

ENGINEER'S CERTIFICATE

Date: 31.03.2019

To
The Board of Directors
Bengal Shapoorji Housing Development Private Limited
SP Centre, 41/44, Minoo Desai Marg,
Colaba, Mumbai, Mumbai City,
Maharashtra 400005

Subject: Certificate of Cost Incurred for Construction Work of the Buildings as per WBHIRA Project ID – NPR00747 for the Spandan Blocks of Shukhobrishti project situated on the Plot No. E-1 and E-2 (Premises No.02-0931), Action Area-III, New Town, Rajarhat, Kolkata-700156 within the District of North 24 Parganas, West Bengal developed by M/s. Bengal Shapoorji Housing Development Private Limited.

Sir,

I, Sanjeev Parekh, have undertaken assignment of certifying Estimated Cost of Construction Work for the Buildings as per WBHIRA Project ID – NPR00747 for the Spandan Blocks of Shukhobrishti project situated on the Plot No. E-1 and E-2 (Premises No.02-0931), Action Area-III, New Town, Rajarhat, Kolkata-700156 within the District of North 24 Parganas, West Bengal developed by M/s. Bengal Shapoorji Housing Development Private Limited.

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

- a. M/s SBA Spectra Consultants Pvt. Ltd as Architect
- b. M/s SPA Consultants as Structural Consultant
- c. M/s Unique Engineering Consultancy Pvt. Ltd as PHE Consultant
- d. Mr Prosenjit Dasgupta as Site Supervisor

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 M/s SBA Spectra Consultants Pvt. Ltd, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

- 34, RAMMOHAN DUTTA ROAD, 2ND FLOOR, KOLKATA - 700 020, TELEFAX : 2475-7614, 2485-5448/49
- 53, JUSTICE CHANDRA MADHAV ROAD, 4TH FLOOR, KOLKATA - 700 020,



3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 137,93,16,690 (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 NKDA being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at Rs. 85,71,54,275 (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 NKDA is estimated at Rs. 52,21,62,416 (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

| Sr. No | Particulars | Amounts (Rs.) |
|--------|--|------------------|
| 1 | Total Estimated cost of the buildings as on date of Registration is | ₹ 1,24,79,53,196 |
| 2 | Cost incurred as on 31st March 2019 (based on the Estimated cost) | ₹ 82,93,46,917 |
| 3 | Work done in Percentage (as Percentage of the estimated cost) | 66% |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost) | ₹ 41,86,06,279 |
| 5 | Cost Incurred on Additional /Extra Items as on 31st March 2019 not included in the Estimated Cost (Annexure A) | - |



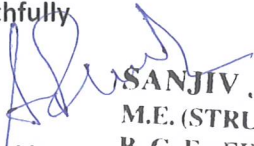
S. P. A. CONSULTANTS
CONSULTING STRUCTURAL ENGINEERS

TABLE B

| Sr. No | Particulars | Amounts (Rs.) |
|--------|--|----------------|
| 1 | Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 31st March 2019 date of Registration is | ₹ 13,13,63,494 |
| 2 | Cost incurred as on 31st March 2019 (based on the Estimated cost) | ₹ 2,78,07,358 |
| 3 | Work done in Percentage (as Percentage of the estimated cost) | 21% |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost) | ₹ 10,35,56,137 |
| 5 | Cost Incurred on Additional /Extra Items as on 31st March 2019 not included in the Estimated Cost (Annexure A) | - |

Yours Faithfully

Sanjiv Parekh
SPA Consultants
(License No.)


SANJIV J. PAREKH
M.E. (STRUCT.), M.E. (CONST. ENG.),
B. C. E., FIE-(F-018202-4)
E. S. E. NO. 104 (I) K. M. C.