

Construction Division
Additions & Alteration Charges Approval Form

Company Name:	MRMLLP	Site	Gulmohar Residency
Name of the customer	Mrs. Pooja Bushpala / Mr. Chandrashekar Bushpala		
Villa/ Flat No.	F. 501		
Sl.No	Description	Amount	
1	Total extra Charges	NIL	
2	Total refundable amount		
3	Net amount to be charges (if any)		
4	Net amount to be refunded (if any)		
Remarks :			
Approved by Project Manager		Approved by Design Team	
Date		Date	
Sign:		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.

Flat No	F-501	Other		Sl. No.	40267
Company	MM (2P)	Project	GRP	Phase	
Prepared by	S. Suresh Kumar	Sign		Date	27/7/22
Project Manager	Ranjan	Sign		Date	27/7/22
Previous stage report no.				Report filed and signed by PM	☒ Yes ☐ No
Checked By MD on		MD Sign	39495	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:

- 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.

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		

Inspected by: *[Signature]*
Date: *[Signature]*
Certified that all corrections mentioned in the QC Report have been completed. Work can proceed to next stage.
Project Manager: *[Signature]*

Tiling & granite work		Rate the quality of (Good ✓, Avg. X, Poor - needs correction ✗ X, 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	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	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Toilet 4	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Wash basin in dining area	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
6	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
7	Utility	✓	✓	✓	✓	✓	✓	✓	✓	✗	✓	✓	✓	✓
8	Other													
9	Other													
Remarks		① Provision for modular kitchen												

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

Flooring & painting		Rate the quality of (Good ✓, Avg. X, Poor - needs correction ✗✗, 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, luppam and painting quality.	Edge building	
1	Bedroom 1 M.B.G.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
2	Bedroom 2 K.B.G.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
3	Bedroom 3 G.B.G.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
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 For Doors painting properly not done.													

GULMOHAR RESIDENCY

Sy. No. 19, Mallapur Village, Uppal, Hyderabad.
Owned & Developed by: M/s. Modi Realty Mallapur LLP.
Head office; 5-4-187/3&4 M G Road Secunderabad.

Details of Additions & Alterations

Flat No	501	Block no.	* F *
Flat Area	1360 sft	Type	Deluxe / Luxury
Buyer Name	Mrs. Pooja Bushpala & Mr. Chandrashekar B USHPALA		
Phone No.	9502653945	Email	

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		Engg. Sign	B. Seikant
Date:		Date	21/12/2021

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.

B. Seikant
Buyers sign:

B. Seikant
Engg. Sign:

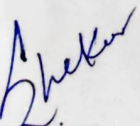
Date: **21/12/2021**

Changes in kitchen platform: (mark on plan)

1) customer goes to modular kitchen (By option)

Other Changes:

- ① Door should open in clock wise (right side)
- ② ~~stage~~ Inform me at false ceiling ceiling stage.

