

Construction Division
Additions & Alteration Charges Approval Form

Company Name:		MRMLLP	Site	Gulmohar Residency
Name of the customer				
Villa/ Flat No.		Jahanni Nayak H-406		
Sl.No	Description	Amount		
1	Total extra Charges	14830		
2	Total refundable amount	-		
3	Net amount to be charges (if any)	14830		
4	Net amount to be refunded (if any)			

Remarks :

Extra charge:-
fourteen thousand eight hundred thirty Rupees
only

Approved by Project Manager	Approved by Design Team	Approved by MD
Date 07/08/24	Date	Date
Sign: [Signature]	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:	NRMMLP					
Project:	Gulmohar Residency					
Work Description:	Extra Specs					
Flat No.	H-406					
Prepared By	Nihanka					
Date:	07-08-2024					
S No.	Item Head	Item Description	Quantity	Units	Rate	Amount
	Extra specs					
	1 Tiles	Hall	238.50	sft	35.00	8047.50
		skirting	34.50	Rt	35.00	1207.50
		Passage	30.00	sft	35.00	1050.00
		Passage	15.00	sft	35.00	525.00
	2 Electrical					
		6 module kitchen chimney	1.00	No's	1500.00	1500.00
		M bedroom OM	1.00	No's	1500.00	1500.00
					Total	14630.00
		Total Amount in words - Fourteen Thousand Eight Hundred Thirty Rupees only				

MEASUREMENT SHEET

[illegible]

ATR on Quality Control Check Repot. (Apartments)

Flat No	H-406	QC report stage	—	Sl. No.	42906
Company	HRWLP	Project	GMR	Phase	—
Prepared by	P. N. S. S. S. S.	Sign		Date	09/05/24
Project Manager	S. S. S. S. S.	Sign		Date	09/05/24
Receipt by QC date		Sign		Other	
Receipt at HO date		Sign		Other	
Checked By MD on		MD Sign		For filling	☐ Yes ☐ No

Recommendation that was made by QC:
☐ 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.

Notes:

1. Attach a copy of the QC report to this sheet.
2. Circle each correction with a red pen – tick (✓) each circle for work completed and cross (X) each circle where work has not been completed.
3. Give remarks for each case where work has not completed on this sheet.
4. Make 2 copied of the ATR – send one to MD and other to QC.
5. Enclose required photographs – hard copy.

Remarks:

work completed

Flat No	H-H06	Other		SI. No.	42906.
Company	MRM-LLP	Project	GMR.	Phase	
Prepared by	Sarkishna	Sign	Sarkishna	Date	25/04/24.
Project Manager	Narender	Sign	Narender	Date	25/04/24.
Previous stage report no.	42744.		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 /w/ifi 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	

		Rate the quality of (Good = Avg. X. Poor = needs correction X X XA)									
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	Finish	Finish door quality & fitting	(P) Job quality and finish
1	Bedroom 1 M-B	✓		XX	X	✓	✓				✓
2	Bedroom 2 G-B	✓		XX	X	✓	✓				✓
3	Bedroom 3 C-B	✓		XX	X	✓	✓				✓
4	Drawing										✓
5	Dining										✓
6	Lobby-1										✓
7	Entry / balcony 1						✓	✓	✓	✓	✓
8	Utility / balcony 2	✓									✓
9	Utility / balcony 3										✓
10	Kitchen			✓		✓	✓				✓
11	Toilet 1 M-T	✓		✓	✓	✓	✓				✓
12	Toilet 2 C-T	✓		✓	✓	✓	✓				✓
13	Toilet 3										✓
14	Other										✓
15	Other										✓
Remarks		NCV: ① Painting in false ceiling and Hall - In Progress ② Polishing marks and flooring to be cleared ③ Mismatch Kitchen works are pending									

