

# PARAZ AND ASSOCIATES

Project Consultants

Engineers

Valuers

REG. No. ENGR/74/85 M.I.E. NO. M. 110/35/2 CAT-1/VOL-1/430/99-2000 (W.T. ACT 1957) INDIA

**Viraj D. Paraz**

B.E. (Civil) M.E. (Struc.)

## FORM 2

See Rule 5 (1) (a) (ii)

### ENGINEER'S CERTIFICATE

**(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account – Project wise)**

To,

Date: 31 May 2018.

M/s Cosme Costa Construction Pvt. Ltd.,

Altinho, Mapusa

Goa

**Subject: Certificate of Cost Incurred for Development of Cosme Costa's TITANIUM, Building Project (Goa RERA Registration Number) situated on the Chalta no.50 of P.T.Sheet no.52, demarcated by its boundaries (latitude and longitude of the end points)By the Mapusa to Bicholim road to the North, By property bearing survey no.13/61 of P.T.Sheet No.52 and by road to the South, By road to the East, By road and property bearing Survey No.13/61 of P.T.Sheet no.52 to the West within the limits of the Mapusa Municipal Council, Taluka Bardez, Dist North Goa, PIN 403 507, admeasuring 2484 Sq. Mtrs. area being developed by M/s Cosme Costa Construction Pvt. Ltd.**

**Ref.: Goa RERA Registration Number \_\_\_\_\_ -**

Sir,

I, Viraj Paraz, have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under Goa RERA, being a Building Project (Goa RERA Registration Number) situated **Cosme Costa's TITANIUM, Building Project, situated on the Chalta no.50 of P.T.Sheet no.52, Carrasco Vaddo of Mapusa, Taluka Bardez, Dist North Goa, PIN 403 507, admeasuring 2484 Sq. Mtrs. area being developed by M/s Cosme Costa Construction Pvt. Ltd.**



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

- (i) Mr. Pushkaraj Karakat as Architect;
- (ii) Shri Viraj Paraz as Structural Consultant;
- (iii) Shri Ashok Joshi MEP Consultant;
- (iv) Shri Dinesh Sawant as Site Supervisor

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 ..... NA.....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 of the aforesaid project under reference as **Rs 16,83,46,000/-**(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 **North Goa Planning & Development Authority, Panaji**, being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated **Cost Incurred** till date is calculated at **Rs. 2,34,04,200/-**(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 **Dy. Town Planner, Town & Country Planning department, Govt. of Goa, Mapusa** (Planning Authority) is estimated at **Rs. 14,49,41,800/-** (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:

PARAZ  
16/05/2010  
ER/0055/2010

**TABLE A**

Building / Wing bearing number.....or called Cosme Costa's TITANIUM

( 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 31/05/2018 date of Registration is	15,60,28,000.00
2.	Cost incurred as on 31/05/2018 (based on the Estimated Cost)	2,34,04,200.00
3.	Work done in Percentage (as Percentage of the estimated cost)	15%
4.	Balance Cost to be Incurred (Based on Estimated Cost)	13,26,23,800.00
5.	Cost Incurred on Additional / Extra Items as on 31/05/2018 not included in the Estimated Cost (Annexure A)	NIL

**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 31/05/2018 date of tRegistration is	1,23,18,000.00
2.	Cost incurred as on 31/05/2018 (based on the Estimated Cost)	0.00
3.	Work done in Percentage (as Percentage of the estimated cost)	0%
4.	Balance Cost to be Incurred (Based on Estimated Cost)	1,23,18,000.00
5.	Cost Incurred on Additional / Extra Items as on 31/05/2018 not included in the Estimated Cost (Annexure A)	NIL

Yours Faithfully

Signature of Engineer

**VIRAJ D. PARAZ**  
B. E. (CIVIL), (STRUC)  
CIVIL ENGINEER  
REG. NO. ER/0055/2010



**Note**

1. The scope of work is to complete entire Real Estate Project as per drawings approval 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)

PARAZ  
(STRUCTURAL)  
ENGINEER  
055/2010