

FINAL ABSTRACT OF COST

S.O.	SUB WORK	DESCRIPTION	AMOUNT (RS. IN LACS)
1	SUB WORK NO. I	WATER SUPPLY SCHEME	282.57 342.60
2	SUB WORK NO. II	SEWERAGE SCHEME	343.61 251.35
3	SUB WORK NO. III	STORM WATER DRAINAGE	175.95 177.18
4	SUB WORK NO. IV	ROAD NETWORK	329.81 274.45
5	SUB WORK NO. V	STREET LIGHTING	54.52
6	SUB WORK NO. VI	HORTICULTRE (PLANTATION & ROAD SIDE TREES)	9.61 8.67 lacs
7	SUB WORK NO. VII	MTC. OF SERVICES & RESURFACING OF ROADS	337.54 337.40
TOTAL			1533.62 1446.17 lacs
AREA (ACRE)			14.209 1446.20 lacs
COST PER ACRE			107.93

Rs 1446.20 lacs = Rs 101.78 lacs.
14.209 acres

Vikas
Ar. VIKAS AHLAWAT
 CA/2013/59929



For LANDMARK APARTMENTS PVT. LTD.

[Signature]
 Authorised Signatory

[Signature]
Executive Engineer
HSVP Division No. V,
Gurugram

Checked subject to Comments
 In forwarding letter No. **149530**
 Dt. **6/7/2022** and notes
 attached with the estimate

R. D. Arora
Superintending Engineer,
HSVP Circle, Gurugram

[Signature]
Superintending Engineer (HQ)
for Chief Engineer
HSVP, Panchkula

[Signature]
SPB w-4

[Signature]
Director General
Town & Country Planning
Haryana, Chandigarh



हरियाणा शहरी विकास प्राधिकरण

HARYANA SHEHARI
VIKAS PRADHIKARAN

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Address: C-3, HSVP, HQ Sector-6
Panchkula

CE-I No. 149580
Dated: 5/7/2023
Annexure-A

SUB:- Approval of Service Plan Estimate for Affordable Residential Plotted Colony under Deen Dayal Jan Awas Yojna area measuring 14.209 acres (licence no. 14 of 2023 dated 30.01.2023) in Sector-95, District Gurugram Haryana being developed by M/s Landmark Apartments Pvt. Ltd.

Technical note and comments:-

1. All detailed working drawings would have to be prepared by the colonizer for Integrating the internal services proposals with the master proposals of town.
2. The correctness of the levels will be the sole, responsibility of the colonizer for the integration of internal proposals, with the master proposals, of town and will be got confirmed before execution.
3. The material to be used shall the same specifications as are being adopted by HSVP and further shall also confirm to such directions, as issued by Chief Engineer, HSVP from time to time.
4. The work shall be carried out according to Haryana PWD specification or such specifications as are being followed by HSVP. Further it shall also confirm to such other directions, as are issued by Chief Engineer, HSVP from time to time.
5. The colonizer will be fully responsible to meet the demand of water supply and allied services till such time these are made available by State Government/ HSVP. All link connections with the State Government/ HSVP system and services will be done by the colonizer. If necessary extra tube-wells shall also be installed to meet extra demand of water beyond the provision according to EDC deposited.
6. Structural design & drawings of all the structures, such as pump chamber, boosting chamber, RCC OHSR, underground tanks, quarters, manholes chamber, sections of RCC pipes sewer and SW pipes, sewer, ventilating shafts for sewerage and Masonry Ventilation Chamber for Chamber for storm water drainage, temporary disposal/ arrangement etc. will be as per relevant I.S codes and PWD specifications, colonizer himself will be responsible for structural stability of all structures.
7. Potability of water will be checked and confirmed and the tube-wells will be put into operation after getting chemical analysis of water tested.
8. Only C.I/D.I pipes will be used in water supply and flushing system, UPVC/HDPE pipe for irrigation purposes.
9. A minimum 100 i/d C.I/D.I, 200mm i/d SW and 400mm id RCC NP-3 pipes will be used for water supply, sewerage and storm water drainage respectively.

