

## MEMORANDUM OF UNDERSTANDING (MoU)

**CLIENT** : SamriddhiInfraestatePvt. Ltd., SukhSamriddhi Alfa Estate Pvt. Ltd.

**PROJECT** :SamriddhiUjjawalaAwajYojana , MohanlalganjMoranva Road Lucknow

**RERA** : \_\_\_\_\_.

**SUBJECT** : Quotation for the construction of Affordable house.

Respected Sir,

With reference to our discussions regarding Construction services for your proposed Residential house plan we are submitting here with the details of our services."The work" according to drawing and details, showing description of the construction work to be done under the direction of the client.

The agreement will be done for overall 207 affordable houses. Construction Work will be start as per our consideration and site condition. Time duration for the completion of the project approximately 3 years.

### TYPE OF CONTRACT-AFFORDABLE HOUSE (TURN-KEY)

#### SCOPE OF WORK

##### A) STRUCTURE: As per Approved Drawings

Frame structure, R.C.C. Slab (slab thickness & steel as per structure drawing ), Super structure brickwork

##### B) CIVIL WORK: (Material)

- Course sand- Stone dust ,sand if needed.
- CEMENT- Prism cement / equivalent
- BRICK- 2<sup>nd</sup> Class.
- Reinforcement-10mm , 8mm TMT BARs or Equivalent to this.

##### C) PLASTER WORK

- Inside/ outside plaster on walls

##### D)INTERNAL PLUMBING/ DRAINAGE WORK

- Drainage/down pipes of PVC as required.
- CPVC
- Inspection chamber/Septic tank as per drawing.
- Toilet seat fixtures and CP fitting of economical range.
- W.C-1, + tap-1,

**E) INTERNAL ELECTRICAL WORK**

- Conduit PVC pipe of ISI marked
- Junction Box
- Wire and Switches of ISI marked

**F) FLOORING(Tiles)**

- 2'x2' ISI tiles for floors. ISI marked
- Wall tiles in toilets at the height 5'

**G) DOORS AND WINDOWS**

- All Doors/ PVC Door of ISI marked
- Flush Door ISI marked
- Window ISI marked

**H) DOOR & WINDOW FRAME**

- Door Chaukhat
- Window Chaukhat

**I) PAINTING (PUTTY)**

- Paints & wall putty-single coat,
- Color as per client's choice.

**J) FABRICATION WORKS**

- Grill work on window as per design specified by the architect.

**K) WATERTANK**

- As per requirement (only one tank with capacity of 300L)

**L) KITCHEN**

- Tiles upto height of 1.5' above platform
- One sink
- One tap
- Kota stone on platform

**M) MIXING RATIO**

MIX	RATIO
PCC	1:5:10
RCC in footing	1:3:6
Brick Work 4.5"	1:5
Plaster	1:6

## **FEE CHARGEABLE**

The total fee chargeable for the above mentioned services will be @ 450000/- + G.S.T  
Of Builtup area per house.

## **PAYMENT SCHEDULE: (Structure and Finishing Work)**

- On Completion of DPC level
- On completion of Lintel
- On completion of Slab
- On completion of Plaster
- On completion of finishing

- NOTE-** The calculated area and measured area are based on prepared drawing final area may vary as per site. Final calculation will be done as per site measurements on actual basis.
- NOTE-** Electricity & water supply to be provided by the client before commencement of work.
- NOTE-** Earth filling and excavation will be additionally chargeable
- NOTE-** Payment should be done within 7 days of completion of every stage i.e. DPC, Lintel, Slab, Plaster, Finishing. In case of delayed in payment the on-site work will suppose to be delayed.
- NOTE -** If there is fluctuation in material price 5% rate increment will be considered.
- NOTE-** The advance amount is non-refundable in case the client wants to cancel after allotment.
- NOTE-** Area outside of slab will be under future consideration for the settlement of additional payment from client if it required.
- NOTE-** Cutting, Filling and Leveling of soil will be in client's scope.

## **GENERAL TERMS AND CONDITIONS OF MoU:**

- 1- Any extra work outside the covered area will be calculated on item rate/ per square feet rate
- 2- Arrangement of water & light on the site by owner before commencement of work.
- 3- Following items will be charged extra if required by client. Any extra work will charge separately and the cost of these items and not included in the covered area rates.
  - Parapet
  - Staircase
  - Wardrobe
  - False Ceiling
  - Main gate (under consideration)
  - Boundary wall (under consideration)
- 4- Additional GST charges will be applicable as per government schedule.

- 5- Company will not responsible for any governmental authority interference and any land dispute or any unconditional disputes by any bank or any legal authority which will cause delayed/stay in work. If it happens the additional labour cost will be chargeable on per day basis from client.
- 6- Onsite work process and generation of bill will be executed from block by block i.e company is not bound to start work for whole project in one go.
- 7- Invoice generation will be done on first 10 days of each and every month.
- 8- The demand of Post dated cheque (PDC) against each step should be submitted on time by client.
- 9- Initially Post dated Cheque (PDC) required before dumping of material. And following enclosure is required with work order-
  - Legal Agreement
  - Approved Plan Layout
  - Approved Government Authority Letter.
- 10- If there is delayed in clearance of bill within seven days additionally 2% of total bill amount will be charged for each month from client.

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