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

Flat No	H - 406	Other	Stage - II	Sl. No.
Company	MRNLTP	Project	GNR	Phase
Prepared by	P. Nihalika	Sign	<i>[Signature]</i>	Date 24/04/24
Project Manager	Nasendera	Sign	<i>[Signature]</i>	Date 24/04/24
Previous stage report no.			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	

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

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

Flat No	H1 - H06	Other	—	Sl. No.	42744
Company	MRM - LLP	Project	GMR	Phase	—
Prepared by	Sakethishna	Sign	<i>[Signature]</i>	Date	24/01/24
Project Manager	Narendar / <i>[Signature]</i>	Sign	<i>[Signature]</i>	Date	24/01/24
Previous stage report no.	42391	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.

Certified that all corrections mentioned in the QC Report have been completed. Work can proceed to next stage.
Project in-charge *[Signature]*

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		

Module II (Apartments)

Tiling & granite work		Rate the quality of (Good ✓, Avg. X, Poor - needs correction X 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 / 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. Toilet	✓		✓	✓	X	✓	✓	✓	✓	✓	✓	✓	✓	
2	Toilet 2 C Toilet	✓	X	✓	✓	X	✓	✓	✓	✓	✓	✓	✓	✓	
3	Toilet 3	✓	X	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
4	Toilet 4	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
5	Wash basin in dining area	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
6	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	
7	Utility	✓	X	✓	X	X	✓	✓	✓	✓	✓	✓	✓	✓	
8	Other	✓													
9	Other														
Remarks		NOTE : Provision for Modular Kitchen.													

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

Control Check Report, Stage: After Finishing Stage II (Apartments)		Rate the quality of (Good ✓, Avg. X, Poor - needs correction X X, NA)												
S No	Room	Color variation of floor tiles	Flooring workman ship & 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 C.B	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 3 C.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		NOTE : Flat floor cleaning to be done .												

Flat No.	H-406	Other	-	Sl. No.	12391
Company	MEAN - LLP	Project	6UR	Phase	-
Prepared by	SAKIRAN	Sign	<i>Sakir</i>	Date	21-09-2023
Project Manager	MALENDAR	Sign	<i>Male</i>	Date	21-09-2023
Previous stage report no.				Report filed and signed by PM?	☒ Yes ☐ No
Additions & alterations sheet date			42082	All pages signed by engineer & customer?	☒ Yes ☐ No
Checked By MD on		MD Sign	04/02/2023	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.

Project In-charge	Sign	Date
<i>Shiv</i>		

After Plumbing & Electrical Check.

Notes:

