



Nilesh Dalwani

LICENCE SURVEYOR, LICENCE PLUMBER,
LICENCE SITE SUPERVISOR

D/21, Tilak Complex, Devidas Road, Borivali (West),
Mumbai - 400092. Mob : 9820220305

Ref. No. _____

Date _____

Annexure C

FORM – 2A

(See MahaRERA Order no 5 of 2018)

ENGINEER CERTIFICATE FOR QUALITY ASSURANCE

(Site supervisor's Certificate)

(To be Submitted at the end of the Financial Year)

Date:- 23/05/2023

To,
M/s. Samarpan Homes And Developers
Shop No. 1 & 2, Swayambhu Residency,
Carter Road No. 2, Borivali (East),
Mumbai : 400 066

Quality Assurance Certificate

(Certificate no P51800047603 for 01/01/2023 to 31/03/2023)

Subject: Certificate for quality of materials used and quality of construction and workmanship for the work of "Nikunj Vihar Co-op. Hsg. Society" on Plot bearing C.T.S. No. 211,211/1 to 8, Village Kanheri, Kasturba Cross Road No.2, Borivali (East), Mumbai : 400 066, having MahaRera Registration Number P51800047603, being developed by M/s. Samarpan Homes And Developers

Sir,

I/We Nilesh Dalwani have undertaken assignment of supervision of the real estate project

Our Responsibility

I/We responsible for carrying out the work in Accordance with the development permission and as per the approved plan and submit certificate of supervision of work and carry out material testing in-situ or in the authorized laboratory and to ensure quality of work and workmanship as per prescribed specifications, and as per NBC and other relevant code of practice.



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1. Input Material, Fixtures and Fittings

I/We hereby certify that all construction material, Fixtures and Fittings with regard to the Flooring. Electrical sanitary fitting etc and amenities to be Provided by the promoter in the said project, building and the apartment as are as per specification mentioned in Annexure F, of agreement of sale.

For those Items, where no specifications have been mentioned in agreement of sale. The material. Fixtures and Fitting used conform to the relevant BIS standards / IS / National building codes or as per industry standards.

2. Workmanship

I/We have certify that work has been carried out under our supervision. We further certify that workmanship and quality is satisfactory and up to the mark and the work has been acceptable within the permission limits of deviations as per relevant code of practice

3. Structural Engineer

Promoters has engaged structural engineer Mr. R.D. Magdum having Licenses no. STR/M-14 having office no 407/A, Pragati Shopping Centre, Dafftary Road, Malad (East), Mumbai : 400 097.- cell No. 022-28885353

The structural design of building in This project has been done under his supervision. The formwork and concrete mix design has been done as per IS 10262:2009 or as per other relevant codes as applicable. His periodic checks and certificates for STABILITY and SAFETY have been kept on record.

5. Preservation of records

Record of all test results of This project have been properly kept in the prescribed formats and will be preserved at least up to the defect liability period of for the period as required by any other provision of law.



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Please specify deviation in quality of material or any other item of work which were not conforming to the specifications as mentioned in agreement of sale

.....

.....

Yours Faithfully,

NILESH
GURAL
DALWANI

Digitally signed
by NILESH

GURAL
DALWANI

Date: 2023.06.08
12:34:09 +05'30'

Name: Nilesch Dalwani

Agreed and accepted by:

For SAMARPAN HOMES AND DEVELOPERS

Signature of promoter

PARTNER

Name:

Date: 19/06/2023



Nilesch Dalwani

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Annexure – B

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 :-23/05/2023

To,

M/s. Samarpan Homes And Developers
Shop No. 1 & 2, Swayambhu Residency,
Carter Road No. 2, Borivali (East),
Mumbai : 400 066

Subject :- Certificate of Cost Incurred for Development of "Nikunj Vihar Co-op. Hsg. Society" on Plot bearing C.T.S. No. 211,211/1 to 8, Village Kanheri, Kasturba Cross Road No.2, Borivali (East), Mumbai : 400 066, having MahaRera Registration Number P51800047603, being developed by M/s. Samarpan Homes And Developers.

