

## PROJECT SPECIFICATION AND DETAILS

PROJECT NAME: GURU KRIPA KUTIR

ADDRESS OF PROJECT: KHASRA NO - 342, 347, 362, 363 & 364, MAUZA - CHATIKRA, TEHSIL & DISTT. - MATHURA.

PROMOTER: SHRI BADRINATH CONSTRUCTIONS (PROPRIETORSHIP FIRM)

PERMIT NO.: Religious Building/04219/MVDA/BP/23-24/0116/06122023, Dated: 04-01-2024.

PROJECT TYPE: RESIDENTIAL (ASHRAM KUTIR)

### PROJECT BRIEF

The project is in heart of Vrindavan, a religious town of Mathura, Uttar Pradesh. The project involves the development of Kutirs (to be disclosed as Villas of U. P. RERA portal). In addition to Kutirs the Satsang hall will be developed for the devotees as per the approved map by MVDA. The Grond and underground parking will also be developed in the project. Only the Kutirs (Villa) will be sold in this project. The other developments will be ancillary to the project development.

The brief of activities and the corresponding specification to be developed in the project are tabulated below.

Sr. No	Activity	Description
1	Demarcation of Plots	The plots will be demarcated as per the approved layout. The exact demarcations will be followed for the development of roads, Parking Satsang hall and parks as per the approved map. The alignment of the Kutirs (Villa) will be same as approved.
2	Boundary Wall	Boundary wall up to 2.43 meter. height on the four sides of the plot shall be provided with 230 mm high brick and plaster wall.
3	Roads	The roads will be developed to the width as per approved map. The wearing course as approved by the engineer will be laid over the compacted granular layer. The compaction of subgrade with specified earth will be done. Paver Block
4	Footpath	Footpaths will be of all-black interlocking pavers.
5	Water Supply Including Drinking Water Facilities	The potable ground water as approved by MVDA will be pumped and stored before being supplied to each individual unit and the necessary locations of the project such a park and Satsang Hall.
6	Sewer System	The main sewer line has been designed as per norms and partially lay on the roadside. The sewer will be collected through a soil pipeline arrangement, and bends and inspection chambers leading to the stage water treatment plant (STP) of the Project. The pipe size is 300 mm dia. Will be installed.
7	Drain	An underground system using the uPVC (SN-4) and masonry chambers sewer pipes. Rainwater shall be collected in drains having a minimum width of 150mm connected to the underground cement concrete pipeline.
8	Parks	Five lush green big parks (Total area- 2687 sq. mtr. ) will be provided

		and maintained. The parks will have facilities as sitting area.
9	Tree Planting	The tree planting has been designed as per authority guidelines/ approved drawings. The trees will be planted at all suitable locations of the project and along the boundary walls. The tree selection, flora, and vegetation shall be as per the climatic conditions. Trees will be planted in a manner to ensure that there is no hindrance in the services/usage of the Project.
10	Design For Electric Supply Including Street Lighting	The design has been done as per UP electricity board guidelines and shall be provided with the necessary switch gear etc. for distributing the electricity at LT voltage. Electricity supply will be from Dakshinanchal Electricity Board.
11	Community Buildings	The Satsang hall will be constructed for the resident devotees of the project.
12	Treatment and Disposal System of Sewage and Sullage water	300 KLD STP as per norms shall be provided.
13	Solid Waste Management and Disposal System	Solid waste is to be collected from individual units and stored in the garbage room. All organic waste shall be transferred to the nearby solid waste management department.
14	Water Conservation System	Rainwater system to be provided through 1 no. of rainwater harvesting pits of size 100 KHL each.
15	Energy Management System Including Use of Renewable Energy	Not Applicable
16	Fire Protection and Fire Safety System	Not Applicable
17	Social Infrastructure and Other Public Amenities Including Public Health Services	The project parking facilities will be provided.
18	Emergency Evacuation Services	Not Applicable
19	Other Miscellaneous Work	As per project requirements

<b>SPECIFICATIONS</b>	
<b>STRUCTURE</b>	
Foundation	R.C.C. and brick foundation with damp proof earthquake resistant
Superstructure	Brick work in cement mortar 1:6 with first class bricks
Roof	Beam/ Slab/ Columns in R.C.C. M-20 mix
<b>TOILETS/ BATHROOMS/ WC</b>	
Flooring	Anti-skied ceramic tiles
Doors	Wooden frames, phenol bonded flush door of good quality.
Windows/ Ventilator	Wood frames, wooden glazed shutters with 4mm thick sheet glass
Fixtures and Fittings	Branded sanitary ware and CP fittings.
Walls	Tiles cladding up to height of 2.1m
<b>LIVING ROOM/ BDROOMS</b>	
Flooring	Tiled
Doors	Wooden frames, phenol bonded flush door of good quality.
Windows	Wood frames, wooden glazed shutters with 4mm thick sheet glass
Walls	Internal and external finish with good quality paint.
<b>KITCHEN</b>	
Flooring	Vitrified tiles
Doors	Wooden frames, phenol bonded flush door of good quality.
Windows	Wood frames, wooden glazed shutters with 4mm thick sheet glass
Walls	Ceramic tiles 0.6m above counter rest in good quality paint.
Sink	Stainless steel sink.
<b>OTHER</b>	
Electrical	Copper wiring in concealed conduits of standard quality.
Staircase	Stairs finished with granite stone with stainless steel railing.