

MAYFLOWER PLATINUM

Survey no. 82/1, Mallapur, Hyderabad – 500 076.
Owned & Developed by: M/s. Modi Properties Pvt. Ltd.
Head office; 5-4-187/3&4 M G Road Secunderabad.

Details of Additions & Alterations

Flat No	907	Block no.	'A'
Flat Area	1800 sft	Type	Deluxe / Luxury
Buyer Name	Mazahar Ali Baig Mirza / Shaik Farheen Fathima		
Phone No.	9049988064 / 7507815870	Email	MIRZAMAZAHAR@GMAIL.COM

I hereby confirm that I have given the details of the minor additions and alterations that are required in the above referred flat in the pages attached herein. Please complete the changes suggested by me. I agree to pay the charges, if any, for the additions and alterations that I have asked you to make, as per the rates suggested by you. I shall deliver all the materials that are required to be provided by me at the site on or before _____. In case I fail to deliver these items to the site by the specified date, you may complete the works in the flat as per the standard items provided by you.

Buyers sign	M. Mazahar Ali Baig	Engg. Sign	[Signature]
Date:	17/10/2020	Date	17/10/20

Note:

1. Colour shades of paints may vary from batch to batch & company to company. The Builder will not take responsibility of quality of work for dark shades especially green & blue.
2. Shade / colour of natural material like marble and granite can't be guaranteed and may vary from lot to lot. Cracks like appearance in marble is a natural feature and Builder shall not be responsible for repairs or replacement.
3. Availability of bathroom or flooring tiles of the same type /colour/make can not be guaranteed and closest possible type/colour/make may be used in its place.
4. No further change shall be permitted from this day.
5. Please sign on all pages.

M. Mazahar Ali Baig,
Buyers sign:

[Signature]
Engg. Sign:

M. Mazahar Ali Baig
Date:

Choice of colours:

- ① Will decide later
- ② Two coats of Priming after wood work including doors.

Changes in flooring:

- ① ~~Customer~~ will decide later
- ① All flooring 210 x 210
- ② Kitchen default 110 x 110

M. Maheshwari B.

Buyers sign:

Engg. Sign

17/10/20
Date:

Quality Control Check Report: Stage: After Finishing Stage III (Apartments)

Flat No	A-907	Other	SL No.	38258
Company	MPL	Project	Phase	-
Prepared by	T. Vinod Kumar	Sign	Date	27-08-21
Project Manager	Subba Reddy	Sign	Date	27-08-21
Previous stage report no.	34801	Report filed and signed by PM	Yes ☒ No ☐	
Checked By MD on		MD Sign	For filling	Yes ☐ No ☐

Recommendation:

- ☐ Stop further work. Submit ATR on QC report to QC team. Proceed only after recheck by QC.
- ☐ Stop further work. Proceed with work after submitting ATR to QC report to QC team. ATR not required.
- ☒ Proceed with further work only after making corrections pointed out in the QC report. ATR not required.
- ☐ Proceed with further work. ATR not required.

Inspection should be done after:

- Completing stage II works
- Complete works like doors, windows, grills, electrical wiring, switch-fuses, french door glass, etc.
- In case of modular kitchen provide platform, granite and dado and modular kitchen in this stage
- Provide video door phone in this stage
- Possession for wood work cannot be given until QC check for stage III is completed and all corrections mentioned in the report are made.

Certified that all corrections mentioned in the QC report have been completed. Work can proceed to next stage.

Project in-charge	Sign	Date
T. Vinod Kumar	[Signature]	29/8/21

Miscellaneous check:

Modular kitchen to be provided	Yes ☒ No ☐	Modular kitchen provided	Yes ☐ No ☐
Modular kitchen workman ship	Good ☐ Avg ☐ Poor ☐	Modular kitchen granite & dado workman ship & finishing	Good ☐ Avg ☐ Poor ☐
Video door phone /wifi cam to be provided	Yes ☒ No ☐	Video door phone /wifi cam provided	Yes ☐ No ☐
Painting marks and drops are cleared from floor, windows, walls	Good ☐ Avg ☐ Poor ☐		

Quality Control Check Report. Stage: After Finishing Stage III (Apartments)

Rate the quality of (Good ✓, Avg. X, Poor - needs correction XX, NA)													
S No	Room	Door, door knob & door stopper fitting	Door, door knob & door stopper cleaning	Window grills & quality	Window grills fitting & finishing	Windows quality	Window fitting & finishing	Balcony railing quality & finishing	French door quality & fitting	CP jali quality and fitting	Edge building	Switch boards fitting & covering with plastic covers	Junction box covers painting
1	Bedroom 1 - M. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
2	Bedroom 2 - C. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 3 - G. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Drawing	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Dining	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
6	Lobby 1 -	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
7	Utility / balcony 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
8	Utility / balcony 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
9	Utility / balcony 3 -	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
10	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
11	Toilet 1 - M. Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
12	Toilet 2 - C. Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
13	Toilet 3 - G. Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
14	Other	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
15	Other	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Remarks		1. For balcony railing, glass not working properly. 2. In utility grill not fixed. 3. All internal doors painting not done, as per customer request. 4. G. Bed door not fixing properly. 5. Draft finishing, check report apts. stage III dt 17-10-2020 ver 5											

Changes in kitchen platform: (mark on plan)

- ① Kitchen tile dado - $3'0"$ LA no tiles at dado
- ② Kitchen grease will be made by customer

Other Changes:

- ① All bedrooms, drawing, living - 3 track window
- ② MBR - $3'0" \times 4'0"$ - 2 track