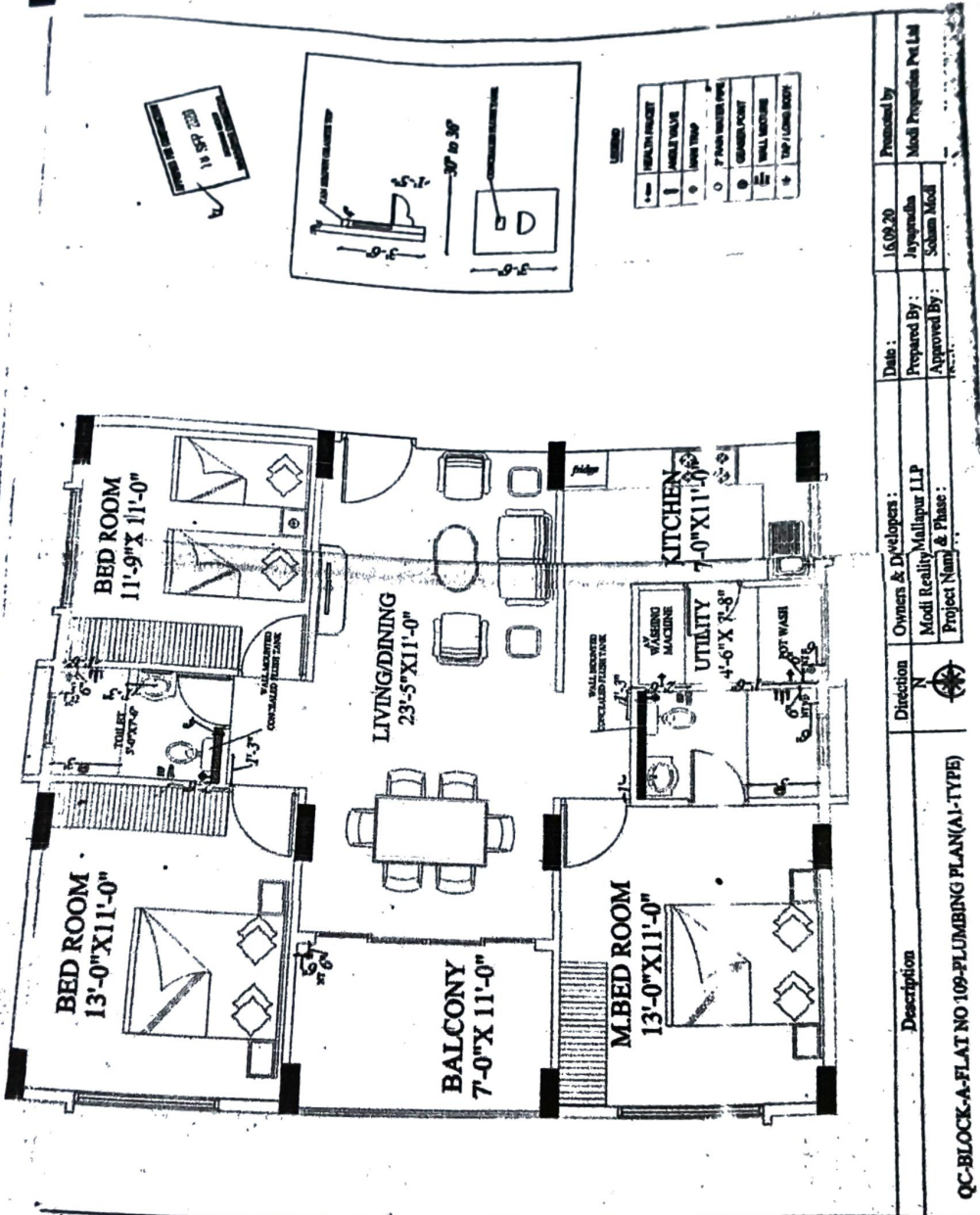
1. Mark ✓ for correct or minor mistake which does not require correction
2. Mark X for minor mistake that requires minor correction.
3. Mark X X for major mistake that requires correction by replacement or re-fixing.
4. Mark X X X for major mistake that cannot be corrected.
5. Location of CPVC & PVC fittings must be checked as per measurements given in circular & plan. 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.

S No	Room	Civil work near pipes in balcony & utility ⁷ (✓ or X)	CPVC & PVC Check ⁵ (✓ or X)	Electrical points check ⁶ (✓ or X)	Water proofing check ⁸ (✓ or X)	Proper use of fasteners check ⁹ (✓ or X)	Placement of DB ¹⁰ (✓ or X)	Placement of Generator changeover (✓ 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 C. Bed	—	—	✓	—	—	—	—
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							
15	Other							
Remarks Note: - 1) In C. Toi, concealed flush tank was not placed.								
(2) In C. Bed, light point was missed.								
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		

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:		





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

Flat No.	H - 406			Other	Sl. No.	42082
Company	MPM - UP			Project	Phase	-
Prepared by	SAIKIRAN			Sign	Date	20-07-2023
Project Manager	AHMED/SENIOR			Sign	Date	20-07-2023
Previous stage report no.	-			Report filed as 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:

- 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 1/2".
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 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 Incharge	Sign	Date