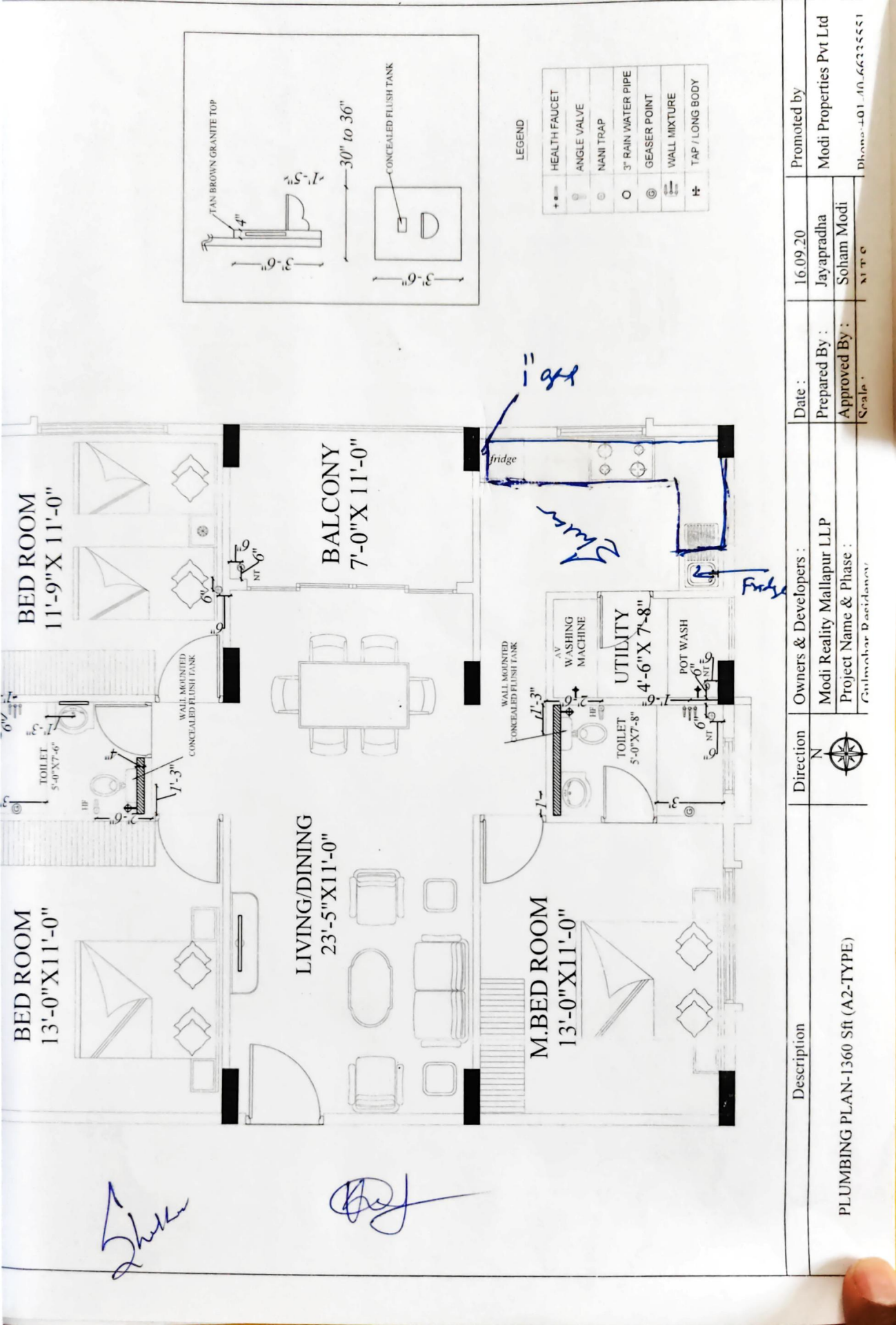
Buyers sign: 

Engg. Sign:



Date:

21/12/2021



BED ROOM
13'-0" X 11'-0"

BED ROOM
11'-9" X 11'-0"

LIVING/DINING
23'-5" X 11'-0"

BALCONY
7'-0" X 11'-0"

M.BED ROOM
13'-0" X 11'-0"

UTILITY
4'-6" X 7'-8"

Description

Direction

Owners & Developers :

Date :

Promoted by

PLUMBING PLAN-1360 Sft (A2-TYPE)

Modi Reality Mallapur LLP

Jayapradha

Modi Properties Pvt Ltd

Project Name & Phase :

Soham Modi

Phone: +91 90 66335551

Architect: P. Sridhar

Scale :

Sheet No :

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

Flat No.	F-501	Other	SI. No.	39280
Company	MRMA CLIP	Project	Phase	-
Prepared by	P. Vinod Kumar	Sign	Date	05-02-22
Project Manager	Ram Prasad	Sign	Date	05-02-22
Previous stage report no.	38826	Report filed ad signed by PM?	Yes	
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 & 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 1/2".
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 me of uniform thickness, correct height, at one level & without broken edges.

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 1- M. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
2	Toilet 1- M. Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 2- C. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Toilet 2- C. Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Bedroom 3- Q. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
6	Toilet 3-	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
7	Bedroom 4-	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
8	Toilet 4-	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
9	Drawing	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
10	Dining	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
11	Lobby 1-	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
12	Lobby 2- (11/11/17)	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
13	Terrace/ balcony 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
14	Terrace/ balcony 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
15	Terrace/ balcony 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
16	Portico	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
17	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
18	Other	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Remarks													

Flat No.	F-501	Other		Sl. No.	39495
Company	MRM-CLIP	Project	GMR	Phase	
Prepared by	P. Bhaskar	Sign		Date	08-03-22
Project Manager	Rampasah	Sign		Date	08-03-22
Previous stage report no.	39280			Report filed and signed by PM?	☒ Yes ☐ No
Additions & alterations sheet date	21/12/2021			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 completed. • additions & alterations sheets to be transferred to QC file. QC to check if A&A are made as per request.					