M. Akshar H. B.

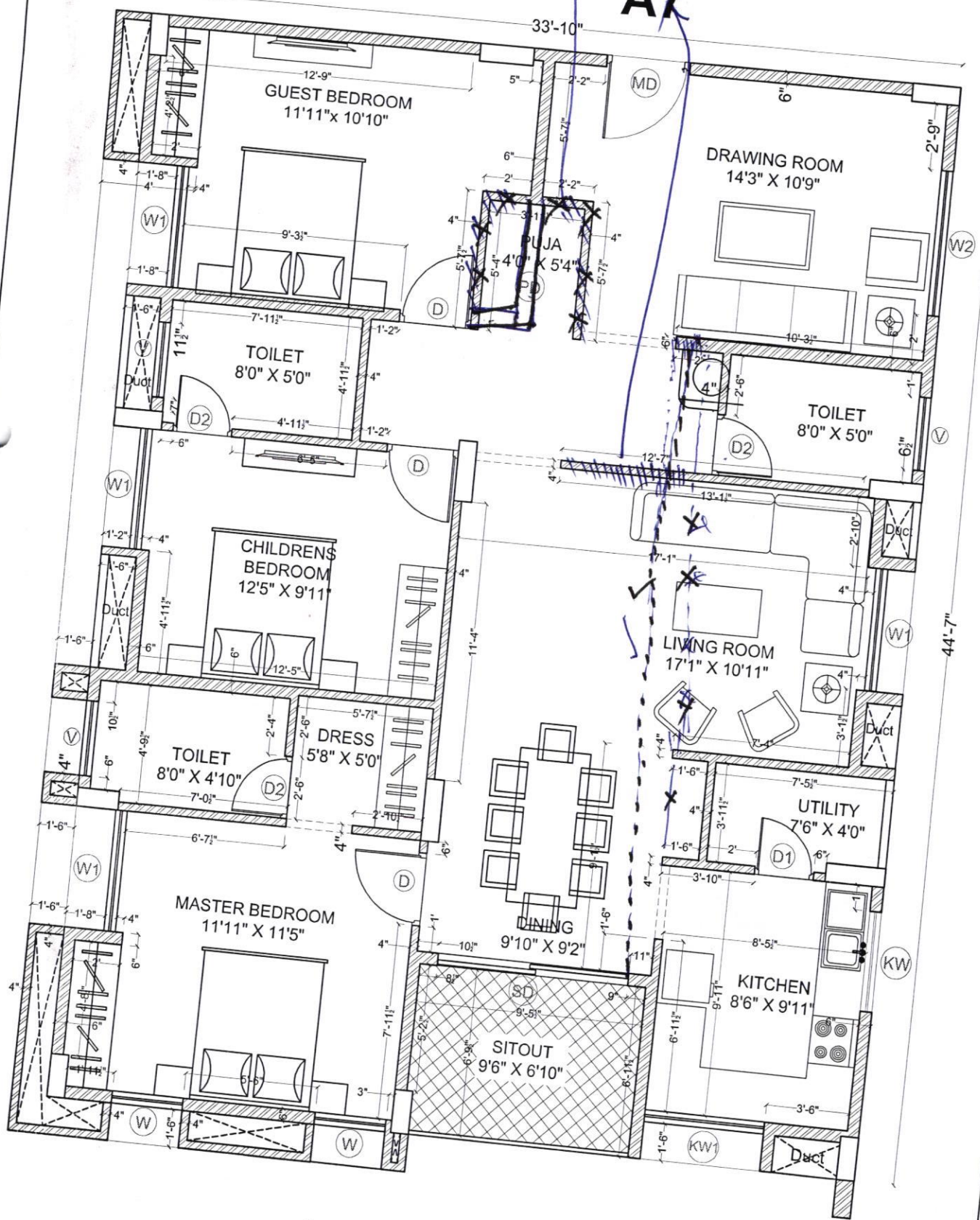
Buyers sign:

Engg. Sign:

11/10/20
Date:

To be removed

A7



M. Mayachan Bay

17thoko

Description

Direction



Owners & Developers :
Modi Properties Pvt Ltd.
Project Name & Phase :
MAYFLOWR PLATINUM

Date :

18.03.2020

Prepared By :

Soham Modi

Approved By :

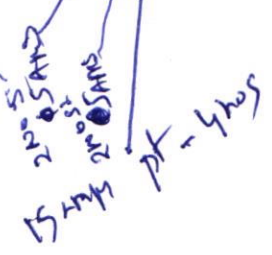
N.T.S

Scale :

Promoted by

Modi Properties Pvt. Ltd
Phone: +91-40-66335551

WORKING DRAWING OF FLAT.NO.A-7



M. Maphentle B.J.  17/10/20

Description

Owners & Developers :

Prepared By :

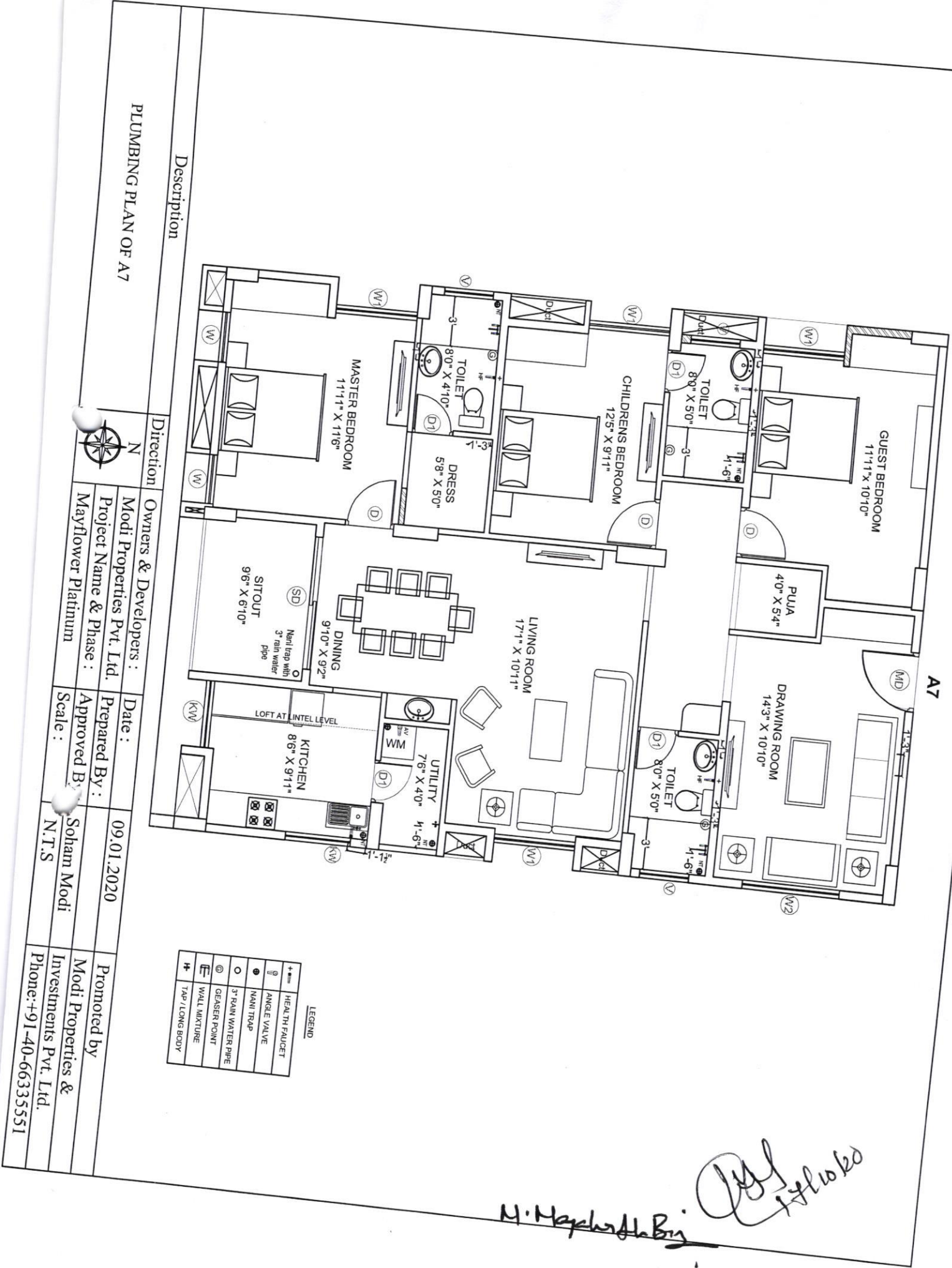
Approved By:	Colleen M. ...
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Sc	NT
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Promoted by

Modi Properties & Investments Pvt. Ltd.

