

Soham Modi

From: Padmanabha Rao <padmanabha@modiproperties.com>
Sent: 05 06 2017 13:50
To: Soham Modi
Cc: radheshyam@modiproperties.com; rambabu@modiproperties.com
Subject: Fw: Audit report of NE (& 3/6/17)- Electrical power/ sub-meters.

Dear Sir,

The audit of existing system (electrical power & sub-meters) is carried out and following are the observations.
1) Dept.meters/ distribution boards with the provision of lock &key : The two dept.meters (201601438 & 201601076) do not have any proper safety distribution box and these are in open condition(location is at brick production). This needs urgent attention of keeping them in safe zone.

The other distribution box (opp. to villa-72), which is in damaged condition, needs to be replaced and provide lock& key provision.

In general the other distribution boxes should always in locked condition.

2) Labour quarters of 4 to 6 numbers with one one MCB 6 amps: Total five MCBs with 6 amps and each MCB is connected with 4 quarters. However one live wire is observed, which needs to be insulated properly.

3) Sub-meters installation: The entire project power load is connected to two meters(201601438 & 201601076). Total twelve sub-meters are connected with these two meters.

The meter of 201601438 is connected with eight sub-meters viz., labour quarter (078195), security lighting(178702), site office& model villa(118700), two bore wells(120633&118701), RO plant(120644),three sump pumps(120636) and club-house(118710).

The other meter 201601076 is connected with the construction power load and having four sub-meters.They are for brick production(078056), three bore wells of each(095550,120638 & 095528). The power requirement of cutting machines is directly connected to the meter.

4) Electricity power consumption registers: In general the record is found satisfactory. However the following are the observations.

a) In the case of three meters (201601438 , 496230 & 78056) the power consumption record is not found from 11/6/16 & 22/4/16 respectively, which should be concluded with the suitable remark in the particular page.

b) The meter numbers are to be mentioned in the respective pages where applicable.

5) Security lighting: It is informed to me that, no gen set connection is provided to security lighting. The gen.set is connected only to site office and to the construction meter(201601076).

6) Incandescent lamps: Not provided in the quarters.

7) Service wire: Used only Al.cable.

The above observations are discussed with Mr.Radhe Shyam & Mr.Ram Babu.

Regards,
Padmanabh

On Wednesday, May 24, 2017 5:31 PM, Padmanabha Rao <padmanabha@modiproperties.com> wrote:

Dear Sir,

The audit of NE is completed and following are the observations.

1) QC files & AA: One or more than one report of footing,plinth beam,column/slab,brick work,plastering,plumbing&electrical and finishing is/are missing in the files of V-87, V-3,,V-9,V-10,V-14,V-15,V-17,V-18,V-22,V-24,V-30,V-32,V-35,V-40,V-42,V-44,V-48,V-52,V-58,V-62,V-63,V-65,V-66,V-71,V-72,V-74,V-76,V-78,V-79.

2) Electrical power supply/Sub-meters: This task could not be checked due to non-availability of knowledgeable person(Mr.Rambabu). However it is discussed with Mr.Radhe shyam that, the same shall be verified at later stage after assigning the responsibility to one of the admin officers.

The observations are discussed with Mr.RadheShyam,Mr.Mallikarjun and Mr.Ramakrishna.

Regards,
Padmanabh