

Yogesh Bhobe

B. E. Civil (Strut) MIE.
Structural Consultant, Chartered Engineer

Ref. No.

Date :

FORM - 2

ENGINEER'S CERTIFICATE

To be submitted at the time of Registration of Ongoing Project

Date: 23rd Feb 2018

To
M/s. KRISS REAL ESTATE LLP,
Sy. No. 327/1 Vaddy Siolim,
Bardez, North Goa-403517

Subject: Certificate of Cost Incurred for Development of Sioul for Construction of Villas building(s) Sun, Moon, & earth House Wing(s) of the entire Phase of the Project situated on the Plot bearing Survey no./ Plot no 327/1&2 demarcated by its boundaries to the North River to the South Sy. 327/15, 16 & 17 to the East 327/4, 26 & 9 to the West 326/4B & 15 of Division Siolim village Bardez Taluka District North Goa PIN 403517 admeasuring 3700sq.mts. area being developed by M/s, Kriss Real Estate LLP. Demarcated by its boundaries 32.20 meters to the North 32.20 meters to the South 119.45 meters to the East 110.50 to the West of village Siolim Taluka Bardez, District North Goa PIN 503417 admeasuring 3700sq.mts. area being developed by (Promoter)

Sir,

I Mr. Yogesh Bhobe have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under Goa RERA being Building(s)/Sun Villa, Moon villa and earth Villa Wing(s) of the entire Phase situated on the plot bearing Survey no./Final Plot no. 327 Division 1&2 village Siolim Taluka Bardez District North Goa PIN 403517 admeasuring 3700sq.mts. Area being developed by M/s, Kriss Real Estate LLP.

- Following technical professionals are appointed by Owner/Promoter:- (as applicable)
 - M/s/Shri/Smt Mr. Kundan V Prabhu as Architect/Engineer
 - M/s/Shri/Smt Mr. Yogesh Bhobe as Structural Consultant
 - M/s/Shri/Smt Mr. Minesh Shah as MEP Consultant
 - M/s/Shri/Smt Mr. Yogesh Bhobe as Quantity Surveyor*
- I 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 Drawing/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. Yogesh Bhobe quantity Surveyor* appointed by Developer/Engineer and the site inspection carried out by us.
- I estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs.26,85,57,177/- (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 T&CP Mapusa being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
- The Estimated Cost Incurred till date is calculated at Rs.22,40,09,259/- (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 T&CP Mapusa (Planning Authority) is estimated at Rs.4,45,47,918/- (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 Villa no.01 or called Sun Villa
(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the building/wing as on 19.02.2018 date of Registration is	Rs. 4,04,92,570.00
2	Cost incurred as on 19.02.2018	Rs. 3,5492,570.00
3	Work done in Percentage (as Percentage of the estimated cost)	87.60%
4	Balance Cost to be Incurred (Based on Estimated Cost)	50,00,000.00
5	Cost Incurred on Additional/Extra Items as on 19.02.2018 not included in the Estimated Cost (Table –C)	Rs.0.00

TABLE – A

Building/Wing bearing Number Villa no.02 or called Moon Villa
(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the building/wing as on 19.02.2018 date of Registration is	Rs. 3,63,12,692.00
2	Cost incurred as on 19.02.2018	Rs. 2,88,12,692.00
3	Work done in Percentage (as Percentage of the estimated cost)	79.34%
4	Balance Cost to be Incurred (Based on Estimated Cost)	75,00,000.00
5	Cost Incurred on Additional/Extra Items as on 19.02.2018 not included in the Estimated Cost (Table –C)	Rs.0.00

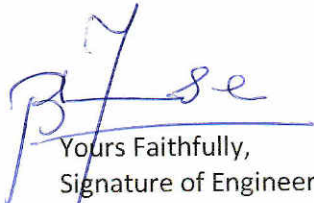
TABLE – A

Building/Wing bearing Number Villa no.03 or called Earth Villa
(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the building/wing as on 19.02.2018 date of Registration is	Rs. 5,74,73,326.00
2	Cost incurred as on 19.02.2018	Rs. 4,76,99,367.00
3	Work done in Percentage (as Percentage of the estimated cost)	82.99 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 97,73,959.00
5	Cost Incurred on Additional/Extra Items as on 19.02.2018 not included in the Estimated Cost (Table – C)	Rs.0.00

TABLE – B
(to be prepared for the entire registered phase of the Real Estate Project)

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on 19.02.2018 date of Registration is	Rs. 13,4278,589.00
2	Cost incurred as on 19.02.2018	Rs. 11,20,04,630.00
3	Work done in Percentage (as Percentage of the estimated cost)	83.41%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 2,22,73,959.00
5	Cost Incurred on Additional/Extra Items as on 19.02.2018 not included in the Estimated Cost (Table –C)	Rs.0


Yours Faithfully,
Signature of Engineer
(Licence No:SE/0008/2010)

***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 Promoter, 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.

Table –C
List of Extra/Additional Items executed with Cost
(Which was not part of the original Estimate of Total Cost)