Phone: +91-40-66335551



M. Mayflower Big

Construction Division
Additions & Alteration Charges Approval Form

Company Name:	Modi Properties Pvt Ltd	Site	May Flower Platinum
Name of the customer	Mazhar Ali Baig mirza / Shaik Farheen Faleem		
Villa/ Flat No.	A-907		
Sl.No	Description	Amount	
1	Total extra Charges	5760=00	
2	Total refundable amount	35,293=00	
3	Net amount to be charges (if any)	—	
4	Net amount to be refunded (if any)	29,533=00	
Remarks :			
Approved by Project Manager		Approved by Design Team	
Date 15/11/2021		Date	
Sign: [Signature]		Sign:	

Note: 1. Enclose measurement & estimate sheet. 2. Send scanned copy by email to plans@modiproperties.com & CR. 3. Maintain originals in A&A of customers at site.

ESTIMATE SHEET												
Company Name:		MPL										
Project:		May Flower Platinum										
Work Description:		Extra Specs										
Flat No.		A-907										
Prepared By		K. Narendar Reddy										
Date:		16-11-2021										
S No.		Item Head		Item Description				Quantity	Units	Rate	Amount	Item Head Total
1		Extra Charges										
		UPVC Window		Mesh Provision for windows				96.00	sft	60.00	5760.00	
												5760
				Sub Total A								
		Refund Amount										
		Refund										
1		Kitchen		Granite				30.00	sft	54.00	1620.00	
				Tiles				28.00	sft	35.00	980.00	
				Sink				1.00	no	2316.00	2316.00	
								3.00	nos	2500.00	7500.00	
2		Bathrooms		Wash Basin				3.00	no	768.00	2304.00	
				Pillar Cock				3.00	nos	2700.00	8100.00	
				Wall Mixers				3.00	no	3366.00	10098.00	
				EWC				2.00	nos	853.00	1706.00	
				Showers+Shower head				3.00	no	202.00	606.00	
				Waste Couplings				3.00	no	21.00	63.00	35293
				Waste Pipe								
				Sub Total B								29533
				Grand Total (B-A)								
				Amount in words - Twenty Nine Thousand Five Hundred and Thirty Three Rupees only								

Reddy

APPROVED BY

15 NOV 2021

S. V. Subba Reddy
Project Manager

[illegible]

S. V. Subba Reddy
Project Manager

Mon, Nov 8 at 12:41 PM

To: pavan@modiproperties.com,
mpl-const@modiproperties.com,
narender@modiproperties.com
Cc: Mirza Mazahar Ali Baig,
gbrambabu@modiproperties.com

Pavan and Narender,

Removed the tiles point and sharing this with Narendra and his team as I was informed that this email has not yet reached him. I would like to settle the account this week and get a status on possession, so kindly provide. We are planning to take the possession by 5th Dec'21 so please let me know if any thing else needed from my side on this.

Regards,

Mazahar

From: Mazahar Ali Baig, Mirza
Sent: 07 November 2021 14:39
To: pavan@modiproperties.com
Cc: Mirza Mazahar Ali Baig <mirzamazahar@gmail.com>
Subject: RE: FW: A-907 extra aspects

Hi Pavan,

Hope you are doing great!!!

Please find below the additional items that needs adjustment in final settlement. Attached is the adjustment sheet shared last time for quick reference. Request you to **include the below 7 items in the refund list** -

1. Water Closet / Flush Toilet – 3 (All 3 bathrooms)
2. Wall mixers – 3 (All 3 bathrooms)
3. Showers (2 bathrooms)
4. Waste couplings – 3 (All 3 bathrooms sinks)
5. Waste pipe – 3 (All 3 bathroom sinks)
6. Paint cost of 4 doors (3 bedroom doors + 1 common bath room door) – Material+ Labour
7. Labour charges of granite fixing in kitchen. Material worth INR 1,620 was deducted in earlier adjustments without labour cost. I have incurred the total material and labour expenditure on this as vendor rejected working in my flat. We had multiple discussions on this with all the concerned engineers and yourselves couple of weeks back.

Mazahar Ali Baig, Mirza <mirza.maz

Mon, Oct 11 at 2:19 PM

To: narender@modiproperties.com,
mpl-const@modiproperties.com
Cc: vineela@modiproperties.com,
gbrambabu@modiproperties.com,
pavan@modiproperties.com,
mirzamazahar@gmail.com

Hi Narender,

As discussed, am sending you this email to start the sanitary works in the common bath room for A907, so as to allow the woodwork contractors to stay there and expedite the completion of work.

Appreciate your immediate action on this and a confirmation so as to plan accordingly. Thanks and let me know if any further details are needed from my side.

Regards,

Mazahar

Show original message

Mazahar Ali Baig, Mirza <mirza.mazahar@modiproperties.com>

Mon, Oct 11 at 4:40 PM

To: narender@modiproperties.com,
mpl-const@modiproperties.com

Cc: vineela@modiproperties.com,
gbrambabu@modiproperties.com,
pavan@modiproperties.com,
mirzamazahar@gmail.com

Narender,

As discussed, please hold on as there are change in plan.

Regards,

Mazahar

Construction Division
Additions & Alteration Charges Approval Form

Company Name:	Modi Properties Pvt Ltd	Site	May Flower Platinum
Name of the customer	Mr. Mazhar Ali Buz.		
Villa/ Flat No.	A-907		
Sl.No	Description	Amount	
1	Total extra Charges	5760 = 00	
2	Total refundable amount	14720 = 00	
3	Net amount to be charges (if any)	—	
4	Net amount to be refunded (if any)	8960 = 00	
Remarks :			
Approved by Project Manager		Approved by Design Team	
Date 7/10/2021		Date	
Sign: [Signature]		Sign:	

Note: 1. Enclose measurement & estimate sheet. 2. Send scanned copy by email to plans@modiproperties.com & CR. 3. Maintain originals in A&A of customers at site.

