



PARAS D. SHARMA

B.E. (CIVIL), M.I.E. (I), C.E. (I) F.I.V. (L.M.)

- Architectural Planning
- Consulting Civil Engineer
- Chartered Engineer (Reg. No.: M-138701-9)
- F.I.V. (Reg. No. F-24120-L.M.)
- Govt. Approved Valuer
(Reg. No.: GUJ/ABD/CAT-I/551/2009-10)
- Project Management Consultant
- Structural Designer

Cell : 9426319654

e-mail : pdsharma3194@yahoo.co.in

OFFICE : 710, Kanaiyalal's Bungalows, B/h. SBI, Jain Nagar, Opp. Trishla Flat, Kabir Chowk, Sabarmati, Ahmedabad - 380 005.

Ref. No.:

Date : 5-Feb-2018

FORM - 2

ENGINEER'S CERTIFICATE

To

Pacifica Developers Pvt Ltd
33, Amrapalash Bungalows,
Ramdevanagar,
Ahmedabad - 380015

Subject: Certificate of Cost Incurred for Development of project Reflections for Construction of 5 No. of Blocks of Project situated at Khoraj Gandhinagar (Registration No. PR/GJ/GANDHINAGAR/GANDHINAGAR/AUDA/RAA00388/091017) the Plot bearing Survey no 530 and 531 demarcated by its boundaries (530 Point 1: Lat 23°08'02" Long 72°33'00", 530 Point 2: Lat 23°08'02" Long 72°32'57" and 531: Lat 23°08'02" Long 72°32'54") having Survey No. 529 to the North Survey No. 533 to the South, Survey No. 515 to the East, Survey No. 532 to the West of Mouje Khoraj, taluka Gandhinagar, District Gandhinagar PIN 382735 admeasuring 16086 sq. mts. area being developed by Pacifica Developers Pvt Ltd

Sir,

I, Paras Sharma have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, of the 5 no. of Blocks of the Project, situated on the plot bearing no 530 and 531 of Mouje Khoraj taluka Gandhinagar District Gandhinagar PIN 382735, 16086 sq.mts. area being developed by Pacifica Developers Pvt Ltd.

1. Following technical professionals are appointed by Promoter:-
 - (i) M/s. Vitan Architects as Architect
 - (ii) M/s. Ducon Consultants Pvt. Ltd. as Structural Consultant
 - (iii) M/s. Sheth Techno Consultants Pvt. Ltd as MEP Consultant
 - (iv) Shri Paras Sharma 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 Drawing/Plans made available to us for the project under Reference by the Developer and Consultants



PARAS D. SHARMA

B.E. (CIVIL), M.I.E. (I), C.E. (I) F.I.V. (L.M.)

- Architectural Planning
- Consulting Civil Engineer
- Chartered Engineer (Reg. No.: M-138701-9)
- F.I.V. (Reg. No. F-24120-L.M.)
- Govt. Approved Valuer
(Reg. No.: GUJ/ABD/CAT-I/551/2009-10)
- Project Management Consultant
- Structural Designer

Cell : 9426319654

e-mail : pdsharma3194@yahoo.co.in

OFFICE : 710, Kanaiyalal's Bungalows, B/h. SBI, Jain Nagar, Opp. Trishla Flat, Kabir Chowk, Sabarmati, Ahmedabad - 380 005.

Ref. No.:

Date : 5-Feb-2018

and the Schedule of items and quantity for the entire work as calculated by Paras Sharma as quantity Surveyor*

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 118,27,99,999 (Total of Table A & 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 AUDA being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. Based on site inspection on 3-Feb-18, the Estimated Cost Incurred till date is calculated at Rs. 103,44,50,277 (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 AUDA is estimated at Rs. 14,83,49,722 (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 bearing Number A +B in project REFLECTIONS

Sr. No.	Particulars	Amounts (in Rs. Cr.)
1	Total Estimated Cost of the building/wing	23,22,12,572
2	Cost incurred as On-31-12-17	20,73,55,867
3	Work done in Percentage (as Percentage of the estimated cost)	89%
4	Balance Cost to be Incurred (Based on Estimated Cost)	2,48,56,705
5	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table -C)	-

Building bearing Number C+D in project REFLECTIONS

Sr. No.	Particulars	Amounts (in Rs. Cr.)
1	Total Estimated Cost of the building/wing	23,22,12,572
2	Cost incurred as On-31-12-17	20,73,55,867
3	Work done in Percentage (as Percentage of the estimated cost)	89%
4	Balance Cost to be Incurred (Based on Estimated Cost)	2,48,56,705



PARAS D. SHARMA

B.E. (CIVIL), M.I.E. (I), C.E. (I) F.I.V. (L.M.)

