



Auxilio I. S. Rodrigues P.E.Civil(Engg)  
CONSULTING ENGINEER

Office: Business Point, 1st Floor, Angedol,  
Behind Convent da Ghora,  
Margao - Goa Ph : 2253252  
Res : Auscht Vaddo, Assorta, Bardez,  
Goa Ph : 2215583 \ 2215833

**FORM-3**

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

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account - Project wise)

Date : 24/02/2021

To,  
M/S MANGLAM INFRA DEVELOPERS,  
6<sup>th</sup> Floor, Apex Mall, Lal Kothu,  
Tonk Road, Jaipur (Raj.) - 302015

Subject: Certificate of cost incurred for development of 'RIVER VALLEY PHASE I' for construction of Building(s) / Wing(s) / Tower 1,2,3 and 4 of the Phase I situated situated on the Plot bearing PTS no. 17, Chalta no. 4-C demarcated by its boundaries

ON THE NORTH : By Panjim Ponda Bypass Road  
ON THE SOUTH : By Natural Reserve Orchard  
ON THE EAST : By Plot No.  
ON THE WEST : By V2 Mall

of Ward \_\_\_ Municipality Panaji, Village panchayat Ribandar, Taluka Tiswadi District North Goa PIN 403006 admeasuring 17540 sq. mts. area being developed by M/S. MANGLAM INFRA DEVELOPERS

Ref: GoRERA Registration Number \_\_\_\_\_

Sir,

I / We Mr. \_\_\_\_\_ have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under GoRERA, being being Building(s) / Wing(s) / Tower 1,2,3 and 4 of the Phase I 'RIVER VALLEY PHASE I' building Project (GoRERA Registration Number) situated on the plot bearing PTS no. 17, Chalta no. 4-C, of Ward \_\_\_ Municipality Panaji, Village panchayat Ribandar, Taluka Tiswadi District North Goa PIN 403006 admeasuring 17540 sq. mts. area being developed by M/S MANGLAM INFRA DEVELOPERS

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

1. M/s/Shri / Smt Gautam Desai as Architect;
2. M/s/Shri / Smt Auxilio J.S. Rodrigues as Structural Consultant
3. M/s/Shri / Smt Ashok Joshi as MEP Consultant

1. 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.

2. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 58,47,00,000/- (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 occupation certificate / completion certificate for the building(s) from the Greater Panaji planning and Development Authority, Panaji Goa being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
3. The Estimated Cost Incurred till date is calculated at Rs. \_\_\_\_\_ (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 Rs. 58,47,00,000/- of Completion of the Civil MEP and Allied works of the Building(s) of the subject project to obtain Occupation Certificate / Completion Certificate from Greater Panaji planning and Development Authority, Panaji Goa (Planning Authority) is estimated at Rs (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

RIVER VALLEY PHASE 1, TOWER 1 Commercial and Residential 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 00/00/2021 date of Registration	Rs. 8,03,29,411.76/-
2.	Cost incurred as on 00/00/2021 (based on the Estimated cost)	Rs. 00/-
3.	Work done in Percentage (as Percentage of the estimated cost)	00%

4.	Balance Cost to be Incurred (Based on Estimated cost)	Rs. 8,03,29,411.76/-
5.	Cost Incurred on Additional/Extra Items As on.....not included in the Estimated Cost (Annexure A)	Rs. _____NA___/-

**TABLE A**

**RIVER VALLEY PHASE 1, TOWER 2 Commercial and Residential 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 00/00/2020 date of Registration	Rs. 12,95,00,000/-
2.	Cost incurred as on 00/00/2020 (based on the Estimated cost)	Rs. 00/-
3.	Work done in Percentage (as Percentage of the estimated cost)	00%
4.	Balance Cost to be Incurred (Based on Estimated cost)	Rs. 12,95,00,000/-
5.	Cost Incurred on Additional/Extra Items As on.....not included in the Estimated Cost (Annexure A)	Rs. _____NA___/-

**TABLE A**

**RIVER VALLEY PHASE 1, TOWER 3 Commercial and Residential 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 00/00/20210 date of Registration	Rs. 8,03,29,411.76/-
2.	Cost incurred as on 00/00/2021 (based on the Estimated cost)	Rs. 00/-
3.	Work done in Percentage (as Percentage of the estimated cost)	00%
4.	Balance Cost to be Incurred (Based on Estimated cost)	Rs. 8,03,29,411.76/-
5.	Cost Incurred on Additional/Extra Items As on.....not included in the Estimated Cost (Annexure A)	Rs. _____NA___/-

TABLE A

RIVER VALLEY PHASE 1, TOWER 4 Commercial and Residential 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 00/00/2020 date of Registration	Rs. 11,60,31,372.5/-
2.	Cost incurred as on 00/00/2020 (Based on the Estimated cost)	Rs. 00/-
3.	Work done in Percentage (as Percentage of the estimated cost)	00%
4.	Balance Cost to be Incurred (Based on Estimated cost)	Rs. 11,60,31,372.5/-
5.	Cost Incurred on Additional/Extra Items As on.....not included in the Estimated Cost (Annexure A)	Rs. _____NA____/-

TABLE A

RIVER VALLEY PHASE 1, Shops Commercial and Residential 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 00/00/2020 date of Registration	Rs. 8,03,29,411.76/-
2.	Cost incurred as on 00/00/2020 (based on the Estimated cost)	Rs. 00/-
3.	Work done in Percentage (as Percentage of the estimated cost)	00%
4.	Balance Cost to be Incurred (Based on Estimated cost)	Rs. 8,03,29,411.76/-
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 00/00/2020 date of Registration	Rs. 12,95,00,000/-
2.	Cost incurred as on 00/00/2020 (based on the Estimated cost)	Rs 00/-
3.	Work done in Percentage (as Percentage of the estimated cost)	00%
4.	Balance Cost to be Incurred 12,95,00,000/- (Based on Estimated cost)	Rs. _____
5.	Cost Incurred on Additional/Extra Items NA _____ As on.....not included in the Estimated Cost (Annexure A)	Rs _____

Yours Faithfully,


**AUXILIO RODRIGUES**

B.E. Civil (Hons)

Reg. No. PWD/ENGR. 299/92

Dongri, Assonora,

Bardez, Goa 403 503

Signature &amp; Name (IN BLOCK LETTERS) of Engineer

Town and Country Planning Department Reg. No. SE/0002/2019

**Note**

- 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.
- (\*) 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 (\*).
- The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
- 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.
- 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)