

# OPTIMUM CONSULTANTS

STRUCTURAL ENGINEERS AND GOVT. APPROVED VALUERS

408, PRABHAT ANNEXE, SECTOR-1A, C.B.D, NAVI MUMBAI 400614. M-9869217230

## FORM -2 ENGINEER'S CERTIFICATE

Date:-25/07/2023

To,  
M/s Shri Harikrishna Enterprises Through Its  
Partners Jitendra Ramjibhai Patel and Others 1  
At-C-404, Citi Tower, Plot No.55,  
Sector-15, C.B.D Belapur, Navi Mumbai.- 400 614

Subject: Certificate of Percentage of Completion of Construction Work of  
“VINAYAK AMRUT” No. of Building 1, Situated on the Plot bearing No.6,  
Sector-18, Talaja, Panvel, District-Raigad, Navi Mumbai. Demarcated by its boundaries  
as follows:-

Plot No. 5A to the North,  
11.0m wide road to the South,  
Plot No. 6B to the East,  
15.0m wide road to the West  
Admeasuring 1093.48 Sqmt Plot area with  
FSI 1.1 being developed by M/S SHRI HARIKRISHNA ENTERPRISES.

Ref: Maha RERA Registration Number P52000049409

Sir,

I Mr. Ajeet Kumar Tyagi have undertaken assignment as Chartered Engineers of  
certifying Percentage of Completion of Construction Work of the M/S SHRI  
HARIKRISHNA ENTERPRISES No. of Building1 of the Project situated on the Plot  
bearing No.6, Sector-18,Talaja, Panvel, District-Raigad, Navi Mumbai, Demarcated by  
its boundaries as follows:-

Plot No. 5A to the North,  
11.0m wide road to the South,  
Plot No. 6B to the East,  
15.0m wide road to the West  
Admeasuring 1093.48 Sqmt Plot area with  
FSI 1.1 being developed by M/S SHRI HARIKRISHNA ENTERPRISES.

Following technical professionals are appointed by Owners / Promoters:-

Mr. Ackruti Architects & Interior Designer as Architect

Mr. S.R Rao as Structural Consultant

Mr. Khimji Bhai Patel as MEP Consultant

Mr. Ajeet Tyagi as Quantity Surveyor

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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 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. Ajeet Kumar Tyagi 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 one Building of the aforesaid project under reference as **Rs.8,50,00,000/-**  
**(Rs. Eight Crore & Fifty Lacs 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 date is calculated as **Rs. 1,25,02,037**

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 one Building 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.7,24,97,963/-**

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 :

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**Table A**

**PROJECT “VINAYAK AMRUT”**

(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 one building as on 28/10/2022 date of Registration is | Not Applicable |
| 2       | Cost incurred up to 28/10/2022  | Not Applicable |
| 3       | Work done in Percentage<br>(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**

**PROJECT “VINAYAK AMRUT”**

(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 28/10/2022 date of Registration is | Rs. 8,50,00,000/-  |
| 2       | Cost incurred as on 25/07/2023<br>(based on the Estimated cost )  | Rs. 1,25,02,037/-  |
| 3       | Work done in Percentage<br>(as Percentage of the estimated cost )   | 14.7% of the total |
| 4       | Balance Cost to be incurred<br>(Based on Estimated Cost)  | Rs. 7,24,97,963/-  |
| 5       | Cost Incurred on Additional /Extra Items not included in construction   | Nil                |

Yours Faithfully

Ajeet Kumar Tyagi  
B.E (CIVIL) M.I.E, F.I.V, Govt. Approved Valuer  
Consulting Civil & Structural Engineer  
Chartered Engineer (India)  
Reg No. (AM086958-1)

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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)

(Mobile no. - 9869217230)