Quality Control Check Report. 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 1 m. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
2	Toilet-1 m. Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 2 G. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Toilet 2 C-toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Bedroom 3 C. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
6	Toilet 3	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
7	Bedroom 4	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
8	Toilet 4	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
9	Drawing	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
10	Dining	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
11	Lobby 1	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
12	Lobby 2	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
13	Balcony	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
14	Utility	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
15	Portico	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
16	Kitchen	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
17	Other	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Remarks													

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

Sewerage Control Check Report. Stage: After Brickwork (Apartments/ Lab Spaces)													
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 - New.
1	Bedroom 1 M. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
2	Toilet 1 M - Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 2 K. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Toilet 2 C - Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Bedroom 3 Gr. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
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	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
15	Other	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Remarks		1) D.B Box to be provided properly											

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 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 1/4" after plastering.
6. Lintel level should be 7'3" from SFL & 7' from FFL. (Tolerance 1"). Lintel should be as per standard design.
7. Slopes of lofts and kitchen platforms to be checked by using 12" spirit level and check height from floor from 2 or 3 points.
8. Thickness of platforms & lofts should be between 2 & 2.5".
9. Provide single layer table brick at bottom of each door frame without threshold.
11. Check Z angle template size (Z angle for bathroom ventilators not required in new projects).
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.

S No	Room	Door size, face and position (✓ or X)	Brick at bottom of door frame (✓ or X)	Door frame hold fast provision and fasteners. (✓ or X)	Door lintel design & level (✓ or X)	Door diagonal check (✓ or X)	Door Plumb - two sides (✓ or X)	Windows lintel design & level, 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 M. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
2	Toilet 1 M. - Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
3	Bedroom 2 K. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
4	Toilet 2 C. - Toi	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
5	Bedroom 3 Gr. Bed	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
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	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
15	Other	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓

Remarks: 1) Kitchen platform was not casted, For couple of door frames at initial bed samples not provided.

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 MG Road Secunderabad.

Details of Additions & Alterations

Flat No		Block no.	'H'
Flat Area	406	Type	Deluxe / Luxury
Buyer Name	1360 sq ft		
Phone No.	Mr. Jahnabi Nayak	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	
Date:	04/02/23.	Date	04/02/23.

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.

Buyers sign:

Engg. Sign:

Date:

Ref no. B-101 made flat.

Changes in flooring:

Buyers sign:

Engg. Sign:

Date:

Changes in electrical points: (mark on plan)

- * Two way points in all 3 bedrooms.
- * Both side of beds 6M box is required in all 3 rooms.

Choice of Bathroom tiles, CP fittings & Sanitary ware:

- ~~Hall & 1 Bed room~~ → ~~Rottechino fibro~~ / ~~for delivery~~
- ~~Kitchen & Balcony~~ → ~~Country stone~~
- 1) C.T. & M.T. - Luma
- 2) 3 bed room - vitrified tiles ✓
- 3) Kitchen wall - ~~country stone~~ ~~stone~~ (Ultra sp Dk)
flooring - vitrified tiles Maharaja off white
- 4) Utility wall - Balneo white
flooring - ~~country stone~~ ~~stone~~ Maharaja Beige.
- 5) Balcony - country stone
- 6) Hall tiles will be provided by customer.
Olympic beige - Hall

[Signature]
12/11/23

Changes in kitchen platform: (mark on plan)

