



PAHADE & ASSOCIATES

ARCHITECTURE, PLANNING, LANDSCAPE & INTERIOR DESIGN

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ARCHITECT'S / ENGINEERS'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and at the end of every quarter - project wise)

FOR THE QUARTER ENDING- 30-06-2017

No.

Date- 21-06-2017

To,

The, M/S DRAUPADI CONSTRUCTIONS Prop. Mr Ajay Sharma

Subject: Certificate of cost Incurred for Development of [Shivlok Greens] for construction of Singlex, Duplex, Mix Land Use Multi Block & LIG/EWS Block of the project Shivlok Greens(Phase-II) (Madhya Pradesh RERA Registration number) situated on the plot bearing Khasra No 497/1, 497/2, 498/2, 498/3, /498/4 demarcated by its boundaries (latitude- 23°14'30.66" N and longitude 77°30'3.91" E) Khasra No- 496,499,500 to the North Khasra No. 461/2, 461/3, 491/1, 492/2 to the South, Khasra No. 513 to the East, Khasra No. 464/1, 464/2, 498/4 Kha to the West of village Khajurikala, tehsil Huzur, District Bhopal, PIN 462023 admeasuring 40184.95 sq.m. area being developed by M/S Draupadi Constructions

Ref: Madhya Pradesh RERA Registration Number- To be applied

Sir,

I Niraj Pahade have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under Madhya Pradesh RERA, being Development of [Shivlok Greens] for construction of Singlex, Duplex, Mix Land Use Multi Block & LIG/EWS Block of the project Shivlok Greens(Phase-II) (Madhya Pradesh RERA Registration number) situated on the plot bearing Khasra No 497/1, 497/2, 498/2, 498/3, /498/4 demarcated by its boundaries (latitude- 23°14'30.66" N and longitude 77°30'3.91" E) Khasra No- 496,499,500 to the North Khasra No. 461/2, 461/3, 491/1, 492/2 to the South, Khasra No. 513 to the East, Khasra No. 464/1, 464/2, 498/4 Kha to the West of village Khajurikala, tehsil Huzur, District Bhopal, PIN 462023 admeasuring 40184.95 sq.m. area being developed by M/S Draupadi Constructions

1. Following technical professionals of Owner / Promoter were present during verification for certification of the cost :-

- (i) M/s/Shri/Smt NIRAJ PAHADE as Project Architect;
- (ii) M/s/Shri/Smt NITIN JAIN as Project Structural Consultant;
- (iii) M/s/Shri/Smt SUBHASHIS CHAKRABORTY as MEP/CIVIL Consultant;
- (iv) M/s/Shri/Smt RAMESH SONEKAR as Quantity Surveyor;

AR. NIRAJ PAHADE
COA Reg. No.-CA/99/24322
MCL Reg. No.-A/221
TCPO Reg. No.-A/99/Arch/07

2. The project is still ongoing. 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 Promoter, Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by shri RAMESH SONEKAR as Quantity Surveyor* appointed by Developer/Engineer, and the fair 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 buildings (excluding Land Cost) of the aforesaid project under reference as Rs. 42,83,21,596 including cost of development of common facilities. 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 buildings from the concern Nagar nigantl palika/local bodies of Muncipal Corporation Bhopal being the Planning Authority under whose jurisdiction the aforesaid project being implemented.

4. The Estimated Cost Incurred till date 21/06/2017(or at the quarter ending on 30/06/2017) is calculated at Rs. 27,33,21,597 . The amount of Estimated Cost Incurred is calculated on the basis 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 Municipal Corporation Bhopal (planning Authority) is estimated at Rs 15,50,00,000(From Table 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 B below :

TABLE A

Building /Wing /Tower bearing Number _____ or called _____
(to be prepared separately for each Building /Wing of the Real Estate Project/phase)

S.No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on _____ date of Registration is	Rs.
2	Cost incurred as on _____ (based on the Estimated cost)	Rs.
3	Work done in Percentage (as Percentage of the estimated cost)	
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs.
Enclosese separate sheets for the details of cost calculations for each unit/building or tower		

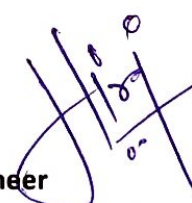
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TABLE B

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

S.No	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 21/06/2017 date of Registration is	Rs. 62,51,26,970
2	Cost incurred as on 21/06/2017 (based on the Estimated cost)	Rs. 47,01,26,970
3	Work done in Percentage (as Percentage of the estimated cost)	75.20%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 15,50,00,000
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs.
Enclose separete sheets for the details of cost calculations		

Yours Faitfully


AR. NIRAJ PAHADE
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Signature of Architect / Engineer
(Council of Architecture Reg. No CA/99/24322)

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. Please indicate the name of Quantity Surveyor* and for whom he is working.
3. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work including common facilities.
4. **Annexure A** - Attach the List of Extra / Additional Items executed with Cost (which.were not part of the original Estimate of Total Cost)