

ENGINEER

FORM – 2
(See Regulation 3)

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account – Project wise)

To

The SAI INFRA & 62, Pramukh Park Bungalows, Pandit Dindayal Petroleum University,, Raysan.

Subject: Certificate of Cost Incurred for Development of TEXAS 7 for Construction of 1 building(s) A+B, Wing(s) NA situated on the Plot bearing C.N.

No./CTS No./Survey no./Final Plot no. 18/KUNDASAN-RANDESAN-RAYSAN/82/-/RAYSAN/-/135/82. Demarcated by its boundaries..

Longitude	Latitude
72.64685741057436	23.162794120790853
72.6469378768448	23.162133231504633
72.64826288809816	23.1620148629299
72.64818242182771	23.162695480805933

Village RAYSAN taluka Gandhinagar

District Gandhinagar PIN 382007 admeasuring 2762.0 sq.mts. area being developed by SAI INFRA

Ref: GujRERA Registration Number Applied

Sir,

I/We YOGESHKUMAR PRAVINCHANDRA PANCHAL have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, being 1 Building(s) A+B, situated on the plot bearing C.N. No/CTS No./Survey no./Final Plot no. 18/KUNDASAN-RANDESAN-RAYSAN/82/-/RAYSAN/-/135/82 Village RAYSAN taluka Gandhinagar District Gandhinagar PIN 382007 admeasuring 2762.0 sq.mts. area being developed by SAI INFRA

1. Following technical professionals are appointed by Owner/Promoter:- SAI INFRA

(i) M/s./Shri/Smt. Savan Pravinkumar Panchal as Architect/Engineer

(ii) M/s./Shri/Smt. BHUMIT SUNILKUMAR SHAH as Structural Consultant

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 quantity Surveyor appointed by Developer/Engineer and the site inspection carried out by us.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 40,25,00,000.00 (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 Gandhinagar Municipal Corporation being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at 9,25,850.00 (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 Gandhinagar Municipal Corporation (Planning Authority) is estimated at Rs.40,15,74,150.00 (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

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	39,00,00,000.00
2	Cost incurred as on Date :03-05-2025	9,25,850.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	38,90,74,150.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Table - B

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 date of Registration is	1,25,00,000.00
2	Cost incurred as on Date :03-05-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	1,25,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Yours Faithfully,

Name of the Engineer	YOGESHKUMAR PRAVINCHANDRA PANCHAL
Local Authority licence number	001ERH09042600601
Local Authority licence no. valid till	09-Apr-2026
Date of physical visit to the site	10-May-2025
Firm Name	YOGESHKUMAR PRAVINCHANDRA PANCHAL
Reason	Form 2

@This is online submitted document with due eKYC done, hence no physical signature required.

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