



Off.: BT-15 and BT-7, 3rd Flr., Campal Trade Centre,
Behind Military Hospital, Campal, Panaji, Goa - 403 001.

Tel.: 2423527, 9822102782
email - pareshg28@yahoo.com

PARESH GAITONDE

B. E.(Civil). AMIE.FIV CHARTERED ENGINEER

R.C.C. Consultant, Approved Valuer

FORM-3
See Rule 5 (1) (a) (ii)

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of On-going Project and for withdrawal of Money
from Designated Account- Project wise)

Date: 15/02/2018

To
Sheraton Constructions,
Chalta no 7.8.9 of P.T. Sheet 10,
Near Redrock Elegance,
Cunchelim, Bardez, Goa.

Subject: Certificate of Cost Incurred for Development of [Project Name] for Construction of
One building(s) / One Wing(s) of the Entire Phase situated on the Plot bearing PTS,
Chalta No. 7.8.9 of P.T Sheet no.10 demarcated by its boundaries (latitude and longitude of the
end points) Property bearing Chalta No. 6 to the North, By public road to the South, Property
bearing Chalta No. 6 to the East, By Drain of rainwater to the West of Ward No. 1
Municipality Mapusa, village panchayat Cunchelim taluka Bardez District North Goa
PIN 403507 admeasuring 2314.00 sq.mts. area being developed by Sheraton
Constructions

Ref: Goa RERA Registration Number _____

Sir,

I, Paresh Gaitonde have undertaken assignment of certifying Estimated Cost for the Subject
Real Estate Project proposed to be registered under GoaRERA, being One Building(s) / One
Wing(s) of the Entire Phase situated on the plot bearing PTS, Chalta No. / Survey no. / Plot no
7.8.9 Of P.T Sheet No. 10 of Ward No. 1 Municipality Mapusa, village panchayat Cunchelim taluka
Bardez District North Goa PIN 403507 admeasuring 2314.00 sq.mts. area being developed
by Sheraton Constructions

1. Following technical professionals are appointed by Owner / Promoter

- (i) Shri Kundan V. Prabhu as L.S. / Architect ;
(ii) Shri Paresh Gaitonde as Structural Consultant
(iii) Shri Ashok Joshi as MEP Consultant
(iv) M/s / Shri / Smt _____ as Quantity Surveyor *

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 _____ 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.

PARESH GAITONDE
B. E.(CIVIL) AMIE. FIV

GOVT APPROVED VALUER
CHARTERED ENGINEER
RCC CONSULTANT

BT-15, Campal Trade Centre,
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Ph: 0832-2423527 Mob: 9822102782

Reg. No.: CCIT/PNJ/34AB/92(3)/2012-13
FIV 16439



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3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 65096000/- (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 North Goa Planning and Development Authority being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at Rs. 15131294/- (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 (planning Authority) is estimated at Rs 49964706/- (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 _____
(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 _____ date of Registration is	Rs. <u>61596000/-</u> approx
2	Cost incurred as on <u>02/02/2018</u> (based on the estimated cost)	Rs. <u>15131294/-</u> approx
3	Work done in Percentage (as Percentage of the estimated cost)	<u>24.56%</u>
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. <u>46464706/-</u>
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs. <u>NA/-</u>

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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 _____ date of Registration is	Rs. <u>3500000/-</u>
2	Cost incurred as on <u>02/02/2018</u> (based on the estimated cost)	Rs. <u>0/-</u>
3	Work done in Percentage (as Percentage of the estimated cost)	<u>0</u> %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. <u>3500000/-</u>
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs. <u>NA/-</u>

Yours Faithfully

Signature of Engineer

(Licence No.....)

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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 were not part of the original Estimate of Total Cost)

PARESH GAITONDE

B.E. (CIVIL) AMIE FIV

GOVT APPROVED DRAWING

CHARTERED ENGINEER

RCC CONSULTANT

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F.V. 10/03