ESTIMATE SHEET									
Company Name:		MPL							
Project:		May Flower Platinum							
Work Description:		Extra Specs							
Flat No.		A-907							
Prepared By		K. Narendar Reddy							
Date:		07-10-2021							
S No.	Item Head	Item Description			Quantity	Units	Rate	Amount	Item Head Total
Extra Charges									
1	UPVC Window	Mesh Provision for windows			96.00	sft	60.00	5760.00	
		Sub Total A							5760
	Refund Amount								
	Refund								
1	Kitchen	Granite			30.00	sft	54.00	1620.00	
		Tiles			28.00	sft	35.00	980.00	
		Sink			1.00	no	2316.00	2316.00	
2	Bathrooms	Wash Basin			3.00	nos	2500.00	7500.00	
		Pillar Cock			3.00	no	768.00	2304.00	
		Sub Total B							14720
		Grand Total (B-A)							8960
	Amount in words - Eight Thousand Nine Hundred and Sixty Rupees only								


 APPROVED BY
 07 OCT 2021
 S. V. Subba Reddy
 Project Manager

MEASUREMENT SHEET												
Company Name:		MPL										
Project:		May Flower Platinum										
Work Description:		Extra Specs										
Flat No.		A-907										
Prepared By		K. Narendar Reddy										
Date:		07-10-2021										
S No.	Item Head	Item Description				Length	Width	Height	Nos.	Quantity	Units	Item Head Total
	Extra charges											
1	UPVC Window	Mesh Provision for windows				5.00	1.00	4.00	3.00	60.00	sft	
						6.00	1.00	4.00	1.00	24.00	sft	
						4.00	1.00	3.00	1.00	12.00	sft	
												96.00
	Refund											
1	Kitchen					10.00	2.00	1.00	1.00	20.00	sft	
						5.00	2.00	1.00	1.00	10.00	sft	
												30.00
						14.00	2.00	1.00	1.00	28.00	sft	
												28.00
						1.00	1.00	1.00	1.00	1.00	no	
												1.00
2	Bathrooms	Wash Basin				1.00	1.00	1.00	3.00	3.00	nos	3.00
		Pillar Cock				1.00	1.00	1.00	3.00	3.00	nos	3.00

Handwritten signature

APPROVED BY
07 OCT 2021
S. V. Subba Reddy
Project Manager

Find messages, documents, photos or people

Home

Compose

     Archive  Move  Delete  Spam**Inbox** 229

Unread

Starred

Drafts 3

Sent

Archive

Spam

Trash

Less

Views Hide

 Photos Documents Subscriptions Travel

Folders Hide

+ New Folder

Regards,

Mazahar

From: Mazahar Ali Baig, Mirza
<Mirza.MazaharAliBaig@genpact.com>
Sent: Monday, June 14, 2021 10:31 AM
To: mpi-const@modiproperties.com
Subject: A907 - Paint instructions

Team,

Please note that the two coats of paint to be done post completion of wood work. As of now please put the paper and complete the primer and rest 2 coats of paint to be done after wood work. Thanks..

Regards,

Mirza Mazahar Ali Baig

PTP Tower Lead, Reckitt Offshore

Tel +91 9049988064

Email: mirza.mazaharalibaig@genpact.com

Located at: Genpact, RB Bay, 2nd Floor, Building 8, Raheja Mind Space,
Pocharam, Hyderabad, Telangana 500088

**Narender Reddy** narendere@modiproperties.com

+91 76809 71999

+ Add to contacts

Quality Control Check Report. Stage: After Finishing Stage II (Apartments)

	Flooring & painting	Rate the quality of (Good ✓, Avg. X, Poor – needs correction XX, NA)													
S No	Room	Color variation of floor tiles	Flooring workmanship & grouting	Skirting size (3")	Skirting workmanship	Plastering above skirting	Plastering & finishing of walls	Crack filling	Loft Finishing	Windows check	General quality of painting & finishing	Door & frame painting quality	Door beading, lippam and painting quality.	Edge building	
1	Bedroom-1 M.Bd	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
2	Bedroom-2 K.Bd	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
3	Bedroom 3 G.Bd	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
4	Drawing	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
5	Dining	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
6	Lobby-1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
7	Utility / balcony-1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
8	Utility / balcony 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
9	Utility / balcony-3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
10	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
11	Other														
12	Other														
Remarks		1) scaffolding holes were not filled in m-bedroom													

A-907

From: Mazahar Ali Baig, Mirza <Mirza.MazaharAliBaig@genpact.com>

Sent: Monday, June 14, 2021 10:31 AM

To: mpl-const@modiproperties.com

Subject: A907 - Paint instructions

Team,

Please note that the two coats of paint to be done post completion of wood work. As of now please put the paper and complete the primer and rest 2 coats of paint to be done after wood work. Thanks..

Regards,

Mirza Mazahar Ali Baig

PTP Tower Lead, Reckitt Offshore

Tel +91 9049988064

Email: mirza.mazaharalibaig@genpact.com

Located at: Genpact, RB Bay, 2nd Floor, Building 8, Raheja Mind Space, Pocharam, Hyderabad, Telangana 500088

Quality Control Check Report. Stage: After Plumbing & Electrical (Apartments)

Flat No.	A-907	Other	Sl. No.	37519
Company	MPL	Project	Phase	-
Prepared by	T.Vinod Kumar	Sign	Date	19/04/21
Project Manager	Subba Reddy	Sign	Date	19/04/21
Previous stage report no.	37085	Report filed and signed by PM?	☒ Yes ☐ No	
Additions & alterations sheet date	17/10/20	All pages signed by engineer & customer?	☒ Yes ☐ No	
Checked By MD on	MD Sign	For filling	☐ Yes ☐ No	

Recommendation:

- ☐ Stop further work. Submit ATR on QC report to QC team. Proceed only after recheck by QC.
- ☐ Stop further work. Proceed with work after submitting ATR on QC report to QC team.
- ☒ Proceed with further work only after making corrections pointed out in the QC report. ATR not required.
- ☐ Proceed with further work. ATR not required.

Inspection should be done after:

- after cleaning the apartment.
- before starting painting, tiling & flooring.
- electrical conduct, waterproofing & plumbing work is completed (for stage II only).
- additions & alterations is finalized and signed. In case there are no additions and alterations printout of email by PM to CR confirming the same must be filed.
- additions & alterations sheets to be transferred to QC file. QC to check if A&A are made as per request.

