MOHAN G. NAIK
CIVIL CONSULTING ENGINEER
Near I. D. Hospital Ponda Goa. Ph. No 9822170033

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: 12/08/2021

To
K2 Construction & Developers (Name of the Promoter),
Office No 201, Edcon Galleria
Opp Sunshine Bldg,
Panaji-Goa 403001. (Address of the Promoter),

Subject: Certificate of Cost Incurred for Development of [Project Name] for Construction of

____2____ building(s) / _____ Wing(s) of the_____ Phase situated on the Plot bearing

bearing Survey no. 73/7 demarcated by its boundaries (latitude and longitude of the end points to the North_____to the South _____

to the East_____to the West of Ward _____village

panchayat VERNA taluka SALCETE District SOUTH GOA PIN 403722 admeasuring

2425 sq.mts. area being developed by K2 CONSTRUCTION & DEVELOPERS [Promoter's Name]

Ref: Goa RERA Registration Number _____

Sir,

I MOHAN G. NAIK have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under GoaRERA, being 2 Building(s)of the Phase situated on the plot bearing bearing Survey no. 73/7 Of, village panchayat VERNA taluka SALCETE District SOUTH GOA PIN 403722 admeasuring 2425 sq.mts. area being developed by K2 CONSTRUCTION & DEVELOPERS [Promoter's Name]

1. Following technical professionals are appointed by Owner / Promoter :-
   (i) M/s /Shri / Smt_____as L.S. / Architect ;
   (ii) Shri MOHAN G. NAIK Structural Consultant:
   (iii) M/s /Shri / Smt_____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.
3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs 6,82,77,053**(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

VERNA VILLAGE PANCHAYAT being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 2,10,26,205/-(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 VERNA VILLAGE PANCHAYAT (planning Authority) is estimated at Rs 4,72,50,848/- (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 called **BLOCK A**
(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 12/08/2021 date of Registration is	Rs. 4,04,52,854.98/-
2	Cost incurred as on 12/08/2021 (based on the Estimated cost)	Rs. 1,38,77295.30/-
3	Work done in Percentage (as Percentage of the estimated cost)	34%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.2,65,75,559.68/-
5	Cost Incurred on Additional /Extra Items as on 12/08/2021not included in the Estimated Cost (Annexure A)	Rs. 0 /-

TABLE A

Building /Wing bearing Number called **BLOCK B**
(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 12/08/2021 date of Registration is	Rs. 1,64,78,086.40/-
2	Cost incurred as on 12/08/2021 (based on the Estimated cost)	Rs. 71,48,909.70/-
3	Work done in Percentage (as Percentage of the estimated cost)	35%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.1,31,75,288.32/-
5	Cost Incurred on Additional /Extra Items as on 12/08/2021not included in the Estimated Cost (Annexure A)	Rs. 0 /-

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 12/08/2021 date of Registration is	Rs. 75,00,000/-
2	Cost incurred as on 12/08/2021 (based on the Estimated cost)	Rs. 0 /-
3	Work done in Percentage (as Percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 75,00,000 /-
5	Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Rs. /-

Yours Faithfully

Signature of Engineer

(Licence No. T & CP ER/0120/2011)

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)

12/08/2021

MOHAN G. NAIK
CONSULTING CIVIL ENGINEER,
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PONDA - GOA
PH. 9822170033
REG. NO. EW/CIVENGR 261/94
PMC/TECH 1/59
T&CP ER/0120/2011