

*B. H. Wadhwa & Co.*

• ARCHITECTS • ENGINEERS • SURVEYORS  
R. C. C. SPECIALISTS

TEL. OFF : 2528 8185

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A-1, WADHWA BUNGLOW,  
C.T.S. NO. 1210, OFF 10TH  
ROAD, BEHIND JAIN TEMPLE,  
CHEMBUR, MUMBAI - 400 071.

E-mail : architectwadhwa@gmail.com

**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)

Date: 15.01.2021

To,

**M/s SIDHIVINAYAK CONSTRUCTIONS**

409-410, Mahinder Chambers, 4th Floor,

619/28, W. T. Patil Marg,

Opp. Duke Soda Factory

Chembur - 400071.

**Subject:** Certificate of Cost Incurred for Development of proposed building on plot bearing CTS No.454/18 of Village Chembur for Construction of 1 no. of building (MahaRERA Registration number vide No.**P51800008516MAHARERA**) situated on the Plot bearing CTS No.454/18 of Village Chembur, Mumbai- 400071 construction of residential building comprising of Stilt+1st to 13th upper floor with 2 tenements on each floor situated on plot bearing CTS No.454/18 of Village Chembur admeasuring 621.20sq.mts. area being developed by M/s. SIDHIVINAYAK CONSTRUCTIONS.

Ref. :-MAHARERA Registration Number : vide No. **P51800008516 MAHARERA**

Sir,

I, Shri B.H. Wadhwa have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, residential building comprising of stilt +1st to 13th upper floor with 2 tenements on each floor situated on Plot bearing CTS No.454/18 of Village Chembur admeasuring Net 621.20 sq.meter developed by M/s SIDHIVINAYAK CONSTRUCTIONS.

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

(i) Shri B.H.Wadhwa as Architect registration with council of architecture Delhi under no. CA/82/7288

(ii) M/s Eco Safe as Structural Consultant. Registration No.:- STR/S/161

(iii) Shri B.H. Wadhwa (L.P.L.No.469) as MEP Consultant

(iv) Shri B.H. Wadhwa (B.E. CIVIL) as Quantity Surveyor \*

Reg. No. With Council  
Of Architecture  
CA/82/7288

*15.01.21*  
*B. H. Wadhwa & Co.*  
**ARCHITECTS & ENGINEERS**  
A-1, Wadhwa Bungalow, C.T.S. No. 1210,  
Off. 10th Road, Behind Jain Temple,  
Chembur, Mumbai - 400 071

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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 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 B.H.Wadhwa, 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.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 6,45,50,000/-** (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 MCGM being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs. 6,42,27,251/-** (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 MCGM (planning Authority) is estimated at **Rs. 3,22,749/-** (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 - or called M/s. SIDHIVINAYAK CONSTRUCTIONS.

(To be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No	Particulars	Amounts
1	Total estimated cost of the building/wing As on 30.06.2017 date of Registration is	Rs. 6,45,50,000/-
2	Cost incurred as on 31.12.2020 (Based on the estimated cost)	Rs. 6,42,27,251/-
3	Work done in Percentage (As Percentage of the estimated cost)	99.50%
4	Balance Cost to be incurred (Based on Estimated Cost)	Rs. 3,22,749/-
5	Cost Incurred on Additional /Extra Items As on 31.03.2018 not included in The Estimated Cost (Annexure A)	Rs. NIL

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TABLE B

(To be prepared for the entire registered phase of the Real Estate Project)

Sr. No	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30.06.2017 Date of Registration is	Rs. 6,45,50,000/-
2	Cost incurred as on 31.12.2020 (Based on the estimated cost)	Rs. 6,42,27,251/-
3	Work done in Percentage (As Percentage of the estimated cost)	Rs. 99.50%
4	Balance Cost to be incurred (Based on Estimated Cost)	Rs. 3,22,749/-
5	Cost Incurred on Additional /Extra Items As on 31.03.2018 not included in The Estimated Cost (Annexure A)	Rs. NIL

## ANNEXURE A

The following is a list of Extra/additional items executed with cost

(which were not part of the original Estimate of Total cost)

Sr.No.	Particulars	Estimate Amount	Actual Working
1	Stack Parking	54,00,000/-	54,00,000/-
2	Elevators	45,00,000/-	44,66,000/-
3	% of work done		99.66%
	Total	99,00,000/-	98,66,000/-

Yours Faithfully

*B. H. Wadhwa*  
21.12.2021/  
Shri. B.H.Wadhwa  
Architect & Engineer

(Reg.No.CA/82/7288)

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*B. H. Wadhwa*  
21.12.2021/  
B. H. WADHWA & CO.  
ARCHITECTS & ENGINEERS  
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**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 was not part of the original Estimate of Total Cost)

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*[Signature]*  
15.12