Certified that all corrections mentioned in the QC report have been completed. Work can proceed to next stage.

After Plumbing & Electrical Check.

Notes:

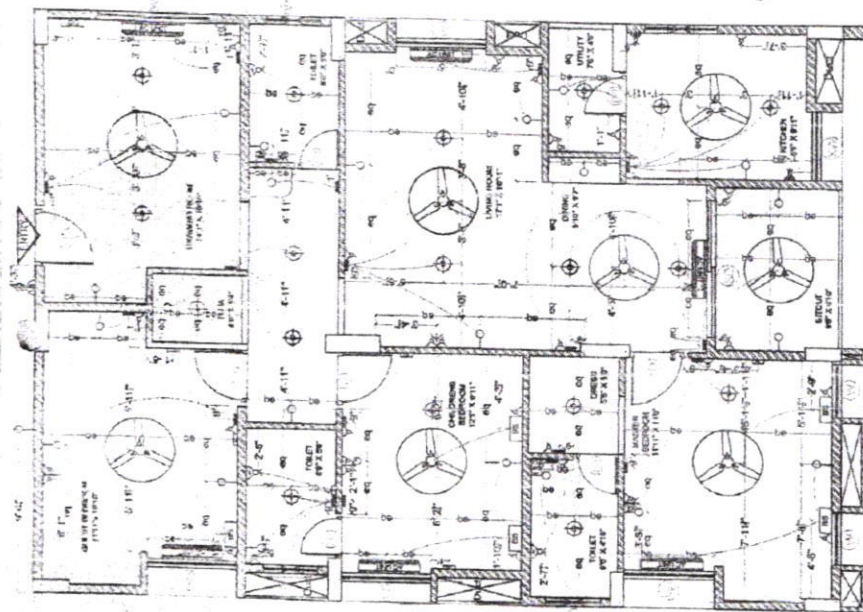
1. Mark ✓ for correct or minor mistake which does not require correction
2. Mark ✗ for minor mistake that requires minor correction.
3. Mark ✗✗ for major mistake that requires correction by replacement or re-fixing.
4. Mark ✗✗✗ for major mistake that cannot be corrected.
5. Location of CPVC & PVC fittings must be checked as per measurements given in circular. Tolerance 1".
6. Location, height and spirit level of electrical points must be checked as per measurements given in circular & plan. Tolerance 1".
7. Civil work near pipes in balcony & utility must be neat and mortar should be removed from the pipes.
8. Water proofing must cover all pipes & check height above SFL.
9. Fasteners must be used as specified in circular. Especially check fixing of PVC pipes.
10. Height of DB box must be 6" below false ceiling level or 12" below slab level.
11. In case of many changes in civil work, electrical work and plumbing work, a new drawing must be prepared at HO and approved by MD.

Project in-charge	Sign	Date
<i>[Signature]</i>		20/4/21

Quality Control Check Repot. Stage: After Plumbing & Electrical (Apartments)

Miscellaneous check

Screeding done on walls upto 12" outside bathroom/utility	☒ Yes ☐ No
Bathroom /utility filled with 4" water for water proof check	☒ Yes ☐ No
Hole packing done around all pipes in ceiling and internal walls	☒ Yes ☐ No
Remarks:	

