

Construction Division
Additions & Alteration Charges Approval Form

Company Name:		MRMLLP	Site	Gulmohar Residency
Name of the customer		Mr. V. Nagaraju		
Villa/ Flat No.		B - 102		
Sl No	Description	Amount		
1	Total extra Charges	25,750 = R		
2	Total refundable amount	—		
3	Net amount to be charges (if any)	25,750 = R		
4	Net amount to be refunded (if any)	—		
Remarks :				
Approved by Project Manager		Approved by Design Team		Approved by MD
Date		Date		Date
Sign:		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.

ESTIMATE SHEET						
Company Name	MRMLP					
Project:	Gulmohar Residency					
Work Description	Extra Specs					
Flat No.	B-102					
Prepared By	K. Narendra Reddy					
Date	16.05.2023					
S No.	Item Head	Item Description	Quantity	Units	Rate	Amount
1	Regal Beige tiles 4' x 2' Flooring (Living & Dining)	Regal Beige tiles 4' x 2' Flooring (Living & Dining)	201.02	Sft	35	7035.70
2	Regal Beige tiles 4' x 2' skirting (Living & Dining)	Regal Beige tiles 4' x 2' skirting (Living & Dining)	7.92	Rft	35	277.20
3	Urban Wood Tiles Flooring (2 Bed Rooms)	Urban Wood Tiles Flooring (2 Bed Rooms)	116.03	Sft	40	4641.20
4	Urban Wood Tiles Skirting (2 Bed Rooms)	Urban Wood Tiles Skirting (2 Bed Rooms)	5.63	Rft	40	385.20
5	Regal Beige 4' x 2' Flooring (Drawing)	Regal Beige 4' x 2' Flooring (Drawing)	187.00	Sft	35	6545.00
6	Regal Beige tiles 4' x 2' skirting (Drawing)	Regal Beige tiles 4' x 2' skirting (Drawing)	13.00	Rft	35	455.00
7	Urban Wood Flooring (M B Room)	Urban Wood Flooring (M B Room)	148.50	Sft	40	5940.00
8	Urban Wood Skirting (M B Rooms)	Urban Wood Skirting (M B Rooms)	11.76	Rft	40	470.40
		Total Amount				25750
		In words Twenty Five Thousand Seven Hundred and Fifty Rupees only				


 PROJECT OFFICE

ESTIMATE SHEET									
Company Name:		MRMLLP							
Project:		Guthohar Residency							
Work Description:		Extra Specs							
Flat No.		B-102							
Prepared By:		K. Narendra Reddy							
Date:		16.05.2023							
S No	Item Head	Item Description	A	B	C	D	E=AXBXCXD	F	
			Length	Width	Height	Nos	Quantity	Units	
1	Regal Beige tiles 4' x 2'Flooring (Living &Dining)	Regal Beige tiles 4' x 2'Flooring (Living &Dining)	19	10.58	1	1	201.02		
2	Regal Beige tiles 4' x 2' skirting (Living &Dining)	Regal Beige tiles 4' x 2' skirting (Living &Dining)	7.92	1	1	1	7.92		
3	Urban Wood Tiles Flooring (2 Bed Rooms)	Urban Wood Tiles Flooring (2 Bed Rooms)	10.16	11.42	1	2	232.05		
4	Urban Wood Tiles Skirting (2 Bed Rooms)	Urban Wood Tiles Skirting (2 Bed Rooms)	9.63	1	1	2	19.26		
5	Regal Beige 4' x 2' Flooring (Drawing)	Regal Beige 4' x 2' Floorig (Drawing)	11	17	1	1	187.00		
6	Regal Beige tiles 4' x 2' skirting (Drawing)	Regal Beige tiles 4' x 2' skirting (Drawing)	13	1	1	1	13.00		
7	Urban Wood Flooring (M B Room)	Urban Wood Flooring (M B Room)	13.5	11	1	1	148.50		
8	Urban Wood Skirting (M B Rooms)	Urban Wood Skirting (M B Rooms)	11.76	1	1	1	11.76		
		Total Amount					820.51		

Approved by: Ramprasad
Sign:

PROCESSED

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

Flat No	R-102	Other		Sl. No.	40219
Company	MRM-LTP	Project	4MR	Phase	
Prepared by	R.S. SAKIRAN	Sign	<i>R.S. Sakiran</i>	Date	19-03-2022
Project Manager	RAM PRASAD	Sign		Date	19-03-2022
Previous stage report no.	38470	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 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 :

- Completing stage II works.
- Complete works like doors, windows, grills, electrical wiring, switches, 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.

