

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: 15/10/2021

To,

SHREE RADHE INFRA

Name: *Shree Radhe Shyam*, Opp. Prathna Villas Flats, Near Samay Party Plot, Sevasi, TP-2, Vadodara-391101.

Project

Subject: Certificate of Cost Incurred for Development of (Shree Radhe Shyam) for Construction of 3 Buildings, (5 Towers A,B & C,D,E) Wing(s) of the - Phase of the Project (Gujarat RERA Registration Number Applied) situated on the Plot bearing Block No.- 166(Old R.S. no.176/2,177), T.P.No- 2, F.P.No.- 4, O.P.No.- 3.

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

22.308235, 73.123710 to the North 22.307877, 73.123710 to the South 22.308106, 73.123522 to the East 22.308006, 73.123764 to the West, taluka Vadodara District Vadodara PIN 391101 admeasuring 4003.00 sq.mts. area being developed by Shree Radhe Infra.

Ref: GujRERA Registration Number (Applied)

Sir,

I/We **Viral Sheth** have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, being 3 Buildings (5 Towers A,B & C,D,E) of the - Phase of the Project, situated on the plot bearing Block No.- 166(Old R.S. no.176/2,177), T.P.No- 2, F.P.No.- 4, O.P.No.- 3. of Division taluka Vadodara District Vadodara PIN 391101 admeasuring 4003.00 sq.mts. area being developed by Shree Radhe Infra.

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

- (i) M/s./Shri/Smt. **Design Studio** as Architect
- (ii) M/s./Shri/Smt. **Zarna Associates (Vinubhai Patel)** as Structural Consultant
- (iii) M/s./Shri/Smt. **Natwar Baria** as MEP Consultant
- (iv) M/s./Shri/Smt. **Kalpesh Barot** 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 and the Schedule of items and quantity for the entire work as calculated by **Kalpesh Barot** quantity Surveyor appointed by Developer/Engineer and the site inspection carried out by us.

5/28/21

Pan Card No. : BBNPS9627J

DESIGN STUDIO ASSOCIATES

401, Radhe Shyam Apartment, Gokhale Colony, Opp. Verai Mata Mandir,
Urmi Char Rasta to Dinesh Mill Road, Vadodara. Ph. : +91 0265 235 3290
E-mail : designstudio@gmail.com, info@dsarchitect.in - www.dsarchitect.in

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 12,50,00,000/-** (Total of Table A and 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 VUDA being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. Based on Site Inspection by undersigned on **30/09/2021** date, The Estimated Cost Incurred till date is calculated at Rs. 0.00 (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 VMC (Planning Authority) is estimated at **Rs.12,50,00,000/-** (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 Tower A

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

Sr. No	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the building/wing as on 30/09/2021 date of Registration is	30,00,000.00
2	Cost incurred as on 30/09/2021	-
3	Work done in Percentage (as Percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	30,00,000.00
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table –C)	0.00

Table – A

Building Tower B

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

Sr. No	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the building/wing as on 30/09/2021 date of Registration is	25,00,000.00
2	Cost incurred as on 30/09/2021	-
3	Work done in Percentage (as Percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	25,00,000.00
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table –C)	0.00

Table – A

Building Tower C,D,E

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

Sr. No	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the building/wing as on 30/09/2021 date of Registration is	65,00,000.00
2	Cost incurred as on 30/09/2021	-
3	Work done in Percentage (as Percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	65,00,000.00
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table –C)	0.00

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8/2/21

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

Sr. No	Common areas and Facilities Amenities	Amount (in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30/09/2021 date of Registration is	5,000,000.00
2	Cost incurred as on 30/09/2021	-
3	Work done in Percentage (as Percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	5,000,000.00
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table -C)	0.00

Yours Faithfully,

V. M. Sheth
VIRAL SHETH
VMSS. Lic. No.-ER-227

License Validity Dated: 31-3-23

Viral Sheth
Signature & Name with Stamp of Engineer
Local Authority license no. VMSS EOR.227
Local Authority License no. valid till (Date) 31/03/2023

Table - C
List of Extra/Additional Items executed with Cost
(Which were not part of the original Estimate of Total Cost)

Sr. No.	Items	Cost
1	N/A	0
2	N/A	0

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