- Architectural Planning
- Consulting Civil Engineer
- Chartered Engineer (Reg. No.: M-138701-9)
- F.I.V. (Reg. No. F-24120-L.M.)
- Govt. Approved Valuer
(Reg. No.: GUJ/ABD/CAT-I/551/2009-10)
- Project Management Consultant
- Structural Designer

Cell : 9426319654

e-mail : pdsharma3194@yahoo.co.in

OFFICE : 710, Kanaiyalal's Bungalows, B/h. SBI, Jain Nagar, Opp. Trishla Flat, Kabir Chowk, Sabarmati, Ahmedabad - 380 005.

Ref. No.:

Date : 5-Feb-2018

5	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table -C)	-
---	---	---

Building bearing Number E+F in project REFLECTIONS

Sr. No.	Particulars	Amounts (in Rs. Cr.)
1	Total Estimated Cost of the building/wing	23,22,12,572
2	Cost incurred as On-31-12-17	20,73,55,867
3	Work done in Percentage (as Percentage of the estimated cost)	89%
4	Balance Cost to be Incurred (Based on Estimated Cost)	2,48,56,705
5	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table -C)	-

Building bearing Number G+H in project REFLECTIONS

Sr. No.	Particulars	Amounts (in Rs. Cr.)
1	Total Estimated Cost of the building/wing	29,75,57,636
2	Cost incurred as On-31-12-17	26,57,06,206
3	Work done in Percentage (as Percentage of the estimated cost)	89%
4	Balance Cost to be Incurred (Based on Estimated Cost)	3,18,51,430
5	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table -C)	-

Building bearing Number I in project REFLECTIONS

Sr. No.	Particulars	Amounts (in Rs. Cr.)
1	Total Estimated Cost of the building/wing	11,61,04,647
2	Cost incurred as On-31-12-17	10,36,76,470
	Work done in Percentage (as Percentage of the estimated cost)	89%
4	Balance Cost to be Incurred (Based on Estimated Cost)	1,24,28,177
5	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table -C)	-



PARAS D. SHARMA

B.E. (CIVIL), M.I.E. (I), C.E. (I) F.I.V. (L.M.)

- Architectural Planning
- Consulting Civil Engineer
- Chartered Engineer (Reg. No.: M-138701-9)
- F.I.V. (Reg. No. F-24120-L.M.)
- Govt. Approved Valuer
(Reg. No.: GUJ/ABD/CAT-I/551/2009-10)
- Project Management Consultant
- Structural Designer

Cell : 9426319654

e-mail : pdsharma3194@yahoo.co.in

OFFICE : 710, Kanaiyalal's Bungalows, B/h. SBI, Jain Nagar, Opp. Trishla Flat, Kabir Chowk, Sabarmati, Ahmedabad - 380 005.

Ref. No.:

Date : 5-Feb-2018

TABLE - B

Internal & External Development Works in Respect of the entire Registered Phase

Sr. No.	Particulars	Amounts (in Rs. Cr.)
1	Total Estimated Cost of the Internal and External Development works including amenities and Facilities in the lay out as on 09-Oct-17 Date of Registration	7,25,00,000
2	Cost incurred as On-31-12-17	4,30,00,000
3	Work done in Percentage (as % of the estimated cost)	59%
4	Balance Cost to be Incurred (Based on Estimated Cost)	2,95,00,000
5	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table -C)	-

Yours Faithfully,

PARAS D. SHARMA
B.E. (CIVIL), M.I.E.
710, Kanaiyalal's Chawl, Kabir Chowk
Sabarmati, Ahmedabad - 380005
Lic. No. AMC/ER/0632310122R2
Mob : 94263 19654
Email: pdsharma3194@yahoo.co.in

Signature & Name (IN BLOCK LETTERS) with Stamp of Engineer

Local Authority license no. AMC/ER/0632

Local Authority License no. valid till (Date) -31-01-2022

***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 Promoter, 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 & machinery required to carry out 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.