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 cleaned from floor, windows, walls.		☐ Good ☐ Avg ☒ Poor	

Certified that the work mentioned is completed in the given time period.
 Work can proceed to next stage.
 Project In Charge: *R. S. Sakiran* Date: *21/03/22*

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	✓	X	✓	X	✓	✓	✓	✓	✓	✓	✓	X
2	Bedroom 2 G.Bed	✓	X	✓	X	✓	✓	✓	✓	✓	✓	✓	X
3	Bedroom 3 C.Bed	✓	X	✓	X	✓	✓	✓	✓	✓	✓	✓	X
4	Drawing	✓	✓	✓	X	✓	✓	✓	✓	✓	✓	✓	X
5	Dining	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	X
6	Lobby 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
7	Utility / balcony 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	X
8	Utility / balcony 2	✓	✓	X	X	✓	✓	✓	✓	✓	✓	✓	X
9	Utility / balcony 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
10	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	X
11	Toilet 1 M.Toi	✓	X	✓	✓	✓	✓	✓	✓	✓	✓	✓	X
12	Toilet 2 C.Toi	✓	X	✓	✓	✓	✓	✓	✓	✓	✓	X	X
13	Toilet 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
14	Other												
15	Other												
Remarks		NOTE :- 1) Cement staining / marks are in G.Bed & M.Toi. 2) Switch board were not placed in M.Toi 3) Utility grill were not fixed.											

Flat No	B-102	Other	—	Sl. No.	38470
Company	ANBMA-CLIP	Project	GMR	Phase	—
Prepared by	P. Bhargava	Sign	P.B.	Date	29-08-21
Project Manager	Rampal/Sin	Sign	P.B.	Date	29-08-21
Previous stage report no.	37504	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 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 required	☒ Yes ☐ No	Granite soffit for balcony provided	☒ Yes ☐ No
Balcony granite soffit workmanship	☐ Good ☒ Avg ☐ Poor	Balcony granite soffit edge polishing	☐ Good ☒ Avg ☐ Poor
Granite soffit for main door required	☒ Yes ☐ No	Granite soffit for main door provided	☒ Yes ☐ No
Main door granite soffit workmanship	☐ Good ☒ Avg ☐ Poor	Main door granite soffit edge polishing	☐ Good ☒ Avg ☐ Poor

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

Project In-charge	Sign	Date
Rampal/Sin		29/09/21

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.T ✓	<	<	<	X	✓	<	<	<	✓	✓	✓	✓
2	Toilet 2	(-T) ✓	<	<	X	<	✓	<	<	<	✓	✓	✓	✓
3	Toilet 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Toilet 4	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Wash basin in dining area	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
6	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
7	Utility	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
8	Other													
9	Other													
Remarks		Provision for modular kitchen												
2) Grouting works should be improved in kitchen.														

Flooring & painting			Rate the quality of (Good ✓, Avg. ✕, 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	✓	✓	✓	✓	✓	✓	✓	✓	✕	✓	✓	✓	✕
2	Bedroom 2	K.B	✓	✓	✓	✓	✓	✓	✓	✓	✕	✓	✓	✓	✓
3	Bedroom 3	G.B	✓	✓	✓	✓	✕	✓	✓	✓	✓	✓	✓	✓	✓
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 entire flat seepage was appeared, main door threshold painting not done
- 2) For entire flat painting for door frames should be improved

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

Flat No	B-102	Other	SI No	37054
Company	MRM LLP	Project	GMR	
Prepared by	S. SRINIVASA Rao	Sign	Date	66/02/21
Project Manager	Ram Prasad	Sign	Date	06/02/21
Previous stage report no			Report filed and signed by PM?	☒ Yes ☐ No
Additions & alterations sheet date	36679		All pages signed by engineer & customer?	☐ Yes ☐ No
Checked By: MID on	312/20	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

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 (PVC & PVC fittings must be checked as per measurements given in circular Tolerance I"
6. Location height and spirit level of electrical points must be checked as per measurements given in circular & plan Tolerance I"
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 corrections mentioned in the QC Report have been completed. Work can proceed to next Stage.

Project In-charge Sign Date

6/2/21

Flat No.	B-102.	Other		SI. No.	36679.
Company	MRMLP	Project		Phase	
Prepared by	S. S. R. M. V. A. D. S.	Sign		Date	19/12/20
Project Manager	Ken Prasad.	Sign		Date	19/12/20
Previous stage report no.				Report filed and signed by PM?	☒ Yes ☐ No
Checked By MD on		MD Sign	36166.	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 lippum work. Tolerance 1/8".
- 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

Project In-charge: Ken Prasad Date: 28/12/20

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

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

Flat No.	B-102	Others		Sl. No.	36166
Company	MR MA (LLP)	Project	GMR	Phase	-
Prepared by	T. Vinod Kumar	Sign	T. Vinod Kumar	Date	08-10-20
Project Manager	Ram Prasad	Sign	Ram Prasad	Date	08-10-20
Previous stage report no.	36053	Report filed and signed by PM?	☒ Yes ☐ No		
Apartment No		Other		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 ✗ 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. 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 where ever 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: *[Signature]* 08/10/20