SUB WORK NO. 1 (Abstract of Cost)

WATER SUPPLY

S NO.	SUB WORK	DESCRIPTION	AMOUNT (RS. IN LACS)
1	Sub Head No. 01	Head Works	90.70 113.60
2	Sub Head No. 02	Pumping Machinery	38.50 43.75
3	Sub Head No. 03	Domestic Water Supply	27.46 35.28
4	Sub Head No. 04	Flushing, Irrigation and Overflow	27.46 30.61
Total			184.12 223.24/lacs
Add 3% for Contingencies & P.H. services			5.52 6.69/lacs
Total			189.65 229.93/lacs
Add 49% Departmental charges + Price escalation			92.93 112.67/lacs
TOTAL			282.57 342.60/lacs

C.O to final abstract of Cost

SUB WORK NO. I

WATER SUPPLY

S. Head No. 01

Head Works

Sr.No.	Description	Amount in Rs.
1	Boring & installing 200 i/d Tube wells with reverse/ direct rotary rig complete with pipe strainer to a depth of about 150 mtr. Complete in all respect. 3 No. @ Rs. 12,00,000/- each	3600000.00 45.00 lac.
2	Construction of pump chambers as per standard design of PWD PH/HSVP of required size complete in all respect. 1 No. @ Rs. 400000/- each (L.S.) Heavy T.W	400000.00 3.00 lac.
3	Construction of boundary wal around the Tubewell site Water Works 3 No. @ Rs. 3,00,000/- each	900000.00
4	Tubewell 3 Nos. @ Rs. 1,50,000/- each	450000.00
5	Provision for footpath hedges and lawns at tubewell (L.S.)	100000.00
6	Construction of boosting chambers of suitable size along with under ground tank of capacity 420 KL, pumping machinery and generating set etc. Complete in all respects.	
	Detail of boosting station	
i)	Construction of boosting chamber	400000.00
7	UG Tank 420 KL capacity incl 70 KL capacity for fire & reserve in this compound near 200 KL capacity for fire & water near ST P.	
ii)	Rs. 6000/KL Rs. 6000 x 420 KL 420 + 200 = 620 KL @ Rs. 5500/-	2520000.00 34.10 lac
8	Provision for staff quarters for Maintenance	
i)	2 No. 350sq.ft. @ Rs. 6.00 lac	600000.00 12.00 lac
9	Provision for carriage of material (L.S.)	100000.00
TOTAL		9070000.00 113.60 lac
Say in Lacs		90.70
(C.O. to Abstract of Cost of Sub Work No. I)		

SUB WORK NO. 1

WATER SUPPLY

Head No. 02

Pumping Machinery

Sr.No.	Description	Amount in Rs.
1	Providing and installing electricity driven electro or submersible puming sets capable of delivering about 607 ⁶⁰⁰ lpm water per hour against a total head of 50 ¹⁰⁰ M complete with motor and other accesories 3 Nos. @ Rs. 6.00 ^{17.50} lac each <i>3.50 lac</i>	1800000.00 <i>10.50</i>
2	Provision for cheap pressure type cholrination plant complete 1 No. @ Rs.1,00,000/-	100000.00
3	Provision for makeing foundations and erection of pumping machinery (L.S.)	200000.00
4	Provision for pipes, valves and specials inside the pump chamber	200000.00
5	Provision for electric service connection including electric transformer and fittings for tubewell chambers complete including transformers (L.S.)	250000.00
6	Providing and installing centrifugal boosting pumping sets, capable of delivering water at 50 ⁴⁵ m head complete in all respects - Flushing ^{600 LPM, 4.5m Head 10 H.P (For DOM, water supply)}	<i>6.00 lacs</i>
7	1 Set @ Rs. 4,00,000 lac For Flushing 650 LPM, 4.5m Head 12.50 H.P. Providing Gen set 40 KVA for Boosting pumps <i>21 = 3 Nos @ Rs 2.00 lacs each</i> <i>2 C Nos (1+1) @ 2.50 lacs each</i>	400000.00 <i>5.00 lacs</i> <i>800000.00</i> <i>12.75 lacs</i>
8	Provision for carriage for materials and other unforeseen items L.S.	2 ² 000000.00
TOTAL		<i>43.75 lacs</i> 3850000.00
Say in Lacs		<i>38.50</i>
(C.O. to Abstract of Cost of Sub Work No. I)		

