AKSHAY U. BARAKADE

FORM -2

ENGINEER'S CERTIFICATE

Date :- 10/01/2024

To,

M/S. SHREENATHJI ENTERPRISES
C303, Delta Tower, Plot No. 01, Sector – 08,
Ulwe, Navi Mumbai – 410206.

Subject: Certificate of Cost Incurred for Development of DELTA VISTARA Project situated on Plot no. 02, Sector – 26A, Pushpak(Vahal) demarcated by its boundaries East – 11 Mtr. Wide Road, boundaries West – Plot No. 03, boundaries North – Plot No. 01 & boundaries South – 20 Mtr. Wide Road, Pushpak(Vahal), of Navi Mumbai admeasuring 6450 Sq.mtrs. Plot area being developed by **M/S. SHREENATHJI ENTERPRISES.**

Ref: MahaRERA Registration Number:--**P52000053608**

Sir

I Mr. Akshay U. Barakade have undertaken assignment as Engineer of certifying Percentage of Completion of Construction Work of "Shreenathji Enterprises" No. of Wings 3 of the Project situated on Plot no. 02, Sector – 26A, Pushpak(Vahal), Navi Mumbai admeasuring 6450 Sq.mtrs. Plot area being developed by **M/S. SHREENATHJI ENTERPRISES.**

Following technical professionals are appointed by Owners / Promoters:-

    (i)   Dimensions Architects Pvt. Ltd. as Architect

    (ii)   M/s. J W Consultants as Structural Consultant

    (iii)   M/s. Engineering Creations Public Health Consultancy Pvt. Ltd. as MEP Consultant

    (iv)   Mr. Akshay U. Barakade as Site Engineer

2. I have estimated the cost of the completion to obtain Occupation 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 along with balance FSI area for construction 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. Akshay U. Barakade 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 one Building of the aforesaid project under reference as **Rs. 68,00,00,000/- (Rs. Sixty Eight Crore Only).**

4. 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 buildings from the office of Building Permission Department of CIDCO Ltd being the Town Planning Authority under whose jurisdiction the aforesaid project is being implemented.

5. The Estimated Cost Incurred till 31/12/2023 is calculated as = 6,80,00,000/-

The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.

6. The Balance cost of Completion of the Civil, MEP and Allied works of the Two Wings of the subject project to obtain Occupation Certificate / Completion Certificate from the office of Building Permission Department of CIDCO Ltd being the Town Planning Authority is estimated as **Rs. 61,20,00,000/-.**

7. I hereby 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

AKSHAY U. BARAKADE

(To be prepared separately for each Building /Wing of the Real Estate Project)
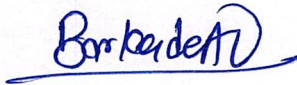
Sr. No.	Particulars	Amount in Rs
1	Total Estimated cost of the Two Wings/ building as on NA date of Registration is	Not Applicable
2	Cost incurred as on NA (based on the Estimated cost)	Not Applicable
3	Work done in Percentage (as Percentage of the estimated cost)	Not Applicable
4	Balance Cost to be incurred (Based on Estimated Cost)	Not Applicable
5	Cost Incurred on Additional /Extra Items not included in construction	Not Applicable

Table B

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

Sr. No.	Particulars	Amount in Rs
1	Total Estimated cost of the Internal & External Development Works including amenities and Facilities in the layout as on date of Registration is as on 31/12/2023 date of Registration is	Rs. 68,00,00,000/-
2	Cost incurred up to 31/12/2023	Rs. 6,80,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	10.00 % of the total
4	Balance Cost to be incurred (Based on Estimated Cost)	Rs. 61,20,00,000/-
5	Cost Incurred on Additional /Extra Items not included in construction	Nil

Yours Faithfully

Mr. Akshay Uttam Barakade
B. TECH (CIVIL)
Degree Serial No. B-23 : 44166

*Note

Address : Flat No. 705, Plot No. 05, Sector – 10B, Ulwe, Panvel, Raigad, Navi Mumbai – 410206.
Mob. +91 91128 73592, E- Mail : barkadeakshay01@gmail.com

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.

6. This Above Estimated cost is as per received permission for construction up to Basement 2 + Ground + 6 floors from CIDCO Ltd. Vide no. CIDCO/BP-18064/TPO (NM&K)/2022/9928, Dated: 30/09/2022. And Developers shall obtain further development permission and commencement certificate for construction of 7th to 13th floor by availing/purchasing of Additional/ premium FSI/TDR FSI from the CIDCO Ltd.