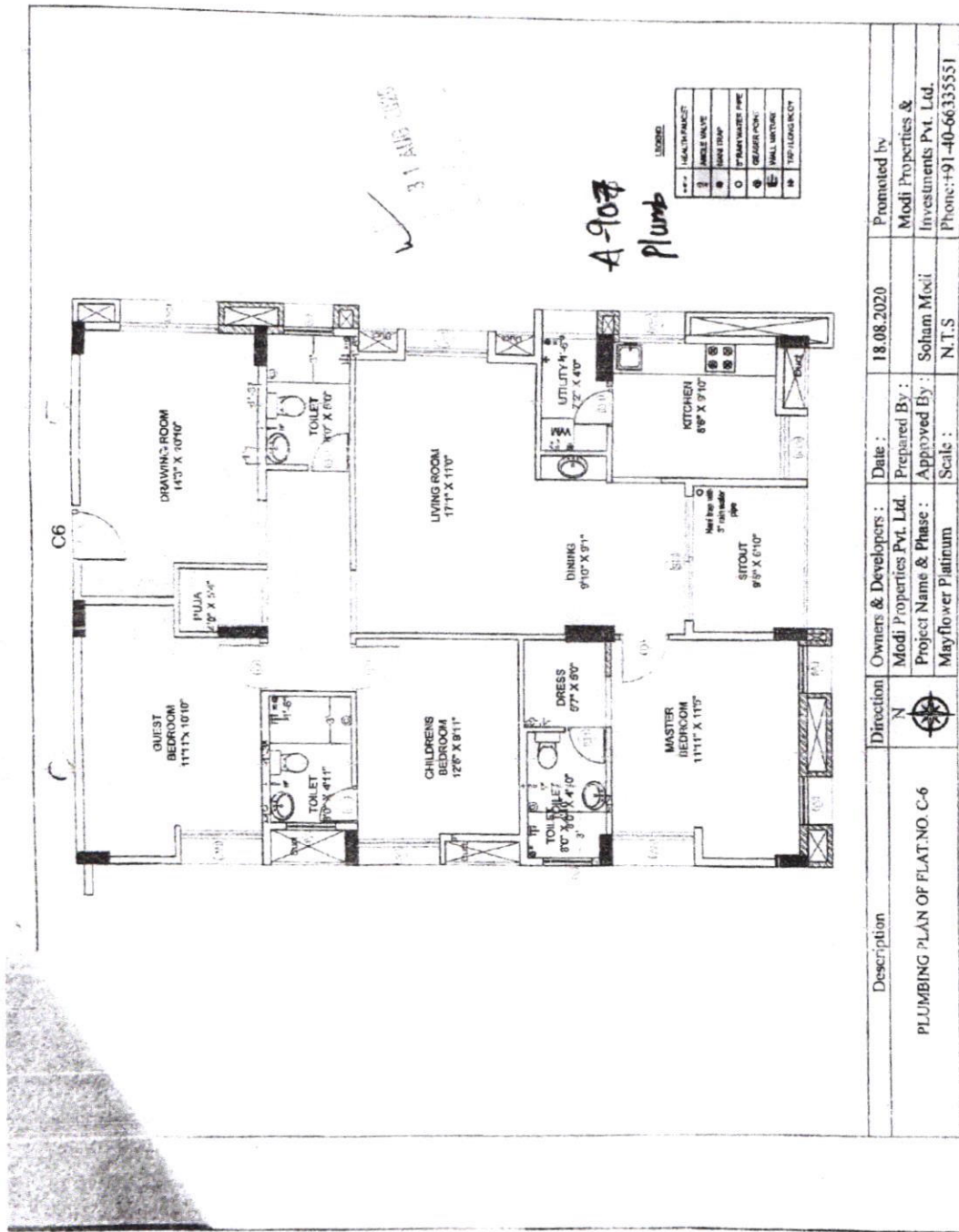


ELECTRICAL LEGEND		
SYMBOL	DESCRIPTION	MOUNTING HT.
	5 wire outlet with switch on 1 new power	5' 0" from FFL
	Outlet	5' 0" from FFL
	15' and outlet with switch on new power (for light)	Indoor ceiling
	15' and outlet	6' 0" from FFL
	Coating fan	ceiling ht.
	TV point	3' 0" from FFL
	Telephone point	3' 0" from FFL
	LAN / Ethernet	3' 0" from FFL
	Ceiling light	ceiling ht.
	Search board	4' 0" from FFL
	Bed Side Switch board	2' 0" from FFL
	Distribution board	5' 0" from FFL
	Exhaust point	7' 0" from FFL
	AC Unit	6' 0" from FFL
	AC Unit	as per standard
	Ceiling fan switch	4' 0" from FFL
	Ceiling fan	6' 0" from FFL
	Exhaust	7' 0" from FFL

A-907
Elect

31 AUG 2020

Description	Direction	Owners & Developers :	Date :	31.08.2020	Promoted by
	N	Modi Properties Pvt Ltd.	Prepared By :		Modi Properties & Investments Pvt. Ltd.
		Project Name & Phase :	Approved By :		Phone: +91 -10-66335551
		Mayflower Platinum	Scale :	N.T.S	
QC ELECTRICAL CHECK PLAN OF FLAT-C6					



Quality Control Check Report. Stage: After Plastering (Apartments)

Flat No.	A-907	Other	-	SL No.	37085
Company	MPZ	Project	MFP	Phase	-
Prepared by	Akhil	Sign	<i>[Signature]</i>	Date	11/2/21
Project Manager	Subba Raddi	Sign	<i>[Signature]</i>	Date	11/2/21
Previous stage report no.			Report filed as signed by PM?		☒ Yes ☐ No
Checked By MD on		MD Sign	36846	For filling	
Recommendation: ☐ Stop further work. Submit ATR on QC report to QC team. Proceed only after recheck by QC. ☐ Stop further work. Proceed with work after submitting ATR on QC report to QC team. ☒ Proceed with further work only after making corrections pointed out in the QC report. ATR not required. ☐ Proceed with further work. ATR not required.					

Inspection should be done after:

- brickwork & 2 coats plastering is completed
- after cleaning the villa.
- Water proofing, screeding in bathrooms is completed.
- before starting painting, tiling & flooring.

Plastering Check

Notes:

1. Mark ✓ for correct or minor mistake which does not require correction
2. Mark ✗ for minor mistake that requires minor correction.
3. Mark ✗✗ for major mistake that requires correction by replacement or re-fixing.
4. Mark ✗✗✗ for major mistake that cannot be corrected.
5. 9" unplastered area from SFL should be left including in common areas and terraces.
6. Windows must be checked with templates. Plastering must be 3mm margin for luppum work. Tolerance 1/4"
7. Provision of tiles in bathrooms, kitchen & wash areas (rough plastering).
8. Check size of sink bowl. Hole should be 1" to 2" larger. (Tolerance: 1")
9. All doors frames should have 1/2" grooves.
10. Sill top must be of uniform thickness, correct height, at one level & without broken edges.

Certified that all corrections mentioned in the QC report have been completed. Work can proceed to next stage.

Project in-charge	Sign	Date
<i>[Signature]</i>	<i>[Signature]</i>	12/2/2021

Quality Control Check Repot. Stage: After Plastering (Apartments)

S No	Room	Skirting Provision (✓ or X)	Furnishing around door frame (✓ or X)	Beams & columns finishing (✓ or X)	Finishing of lofts (✓ or X)	Electricity junctions finishing (✓ or X)	Windows check (✓ or X)	Tiles provision (✓ or X)	Sink provision & size (✓ or X)	Grooves for door frames (✓ or X)	Balcony & terrace sill top finishing (✓ or X)	Screeding in bathroom & utility (✓ or X)	Screeding in 6" above FFL? (✓ or X)
1	Bedroom MB	✓	✓	✓		✓	✓	✓	✓	✓	✓	✓	✓
2	Toilet 1 MT	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 2 KB	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Toilet 2 CT	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Bedroom 3 GB	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
6	Toilet 3 GT	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
7	Bedroom 4	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
8	Toilet 4	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
9	Drawing	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
10	Dining	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
11	Lobby 1 - utility	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
12	Lobby 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
13	Terrace/balcony 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
14	Terrace/balcony 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
15	Terrace/balcony 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
16	Portico	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
17	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
18	Other	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Remarks													

Quality Control Check Report. Stage: After Brickwork (Apartments)

Flat No.	A-907	Others	Sl. No.	36846.
Company	MPL	Project	Phase	
Prepared by	T.S.R. NIVAS RAO	Sign	Date	08/01/21
Project Manager	Subba Reddy	Sign	Date	08/01/21
Previous Stage report no.		Report filed and signed by PM?		✓
Apartment No.	36336	Other		
Checked By MD on	MD Sign	For filling		☐ Yes ☐ No

Recommendation:

- ☐ Stop further work. Submit ATR on QC report to QC team. Proceed only after recheck by QC.
- ☐ Stop further work. Proceed with work after submitting ATR on QC report to QC team.
- ☐ Proceed with further work only after making corrections pointed out in the QC report. ATR not required.
- ☐ Proceed with further work. ATR not required.

Inspection should be done after:

- brickwork is completed
- chicken mesh fixed
- after cleaning the apartment
- electrical conducting work is completed

Brickwork Check.

Notes:

1. Mark ✓ for correct or minor mistake which does not require correction
2. Mark X for minor mistake that requires minor correction.
3. Mark X X for major mistake that requires correction by replacement or re-fixing.
4. Mark X X X for major mistake that cannot be corrected.
5. Wall thickness should be as per plan. Use of 4" 6" & 8" blocks must be checked.
6. All walls should have 2 beds of about 2" to 3" thickness with one no. 6 mm or 8 mm rod with M15 CC.
7. Chicken mesh should be used in each and every joint between RCC & Brickwork.
8. Joint between brickwork & beam on external side must be filled.
9. Check room dimensions with working plan. (Tolerance: 1")
10. Diagonals of each room shall be equal. (Tolerance: 2")
11. Balcony sill level should be 3'3" from SFL. (Tolerance: 1")
12. Check room height with specified height. (Tolerance: 1")
13. Check plumb of walls wherever it appears to be out of plumb. (Tolerance: 1/2")
14. Specify the No. of beams which are not aligned by more than 1" in a room.
15. Door frames must have black Japan coating and wood primer / pellambar - at cost of painter.