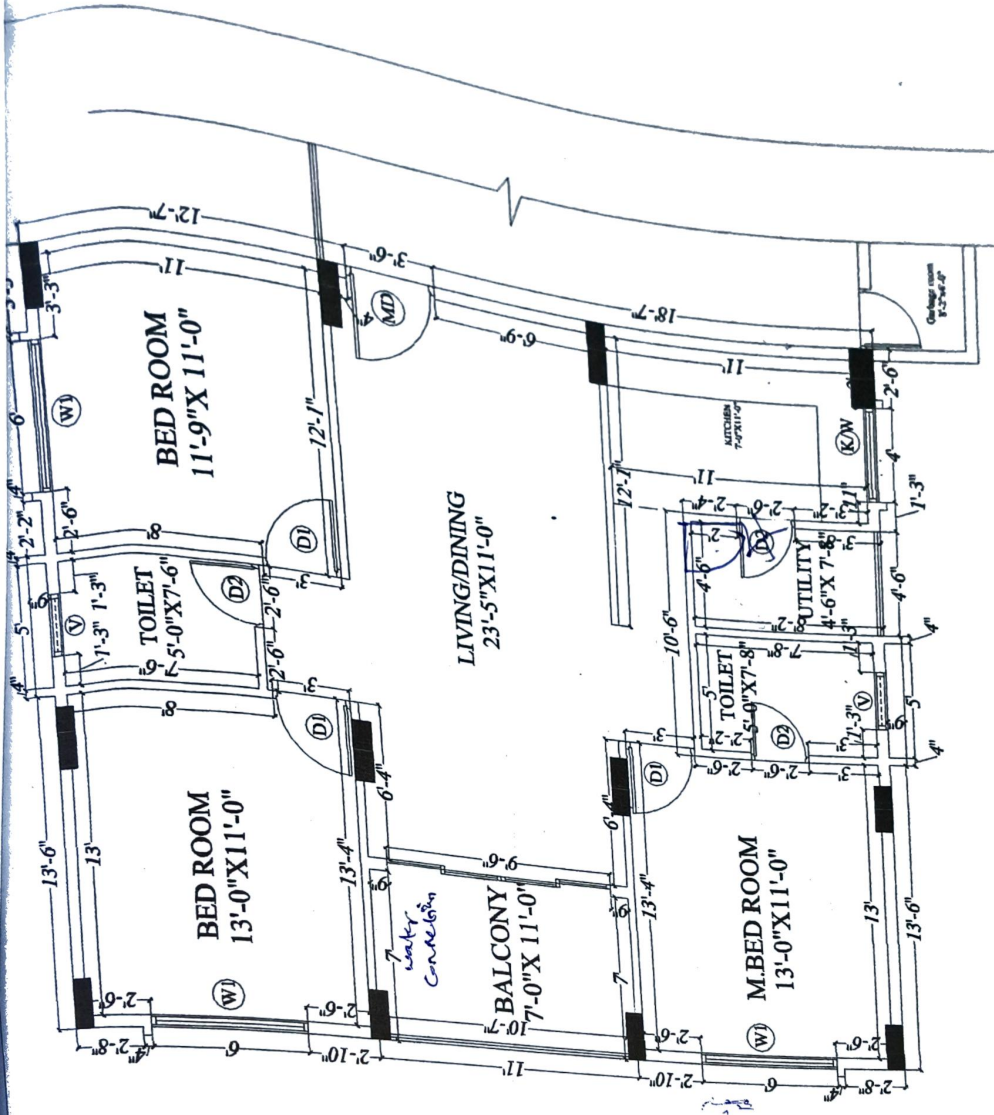
④ SS Sink by Custom - Lali.

Other Changes:

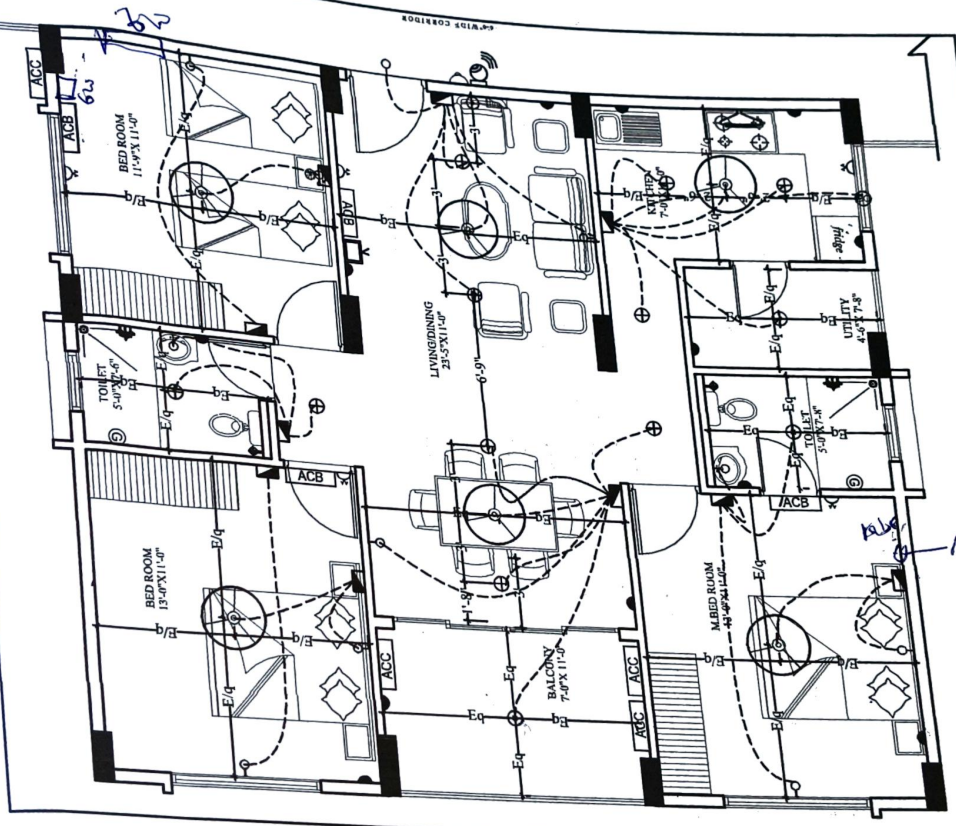
Buyers sign:

Engg. Sign:

Date:



Description		Direction	Owners & Developers :	Date :	Promoted by
WORKING PLAN-1360 SR -A1 TYPE		N	Modi Reality Mallpur LLP	25.09.2020	Modi Properties Pvt Ltd
			Project Name & Phase :	Prepared By : Jayaracha	
			Gulmohar Residency	Approved By : Saham Modi	
				Scale : N.T.S	Phone: +91-40-46335551