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

S No	Room	Wall thickness (✓ or ✕)	Beds in walls (✓ or ✕)	Chicken mesh (✓ or ✕)	External brickwork & beam joint (✓ or ✕)	Room Dimensions (✓ or ✕)	Room Dimensions Difference in inches	Diagonal (✓ or ✕)	Diagonal Difference in inches	Balcony sill level (✓ or ✕)	Room Height (✓ or ✕)	Plumb of walls (Good/Avg./Bad)	Alignment of beams and walls - Nos
1	Bedroom + M-Bed	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	Good	✓
2	Toilet + M-Toi	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	"	✓
3	Bedroom 2 C-Bed	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	"	✓
4	Toilet 2 C-Toi	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	"	✓
5	Bedroom 3 C-Bed	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	"	✓
6	Toilet 3	-	-	-	-	-	-	-	-	-	-	-	-
7	Drawing	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	Avg	✓
8	Dining	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	"	✓
9	Lobby + Pooja	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	Good	✓
10	Utility balcony 1	✓	✓	✓	✓	✓	✓	✓	✓	✕	✓	"	✓
11	Utility balcony 2	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	"	✓
12	Utility balcony 3	-	-	-	-	-	-	-	-	-	-	-	-
13	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	-	✓	Good	✓
14	Other												
15	Other												
Remarks													

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

Quality of edges and corners in all rooms?	☐ Good ☒ Avg. ☐ Bad
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 lts) 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 from should be at a height of 32" or 33" from FFL and 35" or 36" from SFL. (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.

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

S No	Room	Door size, face and position (✓ or ✗)	Brick at bottom of door frame (✓ or ✗)	Door lenth level (✓ or ✗)	Door diagonal check (✓ or ✗)	Door Plumb - two sides (✓ or ✗)	Door frame black Japan/wood primer/Peelambar check (✓ or ✗)	Windows lenth & sill level (✓ or ✗)	Windows size (✓ or ✗)	Windows - template depth & diagonal (✓ or ✗)	Windows - template powder coated (✓ or ✗)	Loft & Kitchen platform required ? (Yes or No)	Loft & Kitchen platform provided (✓ or ✗ or NA)	Loft & Kitchen platform slope (✓ or ✗)
1	Bedroom + M. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
2	Toilet + M. Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 2 C. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Toilet 2 - C. Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Bedroom 3 - G. Bed	✓	✓	✓	✓	✗	✓	✓	✓	✓	✓	✓	✓	✓
6	Toilet 3 -	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
7	Drawing	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
8	Dining	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
9	Lobby + Pooja	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
10	Utility / balcony 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
11	Utility / balcony 2 -	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
12	Utility / balcony 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
13	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
14	Other													
15	Other													
Remarks:														

Company	MRMALLP	Project	GMR	Sl. No.	36166
Prepared by	M. Jikkitha	Sign	Jikkitha	Phase	-
Project Manager	Ram Prasad	Sign	Ram Prasad	Date	07/10/2020
Previous stage report no.				Date	07/10/2020
Apartment No		Other		Report filed and signed by PM?	☒ Yes ☐ No
Checked By MD on		MD Sign		Other	
				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.

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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 where ever 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.

S No	Room	Wall thickness (✓ or ✗)	Beds in walls (✓ or ✗)	Chicken mesh (✓ or ✗)	External brickwork & beam joint (✓ or ✗)	Room Dimensions (✓ or ✗)	Room Dimensions Difference in inches	Diagonal (✓ or ✗)	Diagonal Difference in inches	Balcony sill level (✓ or ✗)	Room Height (✓ or ✗)	Plumb of walls (Good/Avg/Bad)	Alignment of beams and walls - Nos.
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 room	✓	✓	✓	✓	✓	-	✓	-	-	✓	✓	
15	Other												
Remarks		① Debris need to be removed.											
		② Walls / wholes are not packed.											

Check for cracks and corners in all rooms?

☐ Good ☒ Avg. ☐ Bad

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 lts) provided for curing in each flat?

☐ Yes ☒ No

Remarks:

for curing master is running.

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1	Bedroom 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
2	Toilet 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
3	Bedroom 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
4	Toilet 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
5	Bedroom 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
6	Toilet 3	-	-	-	-	-	-	-	-	-	-			
7	Drawing	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
8	Dining	-	-	-	-	-	-	-	-	-	-			
9	Lobby 1	-	-	-	-	-	-	-	-	-	-			
10	Utility / balcony 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
11	Utility / balcony 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
12	Utility / balcony 3	-	-	-	-	-	-	-	-	-	-			
13	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
14	Other Puga.	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓			
15	Other	-	-	-	-	-	-	-	-	-	-			

Remarks:

① Windows platings varies $3\frac{1}{2}$ " in M. Bedroom.

②

GULMOHAR RESIDENCY

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

Details of Additions & Alterations

Flat No	102	Block no.	B
Flat Area	1660 sqt	Type	Deluxe / Luxury
Buyer Name	Mr. U. Nagaraju		
Phone No.	9849058285, 9849947792	Email	rajumy25@yahoo.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		Engg. Sign	
Date:	3/12/2020	Date	3/12/2020

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 cannot 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.

Buyers sign: 

Engg. Sign: 

Date: 3/12/2020