



SSA CONSULTANTS

CONSULTING ENGINEERS

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FORM - 2
ENGINEERS'S CERTIFICATE

13th November, 2017

To,
M/s Suchit Developers
1st Floor, Viraj Apartments
Jari Mari Mandir Road,
Bandra (W), Mumbai 400050

Subject : Certificate of Cost Incurred for Development of Sale Building "Aryan Tower" for under Slum Rehabilitation Scheme of Construction of Residential Building with Commercial Premises (Shops) on ground floor with Fungible Area of 20,000.00 sq. ft. (BUA) situated on the Plot bearing N. A. No.22, CTS No. 1245 to 1248 demarcated by its boundaries, on or towards North by Jari Mari Mandir Marg and Vitthal Mandir beyond that by Municipal Garden, on or towards South by National Library Road, on or towards East by gully and beyond that by property of Gandhi Seva Mandir and on or towards West by Jari Mari Marg of Division Bandra in South Salsatte Taluka of Bombay Suburban district in registration Sub-district Bandra and in registration district of Bombay Suburban admeasuring 2,561.50 sq. mts. or thereabouts being developed by M/s Suchit Developers

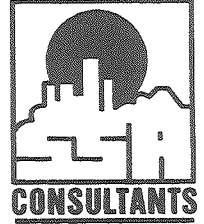
REF : MahaRERA Registration Number – New Application

Sir,

I, Mr. Shirish M. Samel, BE (civil), ME (strct), proprietor of M/s SSA Consultants, consulting Civil & Structural Engineers, have undertaken assignment of certifying Estimated Cost for Development of Project of Sale Building "Aryan Tower" for under Slum Rehabilitation Scheme of Construction of Residential Building with Commercial Premises (Shops) on ground floor with Fungible area of 20,000.00 sq. ft. (BUA) situated on the Plot bearing N. A. No.22, CTS No. 1245 to 1248 of Division Bandra in South Salsatte Taluka of Bombay Suburban district in registration Sub-district Bandra and in registration district of Bombay Suburban, admeasuring 2,561.50 sq. mts. or thereabouts being developed by M/s Suchit Developers.



Office :- Gr. Floor, Shukratara, Sant Janabai Road, Vile Parle (East), Mumbai - 400 057.
Resi. :- B/203, 2nd Floor, Jeevan Sarita, Tejpal Scheme Road No. 2, Vile Parle (E), Mumbai - 400 057.



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1. Following technical professionals are appointed by owner/promoter:-
 - (i) Shri Jaysing Shinde, as Licensed Architect
 - (ii) Shri K. H. Motwani, as Structural Consultants
 - (iii) Shri Shirish Motiram Samel, as Project Management Consultants
2. We have estimated the cost of the completion to obtain Occupation Certificate / Completion Certificate, of the Civil, MEP and Allied works, of the Sale Building "Aryan Tower" of the project, with Fungible area of 20,000 sq. ft (BUA). 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 us, Shri Shirish Motiram Samel, as Project Management Consultant appointed by Developer, 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 Sale Building "Aryan Tower" comprising the project under reference as Rs.18,21,65,900/- (Rupees Eighteen Crore Twenty One Lakh Sixty Five Thousand Nine Hundred only) (Total of Table A and B). The estimated total cost of completion of the Sale Building "Aryan Tower" comprising the project with reference to the Civil, MEP and Allied work required to be completed for the purpose of obtaining Occupation Certificate / Completion Certificate for the Sale Building "Aryan Tower" comprising the project from the Municipal Corporation of Greater Mumbai, being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost incurred till date is calculated at Rs.3,50,00,000/- (Rupees Three Core Fifty Lakh only) (Total of A and B). The amount of Estimated Cost incurred is on the basis of amount of Total Estimated Cost.
5. The Balance cost of Completion of Civil, MEP and Allied works of the building along with the cost of some additions, alterations & modifications required in planning & specifications, of the subject project to obtain Occupation Certificate / Completion Certificate from the Municipal Corporation of Greater Mumbai, being the Planning Authority under whose jurisdiction the Sale Building "Aryan Tower" comprising the project, is estimated at Rs.14,71,65,900/- (Rupees Fourteen Cores Seventy One Lakh Sixty Five Thousand Nine Hundred only) (Table A and B).



6. I certify that the Cost of the Civil, MEP and Allied work for the completion of the Sale Building "Aryan Tower" comprising the project as completed on the date of this certificate is as given in Table A and B below.



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TABLE A

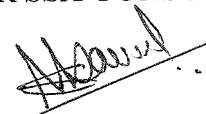
Sr. No.	Particulars	Amount
1.	Total Estimated cost of the Sale Building "Aryan Tower" comprising the project [(2,311 Sq. Mtrs. x 10.76 x Rs. 2500 per sq. ft.) + Fungible Area 20,000 Sq. Ft. (BUA) x 3500 per sq. ft.]	Rs.13,21,65,900/-
2.	Cost incurred as on date (based on Estimated Cost)	Rs.3,50,00,000/-
3.	Work done in Percentage (as Percentage of the estimated cost)	26.50 %
4.	Balance Cost to be incurred (Based on Estimated Cost)	Rs.9,71,65,900/-
5.	Cost incurred on Additional/Extra Items as on date not included in the Estimated Cost	Rs. NIL

TABLE B

Sr. No.	Particulars	Amount
1.	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on date	Rs.5,00,00,000/-
2.	Cost incurred as on date (based on Estimated Cost)	Rs. NIL
3.	Work done in Percentage (as Percentage of the estimated cost)	0 %
4.	Balance Cost to be incurred (Based on Estimated Cost)	Rs.5,00,00,000/-
5.	Cost incurred on Additional/Extra Items as on date Not included in the Estimated Cost	Rs. Nil

Yours Faithfully

FOR SSA CONSULTANTS


SHRISH M SAMEL
BE (civil), ME (strct)
Lic. No. STR / S-80

