

SIDDHESH SAWANT

B.E. Civil

T.C.P. Reg. No. ER/0002/2011

FORM 2

ENGINEER'S CERTIFICATE

To,

Date:09/06/2019

Realcon Residency LLP,

378, MMM Road

Amritsar, Punjab

Punjab-143001

Subject: Certificate of Cost Incurred for Development of La-Estada for Construction of VillaProject (GoaRERA Registration Number: _____) situated on the Plot bearing Survey No. 45/1, demarcated by its boundaries (latitude and longitude of the end points) By Survey No. 67 to the North, By public road to the South, By public road to the West, By property bearing Survey No. 68 to the East, of village of Assagao, Taluka Bardez, Dist. North Goa, PIN-403509, admeasuring 3175 Sq Mtrs, area being developed by Realcon Residency LLP.

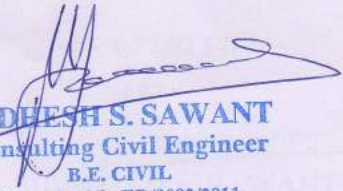
Ref.: GoaRERA Registration Number: _____

Sir,

I Paresh Gaitonde have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under Goa RERA, being a Villa Project (GoaRERA Registration Number: _____) situated on the Plot bearing Survey No. 45/1, demarcated by its boundaries (latitude and longitude of the end points) By Survey No. 67 to the North, By public road to the South, By public road to the West, By property bearing Survey No. 68 to the East, of village of Assagao, Taluka Bardez, Dist. North Goa, PIN-403509, admeasuring 3175 Sq Mtrs, area being developed by Realcon Residency LLP.

Following technical professionals are appointed by Owner / Promoter :-

- (i) Ms. Naina Nagpal as L.S. / Architect;
- (ii) Mr. Siddhesh Sawant as Structural Consultant;


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- (iii) M/s/Shri/Smt _____ NA _____ as MEP Consultant;
 (iv) Mr. Shailesh Mandali as Site Supervisor

1. 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 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 byNA.....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.
2. We estimate **Total Estimated Cost** of completion of the building(s) of the aforesaid project under reference as **Rs7,70,72,588/-** (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 **Dy. Town Planner, Town & Country Planning department, Govt. of Goa, Mapusa** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
3. The Estimated **Cost Incurred** till date is calculated at **Rs. NIL**(Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.
4. 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. 7,70,72,588/-** (Total of Table A and B).
5. 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 **La-Estada, Villa Project**

(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 09-06-2019 date of Registration	Rs. 6,77,62,176/-
2.	Cost incurred as on 31/05/2019 (based on the Estimated cost)	Rs. NIL
3.	Work done in Percentage (as Percentage of the estimated cost)	0%
4.	Balance Cost to be Incurred (Based on Estimated cost)	Rs. 6,77,62,176/-


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5. Cost Incurred on Additional/Extra Items As on.....not included in the Estimated Cost (Annexure A) Rs. _____NA____/-

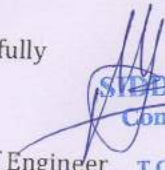
TABLE B

(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 09-05-2019 date of Registration	Rs. 93,10,412/-
2.	Cost incurred as on 30/04/2019 (based on the Estimated cost)	Rs. NIL
3.	Work done in Percentage (as Percentage of the estimated cost)	0%
4.	Balance Cost to be Incurred (Based on Estimated cost)	Rs. 93,10,412/-
5.	Cost Incurred on Additional/Extra Items As on.....not included in the Estimated Cost (Annexure A)	Rs. _____NA____/-

Yours Faithfully

Signature of Engineer


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***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)


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Date: 05/06/2019

To
Resident
375
Address
Phone

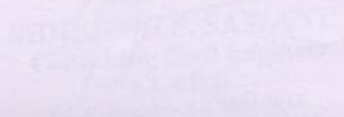
Subject: Certificate of Cost prepared for Development of 16 Units for Construction of Villa Project (GDRRA Registration Number: _____) situated on the Plot bearing Survey No. 45/1, demarcated by its boundaries (latitude and longitude) of the plot placed by Survey No. 47 to the North, by public road to the South, by public road to the West, by property bearing Survey No. 48 to the East, of village of Anaraga, Taluka Bardez, Dist. North Goa. PIN-403500, measuring 3175 Sq. Mtrs. area being developed by Rescon Residency LLP.

Ref. to: GERA Registration Number _____

I, Rescon Residency have undertaken assignment of estimating Estimated Cost for the subject Real Estate Project prepared in the registration under the GERA being a Villa Project (GDRRA Registration Number: _____) situated on the Plot bearing Survey No. 45/1, demarcated by its boundaries (latitude and longitude) of the plot placed by Survey No. 47 to the North, by public road to the South, by public road to the West, by property bearing Survey No. 48 to the East, of village of Anaraga, Taluka Bardez, Dist. North Goa. PIN-403500, measuring 3175 Sq. Mtrs. area being developed by Rescon Residency LLP.

Being a technical professional, I am appointed by Owner as follows:

- (i) Mr. Sunil Nigal as S/J Architect
- (ii) Mr. Siddhesh Sawant as Structural Consultant


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