

Date: 20-12-2018

To,

**RDB MUMBAI INFRASTRUCTURES PVT LTD**

**(formerly known as MAPLE TIE UP PVT LTD),**

506, 5<sup>th</sup> Floor, Shubham Center, B-2 Wing,

Cardinal Gracious Road, Chakala, Andheri (East),

Mumbai- 400 099

**Sub:-** Engineers Certificate of Percentage of Completion of Construction Work of Proposed Building known as **REGENT ORCHID** on Property being developed by **RDB MUMBAI INFRASTRUCTURES PVT LTD formerly Known as M/s. Maple Tie Up Pvt. Ltd. (Developer)** bearing **C.T.S. Nos. 123 and 123/1 to 3, Plot No. 5**, admeasuring **756.40 sq. mtrs.** situated, lying and being at Majas Village, Taluka Andheri, Mumbai- Suburban District, Mumbai-400060.

Demarcated by its boundaries:-

On or Towards the North : By 30 Wide Road

On or towards the South : By Land Belonging to Ismail Yusuf College

On or towards the West : By Plot No- 4

On or towards the East : By Plot No- 6

**Ref: -** MCGM File No. CHE/WS/1351/K/337(New)

Sir,

I/We **Mr. Fazal M. Momin** have undertaken assignment as an Engineer for Estimating Approximate Construction Cost for the Subject Real Estate Project proposed to be registered under MahaRERA for the Construction Work of One Building of the project situated on the plot bearing CTS No- 123,123 (1 to 3) Plot No. 5, of Majas Village, Taluka – Andheri Mumbai- Suburban District, Mumbai-400060. admeasuring about 756.40 sq. mtrs being developed by “**RDB MUMBAI INFRASTRUCTURES PVT LTD**”.

1. Following Technical Professionals are appointed by Owner/Promoter:-

- |   |                          |
|---|--------------------------|
| (i) M/s. Synergy Architects (Arc.Sohil Hajiani) | as Architect;            |
| (ii) M/s. Frames (Mr. Furkhan Pettiwalla)       | as Structural Consultant |
| (iii) Mr. Fazal M. Momin                        | as Site Supervisor       |

2. We have estimated the approximate cost of the completion to obtain Certificate/Completion Certificate, of the Civil, MEP and Allied works, of the Buildings 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 Mr. Fazal M Momin 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 the quantity surveyor.

3. We estimate Total Estimated Approximate Cost of completion of the building of the aforesaid project under reference Rs. 436 Lakhs /- (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 from the being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 407 Lakhs /- (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 of the subject project to obtain Occupation Certificate / Completion Certificate from (Planning Authority) is estimated at Rs 29.00 Lakhs/- (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:

| <b>TABLE A</b>                          |   |                      |
|---|---|----------------------|
| <b>REGENT ORCHID (HEMA NIWAS CHSL )</b> |   |                      |
| <b>Sr. No.</b>                          | <b>Particular</b>   | <b>Amt in Lakhs.</b> |
| 1                                       | Total Estimated cost of the building/wing as on 30.11.2018.   | 386.00               |
| 2                                       | Cost incurred as on 30.11.2018 (based on the estimated cost)  | 357.00               |
| 3                                       | Work done in Percentage (as Percentage of the estimated cost) | 92.48%               |
| 4                                       | Balance cost to be Incurred (Based on Estimated Cost)         | 29.00                |

| <b>TABLE B</b>                          |   |                      |
|---|---|----------------------|
| <b>REGENT ORCHID (HEMA NIWAS CHSL )</b> |   |                      |
| <b>Sr. No.</b>                          | <b>Particular</b>   | <b>Amt in Lakhs.</b> |
| 1                                       | Total Estimated cost of the Internal and External Developments Works including amenities and Facilities in the layout as on 30.11.2018. | 50.00                |
| 2                                       | Cost incurred as on 30.11.2018 (based on the estimated cost).   | 50.00                |
| 3                                       | Work done in Percentage (as Percentage of the estimated cost).  | 100.00%              |
| 4                                       | Balance cost to be Incurred (Based on Estimated Cost).  | 0.00                 |

**For,**  
**CONCRETE CONCEPTS**

**FAZAL M. MOMIN**  
Licence No. M/388/SS-II