

SPECIFICATION FOR SEMIFINISHED HOUSES

S/N	ITEM	EWS HOUSE (Plot size < 30 sqm)	LIG HOUSE (Plot size > 30 sqm but ≤ 60 sqm)	MIG HOUSE (Plot size > 60 sqm but ≤ 125 sqm)	HIG HOUSE (Plot size > 125 sqm)	REMARKS
1	Height Of Plinth with respect to crown level of road	30cm. including thickness of plinth band	30 cm	45 cm	Same as Col.5	7
2	Foundation Trenches	Width and Depth as per design	Same as Col.3	Same as Col.3	Same as Col.3	
3	Foundation / Base concrete	1:6:12 concrete with cement, coarse sand (F.M.20-3.60) and 40mm graded class 150 brick ballast/stone grit whichever is cheaper. Minimum 15cm thick in normal conditions or as per design 10cm thick in normal conditions	Same as Col.3	Same as Col.3	Same as Col.3	Use of stone ballast shall be restricted in Saltpeter zone only and wherever it is cheaper
4	Brick Work in Foundation	Class 150 with Cement & Coarse Sand (F.M.1.50-2.0) Mortar in Proportion 1:6 / Or stone masonry	Same as Col.3	Same as Col.3	Same as Col.3	- Do-
5	Plinth Plaster	Cement & Coarse Sand (F.M.1.50-1.75) Mortar in 1:6 15cm in height, Between plinth level to apron level	Same as Col.3	Same as Col.3	Same as Col.3	

(Arun Kumar)
Executive Engineer

(Pravendra Kumar)
S.E. V Bareilly

(C.N. Harde)
Senior Arch. Planner

(S.N. Ram)
Chief Engineer

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Sl. No.	Description	As per requirement of BIS Code	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3
6-	Plinth Band (S.S. 1 S. recommendation and drawing)	As per requirement of BIS Code	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3
7-	a. Brick work in super structure upto 230 cm. thick wall	Cement & Coarse Sand (F.M.1.50-2.0) Mortar in 1:6 Proportion	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3
	b. Brick work in S.S.	Cement, & Coarse Sand (F.M.1.50-2.0) Mortar in 1:6 Proportion	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3
	c. Brick work in S.S. 7.5cm. thick wall	Cement, & Coarse Sand (F.M.1.50-12.0) Mortar in 1:4 Proportion	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3
8-	Lintel Band	As per BIS, minimum 7.5cm. thick over walls with cement, coarse sand (F.M. 2.20-3.60) and 20 mm. graded stone grit in 1:1 1/2:3 proportion	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3
9-	Lintel end sun band	As per drawing and design with cement, coarse sand (F.M. 2.20-3.60) and 20 mm. graded stone grit in 1:1 1/2:3 proportion	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3
10-	Roof, slab, beam, columns etc.	As per drawing and design with cement, coarse sand (F.M. 2.20-3.60) and 20 mm. gauge stone grit in 1:1 1/2:3 proportion	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3
11-	Fan Box	Hexagonal Fan Box of 80mm. depth fabricated from 20 S.W.G. M.S. sheet with 12 mm. round bar.	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3
12-	Ceiling Plaster	Plastering Only outer surface plaster to be done fair / rough surface	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3

(Anil Kumar)
Executive Engineer

(Pravendra Kumar)
S.E. V Bareilly

(C.N. Harde)
Senior Arch. Planner

(S.N. Raut)
Chief Engineer

13-	Apron				course sand (F.M. 1.5-1.75)	Same as Col.5	
14-	Roof Treatment:	25 mm. thick monolithic plaster in 1:4 with water proofing compound	Brick Coba	Same as Col.4	450 mm wide with 25 mm thick PCC and brick on edging	Same as Col.4	
15-	Door frame	Angle iron 35x35x5mm.	Same as Col.3	Same as Col.3	Same as Col.3	Indian Sal wood	Outer door frames shall be double param of section 5" x 2 1/2" with a inner frames of section 4" x 2 1/2"
16-	Window frame	Z section window with 100 mm square bar grills	Same as Col.3	Angle iron frame with MS grill as per design	Same as Col.3	Sal wood frame with MS grill as per design	Sal wood frames shall be double param of section 5" x 2 1/2"
17-	Door shutter(outer only for locking the house)	30mm. thick flush door shutter	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	5" x 2 1/2"
18-	Door fittings	Oxidized iron fitting	Same as Col.5	Aluminum fittings	Same as Col.5	Same as Col.5	
19-	Parapet wall (a)Height		45 cm for non-accessible terrace & 90cm for accessible terrace	Same as col. 4	Same as Col.4	Same as Col.4	
20-	Outer finishing	Two coat of water proofing cement paint over one priming coat of white cement	Same as Col.3	Same as Col.3	Same as Col.3	Same as Col.3	

(Amit Kumar)
Executive Engineer

(Pravendra Kumar)
S.E. V Bareilly

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(C.N.Harde)
Senior Arch. Planner

(S.N. Ram)
Chief Engineer

20/1/2025

21.	Painting	One coat of primer.	Same as Col.3	Same as Col.3	Same as Col.3
22.	Anti-termite treatment (If required)	To be provided except for flooring portion	Same as Col.3	Same as Col.3	Same as Col.3

- Note :
1. All outer wall shall be made of 230 mm thickness
 2. Slabs shall be projected 100 mm on all outer walls
 3. Flush door shutters shall be supplied by department.
 4. Sunshade shall be projected 75 mm on both side of opening and should be casted with 10mm sloping on top with projected drip course.

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 (Name) Kumar

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 (Name) Kumar

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 (Signature)
 (Name) Kumar

(Signature)
 (Name) Kumar