SUB WORK NO. 1

WATER SUPPLY

Sr. Head No. 03

Domestic Water Supply

Sr.No.	Description	Amount in Rs.
1	Providing, laying, jointing and testing C.I./D.I. K7 pipe lines including cost of excavation complete as per specifications.	
i)	100mm dia D.I. Pipe 1240 mtr. @ Rs. 1475/- per mtr.	1829000.00
2	Providing and fixing sluice valve including cost of surface box and masonry chamber etc. complete in all respect.	
i)	4 nos. @ Rs. 25000/- each	50000.00
3	Providing and fixing air valves and scour valves or scour taps including cost of brick masonry chamber	
i)	10 nos. @ Rs. 3000/- each	30000.00
4	Providing and fixing fire hydrants complete with masonry chambers	
i)	8 nos. @ Rs. 10000/- each	80000.00
5	Providing and fixing indicator plates for sluice valve, air valve etc.	
i)	10 Nos. @ Rs. 2000/- each	4000.00
6	Provision for rising main D.N. 100mm from main HSVP water line to UGST 60 mtrs. @ Rs. 1475/- mtr.	88500.00
7	Provision for rising main D.N. 100mm DI rising main from tube well to UGST 315 mtrs. @ Rs. 1475/- mtr.	464625.00
8	Providing for carriage of material (L.S.)	200000.00
2. Prov. for carriage of Road & packing goods to its in original		2746125.00
TOTAL Say in Lacs		27.46
(C.O. to Abstract of Cost of Sub Work No. I)		35.28

SUB WORK NO. 1

WATER SUPPLY

S Lead No. 04

Flushing, Irrigation and Overflow

Sr.No.	Description	Amount in Rs.
1	Providing, laying, jointing and testing C.I/D.I. K9 pipe including cost of excavation complete as per specifications.	
i)	100mm dia i/d 1413 mtrs @ Rs. 1475/ mtr.	8.94 lacs 2084175.00
ii)	150mm dia 801 mtr @ Rs 2040 /mtr	
2	Providing and fixing sluice valve including cost of masonry chamber etc. complete in all respect.	16.34 lacs .
i)	100mm i/d 7 no. @ Rs. 25,000/- each	0.84 lacs 50000.00
ii)	150mm dia 3 Nos @ 1015000/- each	0.45 lacs .
3	Providing and fixing air valves and scour valves or scour taps including cost of brick masonry chamber	
i)	2 Nos. @ Rs. 10,000 each	20000.00
4	Providing and fixing 25mm and irrigation hydrants	
i)	12 Nos. @ b Rs. 10,000/- each	0.60 . 120000.00
5	Providing and fixing indicator plates for sluice valve, air valve etc.	
i)	12 Nos. @ Rs 2000/- each	0.24 lacs 4000.00
6	Providing for carriage of material (L.S.) 3 others unforseen items	200000.00
7	Provision for Water connection fee (L.S.) - Cutty of Road & masonry goods L.S	1.00 lacs 300000.00
TOTAL		2778175.00
Say in Lacs		30.61 lacs 27.78
(C.O. to Abstract of Cost of Sub Work No. I)		

SUB WORK NO. II

SEWERAGE SCHEME

No.	Description	Amount in Rs.
1	Providing, laying and jointing DWC ^{SW} pipes as per specifications i/c excavation, bed conc, encasement /cradle section with C.C., also i/c testing etc and construction of man holes etc complete.	
a)	SW Pipe 250mm i/d - 1339 mtr @ Rs. 2270/- ²⁰⁰⁰ per mtr. Average depth upto 3 mtr.	3039530.00 ^{26.78 lacs}
2	Provision for providing oblique junctions (L.S.)	200000.00
a)	Provision for providing and fixing vent shafts at suitable places as per PH requirement (L.S.)	⁵ 000000.00
3	Provision of temporary disposal arrangement till HSVP sewer laid and overflow pipe upto main GMDA sewer.	1000000.00
4	Provision of Electro Mechanical cost of STP 700 KLD @ Rs. 25000/- ^{16.00} KLD	^{112.00} 17500000.00 ^{lacs}
5	Provision of temporary timbering etc.	100000.00
6	Provision for cutting of roads and carriage of materials etc. And other unforeseen charges (L.S.)	150000.00 ^{5.00 lacs}
7	Provision for connection with HSVP main (L.S.)	300000.00 ²
Total		^{163.78} 2389530.00 ^{lacs}
Add 3% for Contingencies & P.H. services		^{4.91} 671685.90 ^{lacs}
Total		^{168.69} 3061215.90 ^{lacs}
Add 49% Departmental charges + Price escalation		^{82.66} 1299995.79 ^{lacs}
TOTAL		^{251.35} 4361211.69 ^{lacs}
Say in Lacs		^{251.35} 343.61 ^{lacs}
(C/O to Final Abstract of Cost)		

