

MANOJ L. KANANI

ARCHITECT & ENGINEERS

2/2 Vaikunth Complex, Raspan Cross Road, New India Colony Road, Nikol, Ahmedabad 382350.
Email : akshat_arc@yahoo.co.in, akshatthepriority@gmail.com

DATE:-29/01/2022

FORM-2

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: 29/01/2022

To
NITYA INFRA
Palash prime
Sarathi bungalows Road,
New Chandkheda, Ahmedabad. -382424

Subject: Certificate of cost Incurred for Development of "PALASH PRIME" for Construction of (A,B,&C) building(S) 3 Three Wing(s) of the Phase or for plotted project, as the case may be, (Guj RERA Registration Number) situated on the plot bearing Survey no 237/2,237/3 Final Plot.77/2,77/3

Demarcated by its Boundaries (latitude and longitude of the end points)

Auda garden North 12 Miter Road to the South F.P 80 and 81 to the East F.P NO 77/3 to the West of Division ZUNDAL Village ZUNDAL Taluka GANDHINAGAR District GANDHINAGAR PIN 382424 admeasuring 3133 sq. mts. Area being developed by Nitya infra.

Ref: Guj RERA Registration Number:-PR/GJ/GANDHINAGAR/GANDHINAGAR/AUDA/RAA06574/060120

Sir

I/We MANOJ KANANI have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under Guj RERA, being A,B,&C) Building (s) 3 three Wing(s) of the Phase or for plotted project, as the case may be, situated on the plot bearing Survey no 237/2,237/3, Final Plot.77/2,77/3 Division ZUNDAL Village ZUNDAL Taluka GANDHINAGAR District GANDHINAGAR PIN 382424 admeasuring .3133 sqmts. Area being developed by Nitya infra.

Following technical professionals are appointed by Owner/Promoter: - (as applicable)

- (i) M/s./Shri/Smt. 9th Street Architect as Architect/Engineer
- (ii) M/s./Shri/Smt. ACHAL J PARIKH as Structural Consultant
- (iii) M/s./Shri/Smt. KAUSHAL(Electric) AVNISIKKA (plumbing) as MEP Consultant
- (iv) M/s./Shri/Smt. MANOJ KANANI as Quantity Surveyor.



MANOJ L. KANANI
16, PADMA BUNGLOWS - 2,
NIKOL, AHMEDABAD.
AUDA / ENGG / 734
AUDA / COW - I / 625

1. 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 Drawing/Plans made available to us for the project under reference by the Developer and Consultants and Schedule of items and quantity for the entire work as calculated by MANOJ KANANI quantity Surveyor*appointed by Developer/Engineer and the site inspection carried out by us.
2. We estimate Total Estimated Cost completion of the building (S) of the aforesaid project under reference as Rs. **19,83,00,000/-** (Total of Table A and B) The estimated Total Cost of Project is With reference occupation certificate /completion certificate for the building (S)from the AUDA being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
1. Based on Site Inspection by undersigned on **25-01-2022** date the Estimated Cost incurred till date is calculated at Rs. **24,32,70,689/-** The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.
2. 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 AUDA(planning Authority)is estimated at Rs. **0.00/-** (Total of the Table A and B).
3. 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 the Table A and B below,

TABLE-A
BUILDING /WING BEARING NUMBAR (BLOCK-A+B) OR CALLED
 (to be prepared separately for each Building/Wing of the Real Estate Project)

Sr.no	Particulars	Amounts(in Rs)
1	Total Estimated cost of the building /wing as on 17-11-2019 date of Registration is	12,02,00,000/-
2	Cost incurred as on 25-01-2022	14,48,70,689/-
3	Work done in Percentage (as Percentage of the Estimated Cost)	120.52%
4	Balance Cost to be incurred (Based on Estimated Cost)	0.00/-
5	Cost incurred on Additional /Extra items as on.....not included in the Estimated Cost (Table-c)	


MANOJ L. KANANI
 16, PADMA BUNGLOWS - 2,
 NIKOL, AHMEDABAD.
 AUDA / ENGG / 734
 AUDA / COW - I / 625

TABLE-A
BUILDING /WING BEARING NUMBAR (BLOCK-C) OR CALLED
(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr.no	Particulars	Amounts(in Rs)
1	Total Estimated cost of the building /wing as on 17-11-2019 date of Registration is	6,01,00,000/-
2	Cost incurred as on 25-01-2022	7,82,00,000/-
3	Work done in Percentage (as Percentage of the Estimated Cost)	130.11%
4	Balance Cost to be incurred (Based on Estimated Cost)	0.00/-
5	Cost incurred on Additional /Extra items as on.....not included in the Estimated Cost (Table-c)	

TABLE-B

INTERNAL &EXTERNAL DEVELOPEMNT WORKS IN RESPECT OF THE ENTIRE REGISTERED PHASE

Sr.no	Particulars	Amounts(in Rs)
1	Total Estimated cost of the internal and External Development Works including amenities and facilities in the layout as on 17-11-2019 date of Registration is	1,80,00,000/-
2	Cost incurred as on 25-01-2022	2,02,00,000/-
3	Work done in Percentage (as Percentage of the Estimated Cost)	112.22%
4	Balance Cost to be incurred (Based on Estimated Cost)	0.00/-
5	Cost incurred on Additional /Extra items as on.....not included in the Estimated Cost (Table-c)	

Yours Faithfully,

MANOJ L. KANANI

Local Authority license No. AUDA/LIC/COW,I/625

Local Authority license No 06-08-2023



MANOJ L. KANANI
16, PADMA BUNGLOWS - 2,
NIKOL, AHMEDABAD.
AUDA / ENGG / 734
AUDA / COW - I / 625