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.

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

Project In-charge	Sign	Date
		23/03/22

S No	Room	Civil work near pipes in balcony & utility ⁷ (✓ or ✕)	CPVC & PVC Check ⁵ (✓ or ✕)	Electrical points check ⁶ (✓ or ✕)	Water proofing check ⁸ (✓ or ✕)	Proper use of fasteners check ⁹ (✓ or ✕)	Placement of DB ¹⁰ (✓ or ✕)	Placement of Generator changeover (✓ or ✕)
1	Bedroom 1 MBd	✓	✓	✓	✓	✓	✓	✓
2	Toilet 1 MBd	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 2 MBd	✓	✓	✓	✓	✓	✓	✓
4	Toilet 2 MBd	✓	✓	✓	✓	✓	✓	✓
5	Bedroom 3 MBd	✓	✓	✓	✓	✓	✓	✓
6	Toilet 3 MBd	✓	✓	✓	✓	✓	✓	✓
7	Drawing	✓	✓	✓	✓	✓	✓	✓
8	Dining	✓	✓	✓	✓	✓	✓	✓
9	Lobby 1	✓	✓	✓	✓	✓	✓	✓
10	Utility / balcony 1	✓	✓	✓	✓	✓	✓	✓
11	Utility / balcony 2	✓	✓	✓	✓	✓	✓	✓
12	Utility / balcony 3	✓	✓	✓	✓	✓	✓	✓
13	Kitchen	✓	✓	✓	✓	✓	✓	✓
14	Other	✓	✓	✓	✓	✓	✓	✓
15	Other	✓	✓	✓	✓	✓	✓	✓
Remarks		1) one rod of support provided, extra fasteners to be used in Balcony.						
Remarks on additions & alteration sheet:								
Signed by engineer,		☒ Yes ☐ No	Signed by customer,		☒ Yes ☐ No			
Revised drawing required from HO		☐ Yes ☐ No	Approved revised drawing attached		☐ Yes ☐ No			

Flat No.	F-501	Others	Sl. No.	38826
Company	MRM (112)	Project	Phase	
Prepared by	S. Sundar	Sign	Date	16/11/21
Project Manager	Rampasada	Sign	Date	16/11/21
Previous Stage report no.	37642	Report filed and signed by PM?		
Apartment No.		Other		
Checked By MD on		MD Sign		
Recommendation:		For filling		☐ Yes ☐ No

☐ 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" 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.

Work can proceed to next stage.
Project in charge: [Signature]
Date: 16/11/21
Certified that all corrections mentioned in the QC Report have been completed.

S No	Room	Wall thickness (✓ or X)	Beds in walls (✓ or X)	Chicken mesh (✓ or X)	External brickwork & beam joint (✓ or X)	Room Dimensions (✓ or X)	Room Dimensions Difference in inches	Diagonal (✓ or X)	Diagonal Difference in inches	Balcony sill level (✓ or X)	Room Height (✓ or X)	Plumb of walls (Good/Avg./Bad)	Alignment of beams and walls - Nos.
1	Bedroom 1 M.Bed	<	<	<	1	<	1	<	1	1	<	=	1
2	Toilet 1 M.Toi	<	<	1	1	<	1	<	1	1	<	=	1
3	Bedroom 2 K.Bed	<	<	<	1	<	1	<	1	1	<	=	1
4	Toilet 2 C.Toi	<	<	<	1	<	1	<	1	1	<	=	1
5	Bedroom 3 G.Bed	<	<	<	1	<	1	<	1	1	<	=	1
6	Toilet 3	<	<	<	1	<	1	<	1	1	<	=	1
7	Drawing	<	<	<	1	<	1	<	1	1	<	=	1
8	Dining	<	<	<	1	<	1	<	1	1	<	=	1
9	Lobby 1	<	<	<	1	<	1	<	1	1	<	=	1
10	Utility /balcony 1	<	<	<	1	<	1	<	1	1	<	=	1
11	Utility /balcony 2	<	<	<	1	<	1	<	1	1	<	=	1
12	Utility /balcony 3	<	<	<	1	<	1	<	1	1	<	=	1
13	Kitchen	<	<	<	1	<	1	<	1	1	<	=	1
14	Other	<	<	<	1	<	1	<	1	1	<	=	1
15	Other	<	<	<	1	<	1	<	1	1	<	=	1
Remarks		1 Brick pointing work was not so good.											
		2 Internal walls are changed as per Customer Request											