

## **Schedule of work**

The financial bid shall cover the following works for Execution:-

1. Scope of work includes construction of Multistoried flats in JANESHWAR ENCLAVE on Shear wall technique (Basement+Stilt+19) flats along with ancillary structures and amenities as per building plan and lay out attached with this tender document.
2. Carrying out survey as required for marking of site.
3. NOC from other departments like Fire, Pollution & Environmental etc. as per requirement, shall be arranged by construction agency.
4. Construction of Multistoried flats proposed has to be done with specifications laid under including all material & labour required, providing fire fighting system, all lift elevators, rain water harvesting, internal electrification, L.T. panels, Providing solar water heating system, intercom & cable TV wiring, EPABX system with one telephone set in each flat, CCTV, DG sets including cable for common services. Complete external development works eg. Road, Parks & Parking, Pathway, Boundary wall and gate, Club, Shops, Guard and Driver Rooms, Drainage, Tube well, Overhead Tanks at towers, Pump house, C.W.R., Boosting pump, Rain Water Harvesting, Swimming pool, Transformer including cable, Street Light, Water and Sewer lines etc. within the plot boundary with required specification.

### **SPECIFICATIONS, FINISHING & FIXTURES**

- 1. Finishing Specifications for Residential flats-All works to be carried out according to the drawings provided by consultant**

<b>Item No.</b>	<b>Description</b>	<b>Specification</b>
<b>1.0</b>	<b>Doors &amp; Windows</b>	
1.1	Door Frames	Salwood 21/2" x 5" with acrylic paint finish
1.2	Door Shutters	Flush Doors with teak veneered ply Mosquito Proof shutter additional with main door Balcony doors – UPVC shutters with float glass alongwith Mosquito Proof shutter
1.3	Window Shutters	UPVC with float glass (minimum 5mm thick) and additional Mosquito Proof shutter at openable portions
1.4	Fittings	Stainless Steel
1.5	Security Grill	M.S. Bars as per design
<b>2.0</b>	<b>Flooring</b>	
2.1	Entrance Lobby at Stilt Level	Udaipur Green Marble with Jaisalmer marble strips as per design
2.2	Visitors Lounge at Stilt Level	Udaipur Green Marble with Jaisalmer marble strips as per design
2.3	Shops	Kota Stone

2.4	Stilt Parking (Covered) & Basement	Cement Concrete Tile Flooring
2.5	Corridors	Udaipur Green Marble with Jaisalmer marble strips as per design
2.6	Drawing, Dining Room, Bedrooms	Vitrified Tiles (2'x2')
2.7	Kitchen	Anti Skid Ceramic Tiles Flooring Granite working top, Stainless Steel working top with drain board
2.8	Toilets	Anti-Skid Ceramic Tiles (300mm x 300mm)
2.9	Balcony	Anti-Skid Ceramic Tiles (300mm x 300mm)
2.10	Plaza with Clubhouse	CC Pavers
2.11	Clubhouse Hall	Kota Stone
2.12	Clubhouse Gymnasium	Laminated Wooden Flooring
2.13	Clubhouse Offices	Vitrified Tiles (2'x2')
2.14	Clubhouse Kitchen & Store	Kota Stone
<b>3.0</b>	<b>Wall Surfaces</b>	
3.1	All areas except toilets and Kitchen	4" high Skirting to match floor specification Acrylic Emulsion Paint on putty base
3.2	Kitchen	4" high Skirting to match floor specification 2' high ceramic tiles dado along working platform (300mm x 450mm) Oil Bound Distemper Paint on Putty Base
3.3	Toilets	7' high ceramic tiles (300mm x 450mm) Oil Bound Distemper Paint on Putty Base
3.4	Stilt Level buildings columns and basement columns	5' High Kota Stone cladding Stainless Steel Edge Protection Plates Oil Bound Distemper Paint on Putty Base
<b>4.0</b>	<b>Ceiling Surfaces</b>	
4.1	All areas except toilets and Kitchen	Acrylic Emulsion Paint on putty base POP Cornices, moulding and gola around fan boxes
4.2	Kitchen	Oil Bound Distemper Paint on Putty Base POP Gola around fan boxes
4.3	Toilets	Oil Bound Distemper Paint on Putty Base POP Gola around fan boxes
<b>5.0</b>	<b>Staircase</b>	
5.1	Main Staircase	Single piece Udaipur Green Marble at treads and landings, Jaisalmer Marble at risers with 5' high dado of vitrified tiles (300mm x 450mm) Oil Bound Distemper Paint on Putty Base
5.2	Fire Escape Staircase	Single piece Kota stone in treads and risers 4" high Kota stone skirting Oil Bound Distemper Paint on Putty Base
<b>6.0</b>	<b>Railing</b>	
	Main Staircase, Fire Escape Staircase & Corridors	Powder Coated M.S. Box Section & M.S. Bar Railing as per design

