

VINIT K. SHAH

B.E. CIVIL

13, MAYURPANKH SOCIETY, SATELLITE ROAD, AMBAVAWADI, AHMEDABAD - 380015

Licence No. - ENGG/274

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: 28/02/2018

To

The Aniha Developers
F-101, Abhilekh Appt.
Shilaj Aaryaman Road, Shilaj
Ahmedabad.

Subject: Certificate of Cost Incurred for Development of Binnori Pristine for Construction of 1 - No. of Building / 5 - Wings of the Project (PR/AHMEDABAD/AHMADABAD CITY/AUDA/170731/001252) situated on the Plot bearing FP NO - 157, SURVEY NO - 16/1/1, 16/1/2 demarcated by its boundaries (latitude and longitude of the end points) 72° 31' 20.73" E - 23° 0' 52.41" N, 72° 31' 22.00" E - 23° 0' 54.21" N, 72° 31' 23.94" E - 23° 0' 53.00" N, 72° 31' 22.74" E - 23° 0' 51.17" N, Village - Jodhpur, Taluka - Vejalpur, District - Ahmedabad - 380015 admeasuring 4975 sq.mts. area being developed by Aniha Developers.

Developers Ref: GujRERA Registration Number PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/MAA00739/171117) Sir,

I/We Vinit K. Shah have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA Registration No. PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/MAA00739/171117, being 1 No. of Building / 5 No. of Wings situated on the plot bearing FP NO - 157, SURVEY NO - 16/1/1, 16/1/2 demarcated by its boundaries (latitude and longitude of the end points) 72° 31' 20.73" E - 23° 0' 52.41" N, 72° 31' 22.00" E - 23° 0' 54.21" N, 72° 31' 23.94" E - 23° 0' 53.00" N, 72° 31' 22.74" E - 23° 0' 51.17" N, Village - Jodhpur, Taluka - Vejalpur, District - Ahmedabad - 380015 admeasuring 4975 sq.mts. area being developed by Aniha Developers.

- Following technical professionals are appointed by Owner/Promoter:- (as applicable)
 - M/s. Apurva Amin Architects as Architect
 - Shri Shah Nikunj D. (C/o M/s. Ducon Consultants) as Structural Consultant
 - M/s. Ducon Consultants Pvt Ltd. as MEP Consultant
 - M/s Vinit K. Shah as Quantity Surveyor
- 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 Vinit K. Shah.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 29,57,97,280 /- (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 AMC being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at Rs. 18,45,50,825 /- (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 AMC (Planning Authority) is estimated at Rs. 11,12,46,455 /- (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
Wing Number - A

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the 'A' wing as on 28 th Feb 2018 date of Registration	5,84,67,940
2	Cost incurred as on	2,92,33,970
3	Work done in Percentage (as Percentage of the estimated cost)	50%
4	Balance Cost to be Incurred (Based on Estimated Cost)	2,92,33,970
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table -C)	

TABLE - A
Wing Number - B

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the 'B' wing as on 28 th Feb 2018 date of Registration	5,40,00,000
2	Cost incurred as on	2,16,00,000
3	Work done in Percentage (as Percentage of the estimated cost)	40%
4	Balance Cost to be Incurred (Based on Estimated Cost)	3,24,00,000
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table -C)	

TABLE - A
Wing Number - C

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the 'C' wing as on 28 th Feb 2018 date of Registration	3,82,66,400
2	Cost incurred as on	3,06,13,120
3	Work done in Percentage (as Percentage of the estimated cost)	80%
4	Balance Cost to be Incurred (Based on Estimated Cost)	76,53,280

5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table -C)	
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TABLE - A
Wing Number - D

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the 'D' wing as on 28 th Feb 2018 date of Registration	5,40,00,000
2	Cost incurred as on	3,78,00,000
3	Work done in Percentage (as Percentage of the estimated cost)	70%
4	Balance Cost to be Incurred (Based on Estimated Cost)	1,62,00,000
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table -C)	

TABLE - A
Wing Number - E

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the 'E' wing as on 28 th Feb 2018 date of Registration	6,59,07,550
2	Cost incurred as on	5,27,26,040
3	Work done in Percentage (as Percentage of the estimated cost)	80%
4	Balance Cost to be Incurred (Based on Estimated Cost)	1,31,81,510
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table -C)	

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

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 28 th Feb 2018 date of Registration	2,51,55,390
2	Cost incurred as on	1,25,77,695
3	Work done in Percentage (as Percentage of the estimated cost)	50%
4	Balance Cost to be Incurred (Based on Estimated Cost)	1,25,77,695
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Table -C)	

Yours Faithfully,

Vinit U. Shah

Signature of Engineer
(Licence No ENGG/274)

***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 and machinery required to carry out entire 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.

Table—C

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