Certified that all corrections mentioned in the QC report have been completed. Work can proceed to next stage.

Project in-charge	Sign	Date
<i>Subba Reddy</i>	<i>[Signature]</i>	11/01/2021

Quality Control Check Report

Stage: After Brickwork (Apartment)

Room	Walls in walls	Beds in walls	Chimney test	External brickwork	& beam joint	Room Dimensions	Room Dimensions	Difference in inches	Diagonal	Diagonal	Difference in inches	Balcony sill level	Room Height	Plumb of walls	Alignment of beams and walls - Nos
Bedroom 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 4	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 5	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 6	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 7	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 8	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 9	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 10	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 11	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 12	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 13	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 14	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Bedroom 15	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Remarks															

Quality Control Check Repot. Stage: After Brickwork (Apartment 1)

☐ Good ☒ Avg. ☐ Bad

Quality of edges and corners in all rooms?

Specify rooms that need correction:

Misc. Checks.

Was 3.75 CFT proportion box provided?

☒ Yes ☐ No

Condition of proportion box?

☐ Good ☒ Avg. ☐ Bad

Was the Apartment cleaned before starting brick work?

☐ Yes ☐ No ☒ Cant' say

Is the Apartment cleaned for plastering?

☒ Yes ☐ No

Wastage?

☐ High ☒ Medium ☐ Low

Storage of building material like bricks sand and cement.

☐ Good ☒ Avg. ☐ Bad

Drum (200 ltrs) provided for curing in each flat?

☒ Yes ☐ No

Remarks:

Door Frames & Windows check

Notes:

1. Mark ✓ for correct or minor mistake which does not require correction
2. Mark ✗ for minor mistake that requires minor correction.
3. Mark ✗✗ for major mistake that requires correction by replacement or re-fixing.
4. Mark ✗✗✗ for major mistake that cannot be corrected.
5. Window template depth should be between 2 to 2 1/2" after plastering.
6. Lintel level should be 7'3" from SFL & 7' from FFL. (Tolerance 1")
7. Lofts should be at a height of 7' to 7'3" from FFL. Kitchen plat form thickness should be 2", SFL to bottom 31" .. (Tolerance 1")
8. Slopes of lofts and kitchen platforms to be checked by using 12" spirit level and check height from floor from 2 or 3 points.
9. Thickness of platforms & lofts should be between 2 & 2.5".
10. Provide single layer table brick at bottom of each door frame without threshold.
11. Check Z angle template size.
12. Window opening must be checked with MS square pipe templates of 2 sizes for inner and outer openings.
13. Z angle template must be 1" from brick wall surface from the inner side.

Quality Control Check Report

Stage: After Brickwork (Apartments)

S No	Room	Door size, face and position (✓ or X)	Brick at bottom of door frame (✓ or X)	Door lintel level (✓ or X)	Door diagonal check (✓ or X)	Door Plumb - two sides (✓ or X)	Windows lintel & sill level (✓ or X)	Windows size (✓ or X)	Windows - template depth & diagonal (✓ or X)	Windows - template red oxide painting (✓ or X)	Loft & Kitchen platform height (✓ or X)	Loft & Kitchen platform slope (✓ or X)	Door size, face and position (✓ or X)
1	Bedroom 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
2	Toilet 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Toilet 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Bedroom 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
6	Toilet 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
7	Drawing	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
8	Dining	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
9	Lobby	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
10	Utility / balcony 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
11	Utility / balcony 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
12	Utility / balcony 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
13	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
14	Other	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
15	Other	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

Remarks:

A-907

-- Forwarded Message -----

From: "Mazahar Ali Baig, Mirza" <Mirza.MazaharAliBaig@genpact.com>**To:** "Vineela" <vineela@modiproperties.com>, "narender@modiproperties.com" <narender@modiproperties.com>, "sravani.k@modiproperties.com" <sravani.k@modiproperties.com>, "cr@modiproperties.com" <cr@modiproperties.com>, "mpl-const@modiproperties.com" <mpl-const@modiproperties.com>**Cc:** "G B Rambabu" <gbrambabu@modiproperties.com>**Sent:** Sun, Jan 3, 2021 at 23:12**Subject:** RE: Regarding additions & alterations in your flat -A-907 Mayflower Platinum

Hi Narender,

As discussed, please find below the list of alterations needed -

1. No slab and partitions in kitchen under stove. Kitchen slab will be provided later on post wood work to fix on the top. Also pls don't put the kitchen tiles as we plan to use granite on the wall behind the kitchen slab
2. Mosquito mesh in all windows including French window
3. Normal flooring to be used in all bed rooms, kitchen and bathrooms as per your norms. Will provide the tiles for Drawing, Living and Dining as instructed. Pls inform 15 days prior for procurement on size and quantity needed
4. Bathroom hot and cold taps(3) for sink & sinks (4) will be provided by us. Pls inform 15 days prior for procurement. In kids bathroom hand shower will be provided. Pls don't put the shower. Rest other bathrooms standard items will follow

Regards,

Mirza Mazahar Ali Baig

Operating Leader, BSG Offshore

Tel +91 9049988064

Email: mirza.mazaharalibaig@genpact.com

A 907

From: Mazahar Ali Baig, Mirza

Sent: Wednesday, August 12, 2020 7:27 PM

To: vineela@modiproperties.com; mplconst@modiproperties.com.

Cc: gbrambabu@modiproperties.com; Mazahar <mirzamazahar@gmail.com>

Subject: RE: Regarding additions & alterations in your flat -A-907 Mayflower Platinum

Hi Team,

Thanks for having a detailed discussion on the proposed changes with us today. As agreed with Narender, pls find below the list of changes proposed till now. We understand that the slab work for 9th floor will take another 30 days to complete and we plan to visit the site post that i.e somewhere around mid Sept' 20. Request you to review these and get back to me with your responses on the below queries so as to confirm back to you.