	Balconies	Stainless Steel railing as per design
<b>7.0</b>	<b>Toilets Fittings</b>	Granite counters at wash basin for 3BR unit and above for Master Bedroom Only. Rest wall mounted wash basins without counter. Ceramic wash basins. Good Quality C.P. Fittings Indian W.C seat in one toilet of each unit. Rest all wall hung European type seats with concealed cisterns Mirrors with Stainless steel frame Soap Dish Toilet Rail
<b>8.0</b>	<b>Roofing</b>	
8.1	Roof Treatment	Coba Treatment Terrace Gardens at private terraces
<b>9.0</b>	<b>Others</b>	
9.1	External Wall Finish	Weather coat paint (3 nos. coat) with putty base Rough Plaster with weather coat paint as per drawings GRC Screens (as per drawing)
9.2	Ducts	Openable Aluminum Grills for enclosed ducts
9.3	Electrical Fittings	Concealed PVC Conduit with copper conductor Modular Type electrical switches LED Fixtures for common building areas and external development. No fixtures to be provided within residential units. Concealed wiring for intercom Concealed wiring for TV in all bedrooms and living room Concealed drain piping for Air Conditioning units (AC units / copper piping not to be provided) Provision for Washing machine installation CCTV camera system for common areas DG set back up for common areas
9.4	Wardrobe	All wardrobe spaces to be provided without any woodwork. Wardrobe spaces to be raised by 4" from FFL with skirting
9.5	Fire Safety	All mandatory fire safety norms to be incorporated
9.6	Rain water harvesting	Roof Top and site run off rain water harvesting system to be incorporated
9.7	Swimming Pool	3' deep pool (9m x 15m) with filtration system as per design Kids Pool as per design Changing rooms with anti skit ceramic tile flooring as per design Anti Skid CC paving around pool
9.8	Softscape	Grass pavers along building periphery & Surface Parking Locations Jogging Track Wooden Pergola Structures around pool as per design Earthwork / mounds etc as per design Landscape vertical gardens as per design

**(B) Basement-All works to be carried out according to the drawings provided by consultant**

Construction of Basement with waterproofing, Earthquake Resistance etc. complete.

**Note :- Detailed Specification Attached with This Document shall also be read carefully by the bidder before tendering**

**LIST OF MATERIALS OF APPROVED MAKES**

Unless identified in the nomenclature, the materials of first/standard quality from the following approved makes are to be used. In case it is established that the brands specified below are not available in the market, contractor shall submit alternative proposal for approval of the Engineer-in-Charge.

**CIVIL WORK**

S.No.	Description	Approved Manufacture/Brand Name
1.	Ceramic Tiles	Somany, Kajaria, Johnson, Nitco, Kitco
2.	Vitrified Tiles	Somany, Regent, Asian, Johnson
3.	Primers, paints	Nerolac, Asian, Berger, Johnsons & Nicholson
4.	Sanitary ware and fittings	Parryware, Hindware, Cera, Neycer, Seabird/ (coral)
5.	Water proofing compound	Mc Bauchemie, CICO, FOSROC, PIDILITE, KeraKoll
6.	Glass Panes	Modi, Saint Gobin, Atul, AIS, TATA
7.	Mosaic Tiles	Nitco, Somany, Neelnox, Kristalz, Inex, Sanstone
8.	Flush doors	Greenply, Mayur, Corbett, Truwood
9.	Panelled doors	National, Swastik, Kitply
10.	Hardware	Godrej, Everite, Hettich
11.	Door closers, floors springs	Godrej, Everite
12.	Mortise Locks	Godrej, Everite
13.	Cement	L&T, ACC, Ambuja, Prism, Mycem
14.	Veneers	Timex, Century, Merino
15.	Stainless Steel Railings	Dorma, Ozone, Steel o
16.	UPVC Doors & Windows	Fenesta, Wintech, Winkraft, Kommerling
17.	Polycarbonate Sheets	Hawk, Paxiglas
18.	Signages	Prolite, Ozone

**List of Electrical Items :**

1	DG Set Approved Vendors	Kirlosker/Jackson/supernova/Sudhir/Excel/ Rai power
2	Moulded Case Circuit Breakers	L&T/GE Schneider/Relays /Starters
3	Power / auxiliary Contactors	L&T /Schneider/Relays/Starters
4	LT panels	CPRI certified manufacturer
5	Capacitors	L&T Meher /Ducati EPSOD/ Indo Asian /Khantad /Jenkar
6	APFC Relays	L&T /Siemens/Epcos/Dugati
7	MCB Distribution Boards	L&T Hager/Havells / Indo Asian

8	Miniature Circuit Breakers	L&T Hager/Havells / Indo Asian
9	ELCB / RCCB	L&T Hager/Havells/ Indo Asian
10	LT cables	Polycab/KEI/Gloster/Prime cab/ Avocab
11	Light Fittings	Wipro/CromptonGreaves/Philips/Thorn/Bajaj/ Schreder/ Legero
12	Lamps	Osram / Philips
13	PVC / MS conduits	Supreme/Astral/Prince ISI Mark
14	PVC insulated Copper wires	ISI Mark
15	Modular Switches & Socket outlet	Anchor/ Indo Asian/ North West/ Siemens
16	Metal Clad socket outlet with Boxes	ISI Mark
17	Lifts	Schindler /Thyssen Krupp/Otis
18	Switch Fuse Units with HRC fuses	Standard / Control Switchgear
19	Telephone Cables	Varsha /Sigma /Selton
20	Telephone tag blocks	Krone
21	RJ 11 telephone Socket	ISI Mark