SUB WORK NO. III

STORM WATER SCHEME

Sr.No.	Description	Amount in Rs.
1	Providing, lowering, laying, jointing, cutting and testing RCC pipe Class NP3 with cement joint, specials into trenches including cost of excavation, bed concrete, cost of manholes, chambers, backfilling & disposal of surplus earth complete in all respect.	
i)	RCC NP3 pipe 400mm i/d = 1378 mtr @ Rs.2950/- per mtr.	34.45 lacs 4065100.00
2	Provision for road gully with 300mm dia pipe connection L.S.	5.00 lacs 250000.00
3	Providing Rain Water Harvesting arrangement for 14 nos. pit @ Rs.450000/- each	49.00 lacs 6300000.00
4	Provision for temporary disposal arrangement till HSVP services are provided L.S.	15.00 lacs 300000.00
5	Provision for lighting, watching and temporary diversion of traffic LS.	300000.00
6	Provision for cutting of roads and carriage of materials etc. and other unforeseen items L.S.	500000.00
7	Provision for connection with HSVP on master line L.S.	200000.00
8	Provision for timbering and shoring L.S.	200000.00
Total		115.45 lacs 11465100.00
Add 3% for Contingencies & P.H. services		3.46 lacs 343953.00
Total		118.91 lacs 11809053.00
Add 49% Departmental charges + Price escalation & unforeseen admin charges		58.27 lacs 5786435.97
TOTAL		117.18 lacs 17595488.97
Say in Lacs		117.18 lacs 175.95
(C/O to Final Abstract of Cost)		

SUB WORK NO. IV

ROAD WORK

Sr.No.	Description	Amount in Rs.
1	Clearing and grubbing road land including uprooting rank, vegetation, grass, bushes, shrubs, saplings and trees girth upto 300mm, removal of stumps of trees cut earlier and disposal of unserviceable materials and stacking of serviceable materials to be used or auctioned, upto a lead of 1000m including removal and disposal of top soil not exceeding 150mm thickness by manual means in areas of light jungle as per drawings and clause 201 of Morth specifications. (Rs.50,000/- per Hectare)	41990 2.88 lacs.
2	Earth Works	
2.1	Provision for leveling, earth filling compaction as per specification as per site conditions (1.78 Acre x 1.75 Lac/Acre) 14.209 Acres @ Rs 1.75 lac P. Acre	311500.00 24.87 lacs.
3	Provision for	
	250mm GSB	
	250mm thick WMM	
	50mm thick BM DBM.	
	80mm thick BC	
	8397.7 @ Rs.1640/- sq.mtr. 7150 Sq.mtr @ Rs 1500/- mtr.	107.25 lacs 13772228.00
4	Miscellaneous Items	
4.1	Construction of cement concrete Kerb and Channels as per specifications @ Rs.1000/per mtr. 1299 x 2 x 600 P.mtr.	3053600.00 15.59 lacs.
4.2	Construction of footpaths as per specifications on 9m wide road 1x3x75=225 say 225 sq.m. @ Rs.1000/- sq.mtr.	1526800.00
4.3	Providing and fixing guide maps at selected location (L.S)	200000.00
4.3	Provision for plot indicators (L.S.)	100000.00
4.4	Provision for demarcating burgies (L.S)	100000.00
4.5	Provision for traffic management	200000.00
4.6	Provision for carriage of material (L.S.) 3 other unforeseen items (L.S)	500000.00
4.7	Construction of pavement in shopping area 0.568x50/100=.284acre =1149 sq.m.@Rs.1640/- per sq.m. 1500	1884360.00 17.24 lacs.
Total		178.83 lacs 21490478.00
Add 3% for Contingencies & P.H. services		5.36 lacs 644714.34
Total		184.19 lacs 22135192.34
Add 49% Departmental charges + Price escalation		90.26 10846244.25
TOTAL		274.45 lacs 32981436.59
Say in Lacs		329.81
(C/O to Final Abstract of Cost)		