Neelesh G. Laad

Architectural and Structural Engineer - Approved Valuer

C/o. Ideal Housing Enterprises
Old Market, Margao - Goa. 403 601
Mob: 9850471430

Ref. No. : **Date :**

Form 3

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

ENGINEER'S CERTIFICATE

Date: 16/02/2018

To
Rayesh R. Raiker
H. No. 2177, Marlem,
P.O. Fatorda, Borda,
Margao, Goa

Subject: Certificate of Cost Incurred for Development of Anvi Residency for Construction of 1 Building situated on the Plot bearing , Chalta No. 42 of PTS No.5 Plot No 6, demarcated by its boundaries, by the plot of land bearing No. 39 to the North, by plot of land bearing No. 43 to the South, by 8.00 Mtrs wide road to the East, by 8.00 Mtrs wide road to the West, of Ward Municipality Margao, Taluka Salcete, District South Goa, Pin 403602, admeasuring 422.00 Sq.Mts.area being developed by Rayesh R. Raiker, proprietor of Raycon Builders.

Ref: Goa RERA Registration Number – N.A.

Sir,

I Shri. Neelesh G. Laad have under taken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under Goa RERA, being 1 building on the plot bearing PTS No. 5, Chalta No. 42, Plot No. 6, demarcated by its boundaries by the plot of land bearing No. 39 to the North, by plot of land bearing No. 43 to the South, by 8.00 Mtrs wide road to the East, by 8.00 Mtrs wide road to the West, of Ward Chandravado Fatorda, Municipality Margao, Taluka Salcete, District South Goa, Pin 403602, admeasuring 422.00 Sq.Mts.area being developed by Rayesh R. Raiker, proprietor of Raycon Builders.

Following technical professionals are appointed by Owner/Promoter:

(i) Shri. Bipin Vernekar as Architect
(ii) Shri. Neelesh G. Laad as Structural Consultant & Quantity Surveyor

1. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certification, of the Civil, MEP and allied works, of the Building of the project. Our estimated cost calculations are based on the drawings/plans made

NEELESH G. LAAD
B.E. (Civil) M.I.E., F.I.V.
ARCHITECTURAL & STRUCTURAL ENGINEER
APPROVED VALUER, F-3365
Regd. No. P. W. D. 290 SPD/4 MMC-31
TCP-92/2010

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 Neelesh G. Laad 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 of the aforesaid project under reference as Rs 1,90,00,000/- (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 occupancy certificate/completion certificate for the building from the SGPDA and Margao Municipality being the planning authority under whose jurisdiction the aforesaid project is being implemented.
3. The estimated Cost Incurred till date is calculated at Rs.4,75,000/- (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 of the subject project to obtain Occupation Certificate/Completion certificate from SGPDA and Margao Municipality is estimated at Rs. 1,85,25,000/- (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: Building called Anvi Residency.

Table A – Anvi Residency

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building on date of Registration is	Rs. 1,80,00,000/-
2	Cost incurred as on 16/02/2018 (based on the Estimated cost)	Rs. 4,00,000/-
3	Work done in percentage (As percentage of the estimated cost)	2.22%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 1,76,00,000/-
5	Cost incurred on additional / Extra Items As on _____ not included in The Estimated Cost (Annexure A)	NIL

NEELESH G. LAAD
B.E. (Civil) M.I.E., F.I.V.
ARCHITECTURAL & STRUCTURAL ENGINEER
APPROVED VALUER, F-3365
Regd. No. P. W. D. 290 SPD/4 MMC-31
TCP-92/2010

Table B

Sr. No	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development works including amenities and facilities in the layout as on date of Registration is	Rs. 10,00,000/-
2	Cost incurred as on 16/02/2018 (Based on the Estimated cost)	Rs. 75,000/-
3	Work done in percentage (As percentage of the estimated cost)	7.5%
4	Balance Cost to be Incurred (Based On Estimated Cost)	Rs. 9,25,000/-
5	Cost incurred on additional / Extra Items As on _____ not included in The Estimated Cost (Annexure A)	NIL

Yours faithfully,

NEELESH G. LAAD
B.E. (Civil) M.I.E., F.I.V.
ARCHITECTURAL & STRUCTURAL ENGINEER
APPROVED VALUER, F-3365
Regd. No. P. W. D. 290 SPD/4 MMC-31
TCP-92/2010