**List of Sanitary and plumbing Items :**

Sl.No.	Description of Items	Make / Model No.	Alternate make
1	Floor mount EWC	Parryware 0297	Hindware
2	Rectangular Shaped wash basin,	Parryware 0436	Hindware
3	Kitchen sink	Nirali Elegance Mini	Jayna, Neelkanth
4	C.P. Pillar Cock	Jaquar 021	Mark, Ess Ess Trend series
5	CP Brass health faucet with Two Way bibcock	Jaquar – 041+0563	Mark, Ess Ess Trend series
6	Two in one Wall mixer, Shower rose and shower arm	Jaquar273+491+483	Mark, Ess Ess Trend series
7	Long body C.P. brass bib cock	Jaquar - 107	Mark, Ess Ess Trend series
8	Towel rail	Jaquar - 1111	Mark, Ess Ess Trend series
9	Angle valve	Jaquar - 059	Mark, Ess Ess Trend series
10	Soap dish	Jaquar - 1131	Mark, Ess Ess Trend series
11	G.I. pipes	Jindal/Tata	Zenith
12	C.I. soil / waste pipe As per IS 1729	Neco	BIC
13	C.I. floor Trap	Neco	BIC
14	CPVC pipes of SDR 13.5 & 11 and fittings	Astral/Prince	Ashirwas/Kissan
15	Insulation tubing of 6mm thick	Vidoflux	Armaflux
16	Valves	Zoloto	Sant
17	Medium duty CI manhole cover	Neco	BIC

18	UPVC pipes & fittings	Prince/Kissan/Astral	Supreme
19	Submersible Dewatering pumps	KSB/Zenith	MBH
20	HDPE pipes	Prince/Kissan	Supreme
21	Morioblock pumps	Crompton/MBH	Kirloskar
22	Stoneware pipes	ISI Make	
23	Hume Pipes of NP2 class as per IS 458:2003	ISI Make	

#### **LIST OF MAKES FIRE FIGHTING AND ALARM**

1	PIPES	TATA	SURYA TUBES	JINDAL
2	PUMPS	KIRLOSKAR	MATTER& PLAT.	
3	ELECTRIC MOTORS	KIRLOSKAR	CROMPTON	ABB
4	DIESEL ENGINE	KIRLOSKAR	CUMMINS	
5	BATTERY	EXIDE		
6	ELECTRIC MOTORS	KIRLOSKAR	CROMPTON	ABB
7	PRESSURE SWITCHES	INDFOS		
8	PRESSURE GUAGE	GURU	FIEBIG	
9	BUTTERFLY VALVE	AUDCO	ZOLOTO	SANT
10	NON RETURN VALVE	C&R	ADVANCE	
11	RRL HOSE	MINIMAX	NEW AGE	SUPEREX
12	HOSE PIPE	CRC	NEW AGE	
13	FIRE BRIGADE INLET CONNECTION	NEW AGE	SUPEREX	SAFEGUARD
14	BRANCH PIPE	NEW AGE	SAFEGUARD	
15	FIRE HYDRANT LANDING VALVE	NEW AGE	SAFEGUARD	
16	ANTI CORROSIVE PAINT FOR PIPES	PYPKOT E(4mm)		
17	PAINT	ASIAN	NEROLAC	
18	FIRE EXTINGUISHER	SAFEGUARD	NEWAGE	
19	FLOW SWITCHES	SYSTEM SENSOR	RC	FLOWELL
20	BALL VALVE	SANT	ZOLOTO	
21	Y STRAINER	BHATIA	KARTAR	
22	SPRINKLER	TYCO	HD	BEST
23	SMOKE DETECTOR	NOTIFIER	BOSH	SIEMENS
24	MANUAL PULL STATION	NOTIFIER	BOSH	SIEMENS
25	CONTROL MODULE	NOTIFIER	BOSH	SIEMENS
26	MAIN PANEL	NOTIFIER	BOSH	SIEMENS
27	REPEATER PANEL	NOTIFIER	BOSH	SIEMENS
28	HOOTER	NOTIFIER	BOSH	SIEMENS
29	EXIT SIGN BOARD	NOTIFIER	BOSH	SIEMENS

#### **Development Works**

Road, Parks & Parking, Pathway, Boundary wall and gate, Club, Shops, Guard and Driver Rooms, Drainage, Tube well, Overhead Tanks at towers, Pump house, C.W.R., Boosting pump, Rain Water Harvesting, Swimming Pool, Transformer including cable, Street Light, Water and Sewer lines etc. within the plot boundary with required specification.