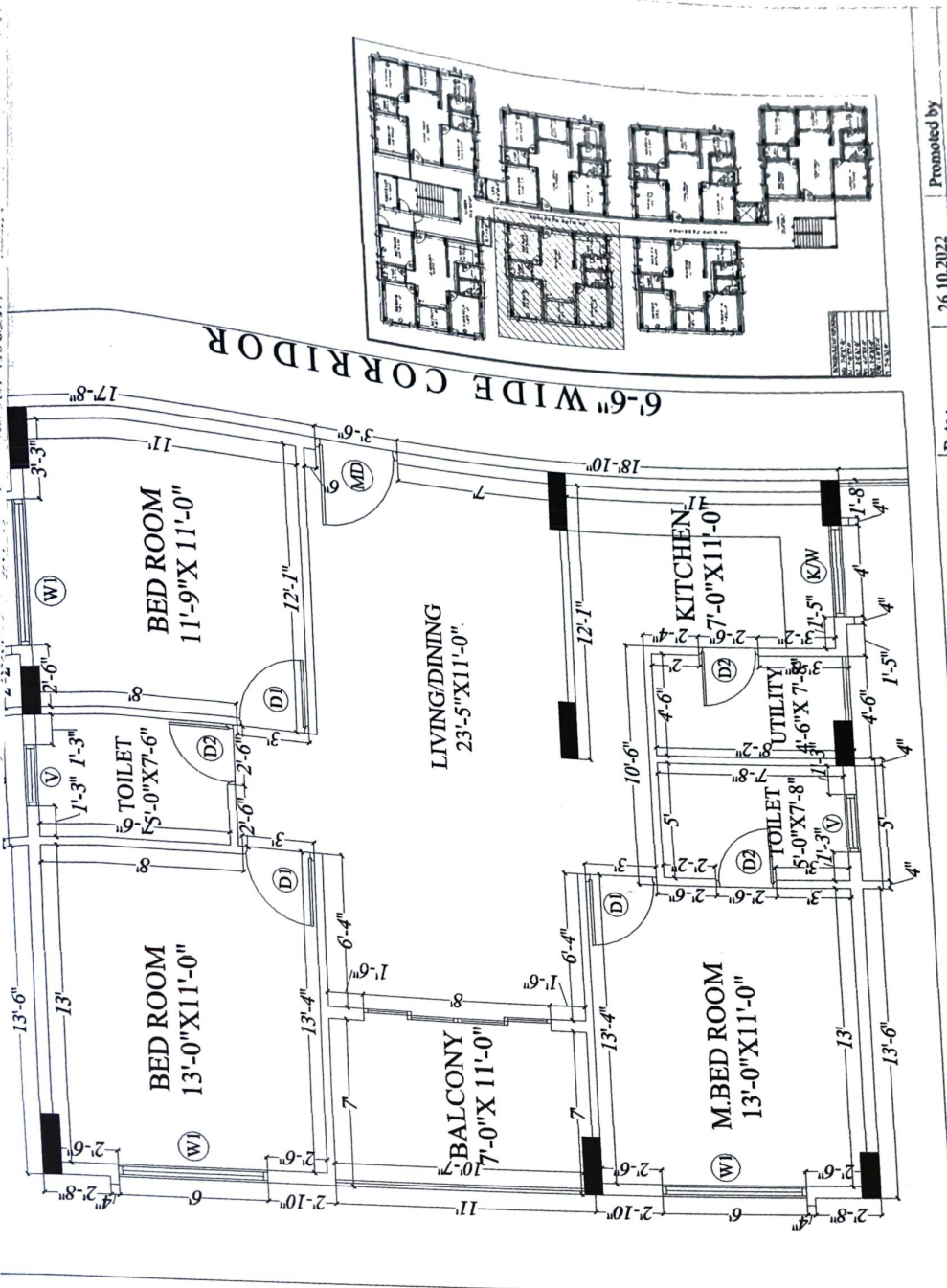
LEGEND:-

S.NO	ITEM	SYMBOL	HEIGHTS FROM FFL
1.	Overhead Panel & Switch gear	AS	7'10" TYP
2.	Switch board	BS	7'08" TYP
3.	Single point light	Q	7'7" TYP
4.	Single plug point	Q	7'
5.	Chasing fan	Q	8'0" ON TYP
6.	Chasing point & AC	Q	7'
7.	Exhaust fan	Q	2'08" ON TYP
8.	10 amp plug point	Q	7'
9.	Telephone point	Q	7'
10.	Telephone point	Q	4'6"
11.	Ceiling light	Q	4'6"
12.	Bedroom light	Q	7'
13.	Bedroom light	Q	7'10" TYP
14.	Bedroom light	Q	7'10" TYP
15.	AC Compressor	Q	7'10" TYP
16.	AC Blower	Q	7'10" TYP
17.	Switch board with AC	Q	7'10" TYP

Note:- Switch boards must be bed side, middle line @ 3'0" from center of bed.

