chinchwad 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. 1779678/-** .B(Total of table A and B)The amount 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. 402178522/-** (Total of table A & B)

6. I certify that the cost of 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 no-One, & Wings –Three or called Prathamesh Excellencia .

Sr.no.	Particulars	Amount
1.	Total estimated cost of the Building Prathamesh Excellencia as on 15/03 /2019.	Rs. 372208200
2.	Cost incurred as on-15/03/2019(based on the Estimated cost)	Rs. 379678
3.	Work done in percentage (as Percentage of the estimated cost)	00 %
4.	Balance cost to be incurred (Based on Estimated cost)	Rs. 371828522
5.	Cost Incurred on Additional/ extra items as on 015/03/2019not included in the Estimated Cost (Annexure A)	Rs 1500000



TABLE B

Sr.no	Particulars	Amount
1.	Total Estimated cost of Internal and External Development works including amenities and Facilities in the layout as on 01/02/2019	Rs 31750000
2.	Cost incurred as on 01.02.2019.(based on the Estimated cost)	Rs. 1400000
3.	Work done in Percentage(as Percentage of estimated cost).	Rs. 00
4.	Balance cost to be Incurred (Based on Estimated cost).	Rs. 30350000
5.	Cost Incurred on Additional/ Extra Items as on 01/02/2019 not included in the Estimated Cost (Annexure A)	Rs. 00

Yours Faithfully

Signature of Engineer.

M. Girish Chaudhari

(Licence No-----)

Annexure A

List of Extra /Additional Items executed with cost.

(which are not part of the original Estimate of Total Cost).

(Not applicable)

TABLE - A

Sr.no	Tasks/ Activity	Cost in Rupees	Incurred cost in Rupees
1.	Excavation	479678	379678
2.	RCC work	115216970	00
3.	Brick work & Plaster	55941205	00
4.	Gypsum	7256637	00
5.	Painting	17752559	00
7.	Flooring , Dado (Total tilling work of Entire Building)	98649132	00
8.	Plumbing with all CP & Sanitary work	9844889	00
9.	Door Frame and Window Cill	7780638	00
10.	Windows MS & Balcony railing	3810925	00
11.	Waterproofing work	5716387	00
12.	Electrification	11464533	00
13.	Elevators	9000000	00
14.	Doors & Windows	24294647	00
15.	Miscellaneous and Overheads	5000000	00
	TOTAL =	372208200	379678

TABLE - B

Sr.no	Task / Activity	Cost in Rupees	Incurred cost in Rupees
1.	Parking Chequered tiles	2000000	00
2.	Trimix Road	1500000	00
3.	Under ground water tank	4550000	00
4.	Sewage Treatment plant	2500000	00
5.	Storm water drain & sewage line with chamber	200000	00
6.	Landscape & tree Plantation	700000	00
7.	Street Lighting	200000	00
8.	Community Building (Club House)	1500000	00
9.	Water Conservation & Rain water Harvesting	200000	00
10.	Energy Management	500000	00
11.	Fire Protection & Fire Safety requirements	1000000	00
12.	Electrical Meter room Sub station,	2500000	00

Chauhan

	Receiving Station		
13.	Swimming Pool	500000	00
14.	DG Back up	400000	00
15.	Retaining walls	00	00
16.	Fencing	1200000	1200000
17.	security system with IP Based video door frame camera,	200000	00
18.	Miscellaneous and Overheads	2000000	00
19.	Marketing Charges	5000000	00
20.	Site Management Charges	3600000	00
21.	Consultant Charges.	1500000	200000
	TOTAL=	31750000	1400000

TABLE –C

(Cost not to be considered in Project Cost but actual to be spend)

Sr.no	Activity / Task	Cost in Rupees
1.	Municipal Expenses	35000000/-
2.	Interest of 27 Crores for 60 months@ 14%	70000000/-

