

FORM-2

ENGINEER'S CERTIFICATE

Date : 15.06.2017

To

Dreams Landmark

Office no. 301, City Mall,
3rd floor, University Road,
Ganeshkhind Road,
Pune 411007

Subject : Certificate of Cost Incurred for Development (Dreams Rakshak) of 1 No. of Building/G Wing of the Phase of the Project MahaRERA Registration Number _____ situated on the Plot bearing Ghat No-Ghat No- New 750A(P),Old751A(P),demarcated by its boundaries (latitude and longitude of the end points) (18.594499,74.002742) to the North, (18.593747, 74.002930) to the South, (18.594224,74.003448) to the East (18.593969,74.002186) to the West of Division Pune. Village-Wagholi, Taluka- Haveli, District - Pune. PIN-412207, admeasuring 11000.00 sq.mts. area being developed by Dreams Landmark

Ref: MahaRERA Registration Number _____

Sir,

I **Shri Salim Lakhani** have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being **1 Building/G Wing of the Phase of the Project**, situated on the plot bearing **Ghat No- New 750A(P),Old751A(P)**, of Division **Pune**. Village - **Wagholi**, Taluka- **Haveli**, District - **Pune**. PIN - **412207**, admeasuring **11000.00** sq.mts. area being developed by **Dreams Construction Pvt.Ltd.**

- Following technical professionals are appointed by Owner / Promoter :
 - Shri Shripad Padhye** as L.S. / Architect
 - M/s Cicom Consultants** as Structural Consultant
 - M/s MEP consultants** as MEP Consultant
 - Shri Satish Jagtap** 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 **Shri Satish Jagtap** Quantity Surveyor* appointed by Developer/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. 5,63,44,130/-** (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 **Pune Metropolitan Region Development Authority (PMRDA)** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs.4,77,99,198/-** (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 **Pune Metropolitan Region Development Authority (PMRDA)** (planning Authority) is estimated at **Rs 85,44,931/-** (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 **G** or called **G**

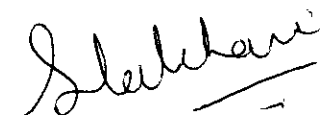
Sr. No.	Particulars	Amount
1	Total Estimated cost of the building/wing as on 30.04.2017 date of Registration is _____	Rs. 5,06,80,430 /-
2	Cost incurred as on 30.04.2017 (based on the Estimated cost)	Rs. 4,47,18,396/-
3	Work done in Percentage (as Percentage of the estimated cost)	86%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.59,62,034/-
5	Cost Incurred on Additional / Extra Items as on 30.04.2017 not included in the Estimated Cost (Annexure A)	Nil

TABLE B

Sr. No	Particulars	Amount
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30.04.2017 date of Registration is _____	56,63,700
2	Cost incurred as on 30.04.2017 (based on the Estimated cost)	30,80,802

3	Work done in Percentage (as Percentage of the estimated cost)	67%
4	Balance Cost to be Incurred (Based on Estimated Cost)	25,82,898
5	Cost Incurred on Additional /Extra Items as on 30.04.2017 not included in the Estimated Cost (Annexure A)	Nil

Yours Faithfully



Shri Salim Lakhani

*** 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 Developer, 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.

Annexure A

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

Nil

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- Following technical professionals are appointed by Owner / Promoter :
 - Shri Shripad Padhye** as L.S. / Architect
 - M/s Cicom Consultants** as Structural Consultant
 - M/s MEP consultants** as MEP Consultant
 - Shri Satish Jagtap** 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 **Shri Satish Jagtap** Quantity Surveyor* appointed by Developer/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. 8,53,63,732/-** (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 **Pune Metropolitan Region Development Authority (PMRDA)** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs.5,82,83,558/-** (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 **Pune Metropolitan Region Development Authority (PMRDA)** (planning Authority) is estimated at **Rs 2,70,80,174/-** (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 **H** or called **H**

Sr. No.	Particulars	Amount
1	Total Estimated cost of the building/wing as on 30.04.2017 date of Registration is _____	Rs. 7,66,42,161 /-
2	Cost incurred as on 30.04.2017 (based on the Estimated cost)	Rs. 5,35,39,409/-
3	Work done in Percentage (as Percentage of the estimated cost)	70%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.2,31,02,752/-
5	Cost Incurred on Additional / Extra Items as on 30.04.2017 not included in the Estimated Cost (Annexure A)	Nil

TABLE B

Sr. No.	Particulars	Amount
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30.04.2017 date of Registration is _____	87,21,571
2	Cost incurred as on 30.04.2017 (based on the Estimated cost)	47,44,149

3	Work done in Percentage (as Percentage of the estimated cost)	67%
4	Balance Cost to be Incurred (Based on Estimated Cost)	39,77,422
5	Cost Incurred on Additional /Extra Items as on 30.04.2017 not included in the Estimated Cost (Annexure A)	Nil

Yours Faithfully



Shri Salim Lakhani

*** 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 Developer, 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.

Annexure A

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

Nil