Description	Direction	Owners & Developers:	Date:	Promoted by
		Modi Reality Mallapur LLP	21.02.2020	Modi Properties Pvt Ltd
		Project Name & Phase:	Prepared By:	Phone: +91-40-66335551
		Gulmohar Residency	Approved By:	
			Scale:	N.T.S

ELECTRICAL PLAN -1360 sqt FLATS-A1 TYPE



6'-6" WIDE CORRIDOR



Description		Direction	Owners & Developers :	Date :	Promoted by
FLR1 OCK-Flat no-6-B2-Type-Bestfitting-Workingplan		N	Modi Reality Mallapur LLP	26.10.2022	Modi Properties Pvt Ltd
			Project Name & Phase :	Prepared By : Jayapratha	
			Gulmohar Residency	Approved By : Soham Modi	
				Scale :	Phone : +91-40-66335551
					N.T.S

gbrambabu@modiproperties.com

From: Gulmohar Residency <info@modiproperties.com>
Sent: 28 October 2024 21:12
To: cr@modiproperties.com; feedback@modiproperties.com;
kprasad@modiproperties.com; gbrambabu@modiproperties.com; gmr-
const@modiproperties.in; nayakjahnavi070@gmail.com
Subject: Complaints And Suggestions from Gulmohar Residency

Complaint Id : 160879
Project Name : Gulmohar Residency
Block No / Phase : Block H
Flat No/Villa : H 406
Nature of complaint : Construction
Customer Name : Jahnavi Nayak
Email : nayakjahnavi070@gmail.com
Complaints :
1. Electrical points are not working
2. Flush tank doesn't have water
3. Power back up not provided when there is no electricity
4. Bricks and construction materials are not been removed , from our main door
5. Door locks are not working of bedrooms
6. Water flow is very thin/slim in one washroom

Note:

1. Please allow atleast two weeks for us to attend your complaint.
2. In general written response / reply to complaints shall not be given.
3. In case the complaint is not attended to for over two weeks customers are requested to send a reminder using the form given.

ACTION TAKEN REPORT (FOR COMPLAINTS)

Flat / bungalow No.	H-406	ATR Date	06-12-2024
Project	GMR	Complaint Date	28-10-2024
Customer Name	Jahnvi Nayak		
Prepared By	Sk.Goushee Begum		
Project Manager's Sign	N.Srinivas	Admin Officer's Sign	SK.Goushee

Note: Original ATR should be sent to CR & a copy to MD. CR to file original in customer's file.

[illegible]

Note: 1. Keep the report brief. 2. Do not repeat the complaint. 3. Use terms like “Work completed”, “Changes not permitted – work not taken up”, “Kept pending at customer’s request”, “Beyond our scope of work”, etc.

Quality Control Check Report for ATR on Complaints .

Flat / bungalow No.	H-406	ATR Date	06-12-24
Project	GMR	Complaint Date	28-10-24
Customer Name	Jahravi		
Prepared by	Saikiran	Date	10-12-24
Project Manager	Srinivas/ahmed	Date	10-12-24
HO receipt date		Sign	
Checked by MD on		MD Sign	
MD's Remarks:			
CR to send letter to customer	☐ Yes ☐ No	For filling	☐ Yes ☐ No

Note: CR will send a copy of ATR and complaint to QC immediately after the receipt of the ATR. QC will send their report on the ATR to the MD within 3 working days. Aruna to file to file it in MDs pending complaints file.

Complaint S No.	Quality of action taken by Site Engg on complaint?	If action on the complaint was not taken then, was the reason for not taking action justified?
1.	Avg.	☐ Yes ☐ No
2.	Avg	☐ Yes ☐ No
3.	Avg	☐ Yes ☐ No
4.	Avg	☐ Yes ☐ No
5.	Avg	☐ Yes ☐ No
6.	Avg	☐ Yes ☐ No
7.	☐ Good ☐ Avg. ☐ Bad	☐ Yes ☐ No
8.	☐ Good ☐ Avg. ☐ Bad	☐ Yes ☐ No
9.	☐ Good ☐ Avg. ☐ Bad	☐ Yes ☐ No
10.	☐ Good ☐ Avg. ☐ Bad	☐ Yes ☐ No
11.	☐ Good ☐ Avg. ☐ Bad	☐ Yes ☐ No
12.	☐ Good ☐ Avg. ☐ Bad	☐ Yes ☐ No
Remarks:		