



**K. A. SAHAKARI
& ASSOCIATES**
CONSULTING ENGINEERS

F21, FIRST FLOOR, ANGARAKI
BUILDING, OPP. FIRE STATION,
PONDA, GOA, INDIA, PIN 403401
TELEPHONE: +91-832-2316824
civil.goa@gmail.com

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: 23/02/2018

To
Desai Real Estate Developers,
Desai House, Khadpabandh,
Ponda Goa, 403401.

Subject: Certificate of Cost Incurred for Development of "Fernandes Residency" for Construction of residential & Commercial buildings situated on the Plot bearing bearing PTS, Chalta No. 54&55, Plot no 12 demarcated by its boundaries (latitude and longitude of the end points) PTS:12, Ch 9 to the North to PTS:12, Ch 9 the South PTS:12, Ch 9 to the East PTS:12, Ch 10 to the West of Ward 03 Municipality Margao, taluka Salcete, District South Goa, PIN 403-601 admeasuring 1536.00 sq.mts. area being developed by Desai Real Estate Developers.

Ref: Goa RERA Registration Number _____

Sir,

I / We K.A.Sahakari have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under GoaRERA, **residential & Commercial buildings situated on the Plot bearing bearing PTS, Chalta No. 54&55, Plot no 12, of Ward 03 Municipality Margao, taluka Salcete District South Goa PIN 403-601 admeasuring 1536.00 sq.mts. area being developed by Desai Real Estate Developers.**

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

- (i) Shri Shrikrishna Phaldesai & Associates as L.S. / Architect ;
- (ii) Shri Krishna Sahakari as Structural Consultant
- (iii) Shri Vinay Malik 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

Shri. Vinay Malik 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(s) of the aforesaid project under reference as Rs 44100800/- (Four Crore Forty One Lakh & Eight Hundred Only). 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





**K. A. SAHAKARI
& ASSOCIATES**
CONSULTING ENGINEERS

F21, FIRST FLOOR..ANGARAKI
BUILDING, OPP. FIRE STATION,
PONDA,GOA, INDIA, PIN 403401
TELEPHONE : +91-832- 2316824
civil.goa @gmail.com

South Goa Planning & Development Authority Margao Goa, being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 84,71,066/- (Eighty Four Lakh Seventy One Thousand & Sixty Six Only). 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 Margao Municipal Council /South Goa Planning & Development Authority Margao Goa is estimated at Rs 35629734/- (Three Crore Fifty Six Lakh Twenty Nine Thousand Seven Hundred & Thirty Four Only).

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 name : **BLOCK A**

SR.NO	PARTICULARS	AMOUNTS
1	Total Estimated cost of the building/wing as on 24/02/2018 date of registration is	1,48,98,560.00
2	Cost incurred as on 24/02/2018 (based on the estimated cost)	12,15,414.00
3	Work done in percentage (as percentage of the estimated cost)	8.16%
4	Balance cost to be incurred(based on the estimated cost)	1,36,83,146.00
5	Cost incurred as on additional/ Extra Items as on 24/02/2018 not included (Annexure A)	0

TABLE B

SR.NO	PARTICULARS	AMOUNTS
1	Total Estimated cost of the Internal & External Development Works including amenities and Facilities in the layout as on 24/02/2018 date of registration is	19,05,150.00
2	Cost incurred as on 24/02/2018 (based on the estimated cost)	2,65,093.00
3	Work done in percentage (as percentage of the estimated cost)	13.91%
4	Balance cost to be incurred(based on the estimated cost)	16,40,057.00
5	Cost incurred as on additional/ Extra Items as on 24/02/2018 not included in the Estimated Cost (Annexure A)	0





TABLE A

Building name : **BLOCK C**

SR.NO	PARTICULARS	AMOUNTS
1	Total Estimated cost of the building/wing as on 24/02/2018 date of registration is	1,09,00,480.00
2	Cost incurred as on 24/02/2018 (based on the estimated cost)	34,01,668.00
3	Work done in percentage (as percentage of the estimated cost)	31.21%
4	Balance cost to be incurred(based on the estimated cost)	74,98,812.00
5	Cost incurred as on additional/ Extra Items as on 24/02/2018 not included (Annexure A)	0

TABLE B

SR.NO	PARTICULARS	AMOUNTS
1	Total Estimated cost of the Internal & External Development Works including amenities and Facilities in the layout as on 24/02/2018 date of registration is	13,93,890.00
2	Cost incurred as on 24/02/2018 (based on the estimated cost)	10,16,271.00
3	Work done in percentage (as percentage of the estimated cost)	72.91%
4	Balance cost to be incurred(based on the estimated cost)	3,77,619.00
5	Cost incurred as on additional/ Extra Items as on 24/02/2018 not included in the Estimated Cost (Annexure A)	0

Yours Faithfully,

K. A. Sahakari

Signature of Engineer
(Licence No _____)



K. A. SAHAKARI
B.E. (CIVIL), MIE (INDIA)
STRUCTURAL ENGINEER
F-21, Angarki Building, 1st Floor,
Opp. Fire Station, Ponda-Goa-403 401
Reg. No.: SE/0019/2010

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 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.

K. A. Sahakari