

YOGESH BHOBE

Structural Engineer and Valuer

C4b,Sapana Regency, Dr.Shirgaonkar Road,Panaji,Goa 403001

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FORM – 2

ENGINEER'S CERTIFICATE

To be submitted at the time of Registration of Ongoing Project

Date: 27th Feb2018

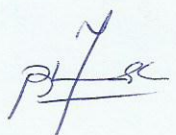
To
M/s. Naifer Constructions,
Sy. No.25/7 Nerul, bhatigear,
Bardez, North Goa-403114

Subject: Certificate of Cost Incurred for Development of The Nerul Waterfront for Construction of Villas A,B,C and building of the entire Phase of the Project situated on the Plot bearing Survey No - 25/7 demarcated by its boundaries to the North Property Bearing Sy no-25/6, to the South Property bearing Sy no-25/7-A & to the East –Public Road & to the West Property bearing survey no-27/12 & 27/13 of Nerul_village, Bardez Taluka, District North Goa .PIN 403114 admeasuring 2600 sq.mts. area being developed by M/s, Naifer Constructions. Demarcated by its boundaries meters to the North meters to the South meters to the East to the West of village Nerul , Bardez taluka, District North Goa .PIN 403114 admeasuring 2600 sq.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/ Villa of the entire Phase situated on the plot bearing Survey no 25/7 Division village Nerul , Taluka Bardez, District North Goa PIN 403114 admeasuring 2600 sq.mts. Area being developed by M/s, Naifer Constructions.

1. Following technical professionals are appointed by Owner-Naifer Constructions.
 - (i) Shri. Ashwinikumar Prabhu as architect
 - (ii) Shri.Yogesh Bhobe as Structural Consultant
 - (iii) M/s/Shri/Smt Mr. as MEP Consultant
 - (iv) Shri. Yogesh Bhobe as Quantity Surveyor*
2. 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.
3. I estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs.7,07,67,404/- (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.



4. The Estimated Cost Incurred till date is calculated at Rs.2,90,72,044/- (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.4,16,95,360/- (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
(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 26.02.2018 date of Registration is	Rs. 4,52,22,784/-
2	Cost incurred as on 26.02.2018	Rs. 2,83,41,924/-
3	Work done in Percentage (as Percentage of the estimated cost)	63%
4	Balance Cost to be Incurred (Based on Estimated Cost)	1,68,80,860/-
5	Cost Incurred on Additional/Extra Items as on 26.02.2018 not included in the Estimated Cost (Table –C)	Rs.0.00

TABLE – A

Villa A
(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 26.02.2018 date of Registration is	Rs. 60,85,040/-
2	Cost incurred as on 26.02.2018	Rs. 5,30,120/-
3	Work done in Percentage (as Percentage of the estimated cost)	9 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	55,54,920/-
5	Cost Incurred on Additional/Extra Items as on 26.02.2018 not included in the Estimated Cost (Table –C)	Rs.0.00

TABLE – A

Villa.B
(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 26.02.2018 date of Registration is	Rs. 60,85,040/-
2	Cost incurred as on 26.02.2018	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. 60,85,040/-
5	Cost Incurred on Additional/Extra Items as on 26.02.2018 not included in the Estimated Cost (Table – C)	Rs.0.00

PL/Sc

YOGESH BHOBE

Structural Engineer and Valuer

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Email: yogibhobe@gmail.com Tel: 832 2423725, 6653177

TABLE – A

Villa.C

(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 26.02.2018 date of Registration is	Rs. Rs. 60,85,040/-
2	Cost incurred as on 26.02.2018	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. 60,85,040
5	Cost Incurred on Additional/Extra Items as on 26.02.2018 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 26.02.2018 date of Registration is	Rs. 72,89,500/-
2	Cost incurred as on 26.02.2018	Rs. 2,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	3%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 70,89,500/-
5	Cost Incurred on Additional/Extra Items as on 26.02.2018 not included in the Estimated Cost (Table –C)	Rs.0

Yours Faithfully,

Signature of Engineer - Civil, MIE

(Licence No:SE/0008/2010)

YOGESH BHOBE
Structural Engineer
SE / 0008 / 2010
PWD / ENG / 479 / 96
Civil, MIE

*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)