

GURRUNATH S DHAVANN

702, Marathon Max, Mulund – Goregaon Link Road, Mulund (W), Mumbai-400080.

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: 22/11/2022

To,

Chetan Ramniklal Shah – 702, Marathon Max, Mulund Goregaon Link Road, Mulund (W), Mumbai – 400080.

Samyag Mayur Shah – 702, Marathon Max, Mulund Goregaon Link Road, Mulund (W), Mumbai – 400080.

Dwarkanath Krishnamurthy Rao – 702, Marathon Max, Mulund Goregaon Link Road, Mulund (W), Mumbai – 400080.

Subject: Certificate of Percentage of Completion of Construction Work of MARATHON NEOVALLEY NARMADA WING B of Residential Building situated on the plot bearing C.T.S. No. 21 (Pt.), 22(Pt.), 23 (Pt.), 23/3 & 4, 24, 25 (Pt.), demarcated by its boundaries (latitude and longitude of the end points) Adjoining C.T.S. No. 13, 15 to the North, Adjoining C.T.S. No. 20 to the South, 13.40 mtr. wide Tembhipada Road to the East, Adjoining C.T.S. No. 17, 18 to the West, of Division-Konkan Village-Kanjur, Taluka- Kurla, District- Mumbai Suburb, PIN-400078 admeasuring 7122.90 sq.mts. area being developed by Chetan Ramniklal Shah, Samyag Mayur Shah & Dwarkanath Krishnamurthy Rao.

Ref: Maha RERA Registration Number ____

Sir,

I, Gurunath Dhavann have undertaken assignment as Quantity surveyor of certifying Percentage of Completion of Construction Work of **MARATHON NEOVALLEY NARMADA (Wing B)** of Residential Building situated on the plot bearing C.T.S. No. **21 (Pt.), 22(Pt.), 23 (Pt.), 23/3 & 4, 24, 25 (Pt.)**, of Division-Konkan, Village-Kanjur, Taluka- Kurla, District- Mumbai Suburb, PIN-400078 admeasuring 7122.90 sq.mts. area being developed by **Chetan Ramniklal Shah, Samyag Mayur Shah & Dwarkanath Krishnamurthy Rao.**

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

- i. M/s. **Matrix Architects & Engineers** as Architect.
- ii. M/s. **JW Consultants** as Structural Consultant
- iii. M/s **S.S.Elecon** as MEP Consultant
- iv. **Mr. Gurrenath S Dhavann** 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 **Mr.Gurrunath S Dhavann** 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.38,89,52,918/-** 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 **M.C.G.M.** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till **22.11.2022** is calculated at **Rs.Nil/-** (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 **M.C.G.M** is estimated at **Rs.38,89,52,918/-** (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 **Marathon Neovalley Narmada (Wing B)**

(to be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No.	Particulars	Amount
1.	Total Estimated cost of the building/wing B as on 22.11.2022 date of Registration is	Rs.28,72,63,226/-
2.	Cost incurred as on 22.11.2022 (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.28,72,63,226/-
5.	Cost Incurred on Additional /Extra Items as on 22.11.2022 not included in the Estimated Cost (Annexure A)	Rs. _____ /-

TABLE B

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

Sr. No.	Particulars	Amount
1.	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 22.11.2022 date of Registration is	Rs.10,16,89,692/-
2.	Cost incurred as on 22.11.2022 (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.10,16,89,692/-
5.	Cost Incurred on Additional /Extra Items as on 22.11.2022 not included in the Estimated Cost (Annexure A)	Rs. _____ /-

Yours Faithfully,

Gurunath

Signature of Engineer

(License No.....)

Agreed & Accepted by:

Signature of Promoter

Name:

Date:

Gurunath

* 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.

TABLE C

List of Extra / Additional/ Deleted Items considered in Cost
(Which were not part of the original Estimate of Total Cost)

Sr. No.	List of Extra / Additional/ Deleted Items	Amount (in Rs.)
1.		
2.		