Sir.

I, Nilesch Dalwani _have undertaken assignment of certifying Estimated Cost for Project "Nikunj Vihar Co-op. Hsg. Society" on Plot bearing C.T.S. No. 211,211/1 to 8, Village Kanheri, Kasturba Cross Road No.2, Borivali (East), Mumbai : 400 066.



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having MahaRera Registration Number P51800046877, being developed by M/s. Samarpan Homes And Developers.

1. We have estimated the cost of civil, MEP and allied works required for completion of the apartments and proportionate completion of internal & external works of the project as per specifications mentioned in agreement of sale. Our estimated cost calculations are based on the drawings plans made available to us for the project under reference by the Developer / Consultants. The Schedule of items and quantity required for the entire work as calculated by _____ Quantity Surveyor* appointed by Developer / Engineer, the assumption of the cost of material labour and other inputs made by developer and the site inspection carried out by us to ascertain / confirm the above analysis given to us.
2. We estimated Rs. 30,56,24,520/- (Total of Table A and B) at the time of Registration. The estimated Total Cost of project is with reference to the Civil, MEP and Allied works required for completion of the apartments and Proportionated completion of internal & external works, as per specifications mentioned in agreement of sale and for purpose of obtaining occupation certificate / completion certificate for the Building(s) / Wing(s) / layout / Plotted Development from the MCGM being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
3. The Estimated cost incurred till date is calculated at Rs.3,81,86,309/-(Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the basis of input materials / services and units cost of these items.
4. The Balance Cost of Completion of the Civil, MEP and Allied works for completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale, of the project is estimated Rs. 5,21,66,075/-(Total of Table A and B)



Nitesh Dalwani

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5.

I certify that the Cost of the Civil, MEP and allied work for the apartments and proportionate internal & external works, as per specifications mentioned in agreement of sale, of the aforesaid Project as completed on the date of this certificate is as given in Table A and B below:-

TABLE A

Building / Wing / Layout / Plotted Development bearing Number _____ or called _____

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

Sr No.	Particulars	Amount (In Rs.)
1.	Total Estimated cost of the Building / Wing / Layout / Plotted Development as on date of Registration is	9,03,52,384.00
2.	Cost incurred as on date of certificate	3,81,86,309.00
3.	Work done in Percentage (as Percentage of the estimated cost)	N.A
4.	Balance Cost to be Incurred**(Based on Estimated Cost)	5,21,66,075.00
5.	Cost Incurred on Additional / Extra Items not included in the Estimated Cost (Table - C)	N.A



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TABLE B

Internal & external Development Works in Respect of the 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 date of Registration is	N.A
2.	Cost incurred as on date of certificate	N.A
3.	Work done in Percentage (as Percentage of the estimated cost)	N.A
4.	Balance Cost to be Incurred**(Based on Estimated Cost)	N.A
5.	Cost Incurred on Additional / Extra Items not included in the Estimated Cost (Table - C)	N.A

Yours faithfully,

NILESH
GURAL
DALWANI
Digitally signed
by NILESH
GURAL
DALWANI
Date: 2023.06.08
12:34:21 +05'30'

(Niles Dalwani)

Agreed and Accepted by:

For SAMARPAN HOMES AND DEVELOPERS

Signature of Promoter

Name:

PARTNER

Date: 19/06/2023



Nilesh Dalwani

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Note :

1. The scope of work is to complete Registered Real Estate Project as per drawings approved from time to time and as per specification mentioned in a agreement of sale
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. (**) Balance Cost to be incurred (4) may vary from Difference between Total estimated Cost (1) and Actual Cost incurred (2) due to deviation in quantity required / escalation of cost etc. As this is an estimate cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred / to be incurred.
4. All components of work with specifications are indicative and not exhaustive.
5. Please specify if there are any deviations / qualifications. Example : Any deviations in input materials used from specifications in agreement of sale.

TABLE C

List of Extra / Additional / Deleted Items considered in cost

(which were not part of the original Estimated of Total cost)

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