



S. V. PATEL & ASSOCIATES
CONSULTING ENGINEERS • STRUCTURAL DESIGNERS

B-805, D. S. CORPORATE SQUARE,
BEHIND KANARA BUSINESS CENTER,
LAXMI NAGAR, GHATKOPAR (E),
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FORM-2

REF NO.: 1072/147/2017

DATE: 13.07.2017

To,
THE DWEEP MALA DEVELOPERS,
407, The Landmark
Sector 7 Plot 26A,
Kharghar,
Navi Mumbai - 410210.
Maharashtra, India.

Subject : Certificate of Cost Incurred for Development of **Baline Royale** for Construction of 1 building(s)/ 1 Wing(s) of the **ONLY** Phase (MahaRERA Registration Number) situated on the Plot bearing C.N. No./CTS No./Survey No./ Final Plot No. **3 Sector 20** demarcated by its boundaries (latitude and longitude of the end points) **5 mtr pathway** to the North Plot 4 to the South **15 mtr road** to the East **Plot 9** to the West of Division **Konkan Village Talaja Pendhar Taluka Panvel District Raigarh PIN 410206** admeasuring **1349.92 sq.mts.** area being developed by **Dweepmala Developers.**

Ref : MahaRERA Registration Number _____

Sir,

I SURENDRA PATEL Proprietor of M/s. S.V.PATEL & ASSOCIATES have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being 1 Building(s)/ 1 Wing(s) of the **ONLY** Phase situated on the plot bearing C.N. No./CTS No./Survey No./ Final Plot No. **3 Sector 20** of Division **Konkan Village Talaja Pendhar Taluka Panvel District Raigarh PIN 410206** admeasuring **1349.92 sq.mts.** area being developed by **Dweepmala Developers.**

- Following technical professionals are appointed by Owner / Promoter :—
 - M/s **Atul Patel Architects** as Architect ;
 - M/s /Shri **S.V. Patel** as Structural Consultant
 - Shri **NA** as MEP Consultant
 - Shri **Yogesh Choudhary** 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 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 **Yogesh Choudhary** quantity Surveyor* appointed by Engineer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.
- We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs.95000000** (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 **CIDCO** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
- The Estimated Cost Incurred till date is calculated at **Rs.47500000** (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.





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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 CIDCO (planning Authority) is estimated at Rs.47500000 (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 /Wing bearing Number 1 or called "Baline Royale" (to be prepared separately for each Building /Wing of the Real Estate Project)		
Sr. No.	Particulars	Amount
1	Total Estimated cost of the building/wing. as on 15 July 2017 date of Registration is	Rs. 88500000
2	Cost incurred as on 15 July 2017 (based on the Estimated cost)	Rs.46000000
3	Work done in Percentage (as Percentage of the estimated cost)	52%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 42500000.
5	Cost Incurred on Additional /Extra Items Rs. as on _____ not included in the Estimated Cost (Annexure A)	NA

TABLE B (to be prepared for the entire registered phase of the Real Estate Project)		
Sr. No.	Particulars	Amount
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 15 July 2017 date of Registration is	Rs.6500000
2	Cost incurred as on 15 July 2017 (based on the Estimated cost)	Rs.1500000
3	Work done in Percentage (as Percentage of the estimated cost)	23%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 5000000.
5	Cost Incurred on Additional /Extra Items Rs. as on _____ not included in the Estimated Cost (Annexure A)	NA

Yours Faithfully,



(S.V.PATEL)
Consulting Structural Engineer)
(Registration No: STR/P/136)