1. Main DB board behind main door. ✓
2. Copper wire to be used instead of aluminum service wire from duct to main DB board. Need the incremental cost ✓
3. ~~Provision for washing machine outside common bathroom - Need electrical point, water inlet and outlet~~
4. ~~Between drawing and living, need to extend the opening to 4.33 Ft in line with outside face of pooja wall~~
5. ~~Fan point in pooja room~~
6. ~~Bath tub in common bathroom or master bedroom. Need to check~~
7. Choice of two colours for walls; one colour for doors & door frames. Choice of two/three combinations for bathroom tiles. Choice of two colours for utility floor and wall tiles. Pls provide these as they are not available in the below email. Bathroom tiles photos yet to finalize. - will decide later
8. Hall and bedroom tiles if replaced with the material we supply - what is the cost of reduction in material? Pls confirm so as to decide as you said the incremental cost of having bigger tiles will be around INR 70K+ ✓
9. ~~Refrigeration point to be provisioned behind dressing room in the dining area~~ ~~As per watapp in 18~~
10. Kitchen slab to be extended L shape. Thickness to be doubled. Incase we provide the material what is reduction in costs, Pls confirm. - same as above in pt 8

Regards,

Mirza Mazahar Ali Baig

Operating Leader, BSG Offshore

Tel +91 9049988064

Granite Slab size -

Bathroom's - 3

18mm

Kitchen - 2

18mm - 10x2

increase thickness

Living +

Bedroom - Drawing + Living + Dining + Bedroom

M. Mazahar Ali Baig

12/10/20

(260 unread) - sravani.k@modiproperties.com - Yahoo! Mail

Mail

4. Between drawing and living, need to extend the opening to 4.33 Ft in line with outside face of pooja wall
5. Fan point in pooja room
6. Bath tub in common bathroom or master bedroom. Need to

From: Mazahar Ali Baig, Mirza <Mirza.MazaharAliBaig@genpact.com>

Sent: Monday, June 14, 2021 10:31 AM

To: mpl-const@modiproperties.com

Subject: A907 - Paint instructions

Team,

Please note that the two coats of paint to be done post completion of wood work. As of now please put the paper and complete the primer and rest 2 coats of paint to be done after wood work. Thanks..

Regards,

Mirza Mazahar Ali Baig

PTP Tower Lead, Reckitt Offshore

Tel +91 9049988064

Email: mirza.mazaharalibaig@genpact.com

Located at: Genpact, RB Bay, 2nd Floor, Building 8, Raheja Mind Space, Pocharam, Hyderabad, Telangana 500088

Quality Control Check Report. Stage: After Finishing Stage II (Apartments)

S No	Room	Rate the quality of (Good ✓, Avg. X, Poor – needs correction XX, NA)										Edge building
		Flooring workmanship & grouting	Skirting size (3")	Skirting workmanship	Plastering above skirting	Plastering & finishing of walls	Crack filling	Loft Finishing	Windows check	General quality of painting & finishing	Door & frame painting quality	Door beading, luppam and painting quality.
1	Bedroom-1 M.Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
2	Bedroom-2 K.Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 3 G.Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Drawing	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Dining	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
6	Lobby-1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
7	Utility / balcony-1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
8	Utility / balcony 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
9	Utility / balcony 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
10	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
11	Other											
12	Other											
Remarks		1) scaffolding holes were not filled in M-Bedroom										

Quality Control Check Report. Stage: After Finishing Stage II (Apartments)

Tiling & granite work		Rate the quality of (Good ✓, Avg. X, Poor – needs correction XX, NA)													
S No	Room	Workmanship of tiling	White cement filling around CPVC lines	Corners finishing	Finishing near doors	Finishing on top of tiles	Finishing near ventilators	Step at bathroom entrance / utility	Step for shower / pot wash	Tile joint grouting	Granite platform finishing and edge polishing	Granite platform slope	Granite platform height	Finishing under granite platform	
1	Toilet 1 M. Toi	✓	✓	✓	✓	✗	✓	✓	✓	✓	✓	✓	✓	✓	
2	Toilet 2 C. Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
3	Toilet 3 K. Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
4	Toilet 4	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
5	Wash basin in dining area	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
6	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
7	Utility	✓	✓	✗	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
8	Other														
9	Other														
Remarks		1) 1 Tile was broken in C-Toi													

Quality Control Check Report. Stage: After Finishing Stage II (Apartments)

Flat No	A-907	Other	—	Sl. No.	37801
Company	MFL	Project	MFP	Phase	—
Prepared by	P. Bhargava	Sign	P.B.	Date	21/06/21
Project Manager	S. V. Subbarao	Sign	[Signature]	Date	21/06/21
Previous stage report no.	37519	Report filed and signed by PM		☒ Yes ☐ No	
Checked By MD on		MD Sign		☐ Yes ☐ No	
For filling					

Recommendation:

- ☐ Stop further work. Submit ATR on QC report to QC team. Proceed only after recheck by QC.
- ☐ Stop further work. Proceed with work after submitting ATR on QC report to QC team.
- ☒ Proceed with further work only after making corrections pointed out in the QC report. ATR not required.
- ☐ Proceed with further work. ATR not required.

Inspection should be done after:

- Completion of flooring, bathroom /utility tiles, first coat of paint.
- Completion of doors, windows, grills, electrical wiring, switches must be done in next stage
- False ceiling must be completed before flooring.
- Kitchen platform, granite and dado must be completed where modular kitchen is not provided.
- Provide granite soffit for main door and balconies in this stage.

Confirmed that all corrections mentioned in the QC report have been completed. Work can proceed to next stage.

Project in-charge	Sign	Date
[Signature]		22/06/2021

Miscellaneous check:

Main door fixed with lock & stopper	☒ Yes ☐ No	Granite soffit for balcony provided	☒ Yes ☐ No
Granite soffit for balcony required	☒ Yes ☐ No	Balcony granite soffit edge polishing	☐ Good ☒ Avg ☐ Poor
Balcony granite soffit workmanship	☐ Good ☒ Avg ☐ Poor	Granite soffit for main door provided	☐ Yes ☒ No
Granite soffit for main door required	☒ Yes ☐ No	Main door granite soffit edge polishing	☐ Good ☐ Avg ☐ Poor
Main door granite soffit workmanship	☐ Good ☒ Avg ☐ Poor		

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Regards,

Mazahar

From: Mazahar Ali Baig, Mirza
<Mirza.MazaharAliBaig@genpact.com>
Sent: Monday, June 14, 2021 10:31 AM
To: mpl-const@modiproperties.com
Subject: A907 - Paint instructions

Team,

Please note that the two coats of paint to be done post completion of wood work. As of now please put the paper and complete the primer and rest 2 coats of paint to be done after wood work. Thanks..

Regards,

Mirza Mazahar Ali Baig

PTP Tower Lead, Reckitt Offshore

Tel: +91 9049988064

Email: mirza.mazaharalibaig@genpact.com

Located at: Genpact, RB Bay, 2nd Floor, Building 8, Raheja Mind Space,
Pocharam, Hyderabad, Telangana 500088

**Narender Reddy** narender@modiproperties.com

+91 76809 71999

+ Add to contacts