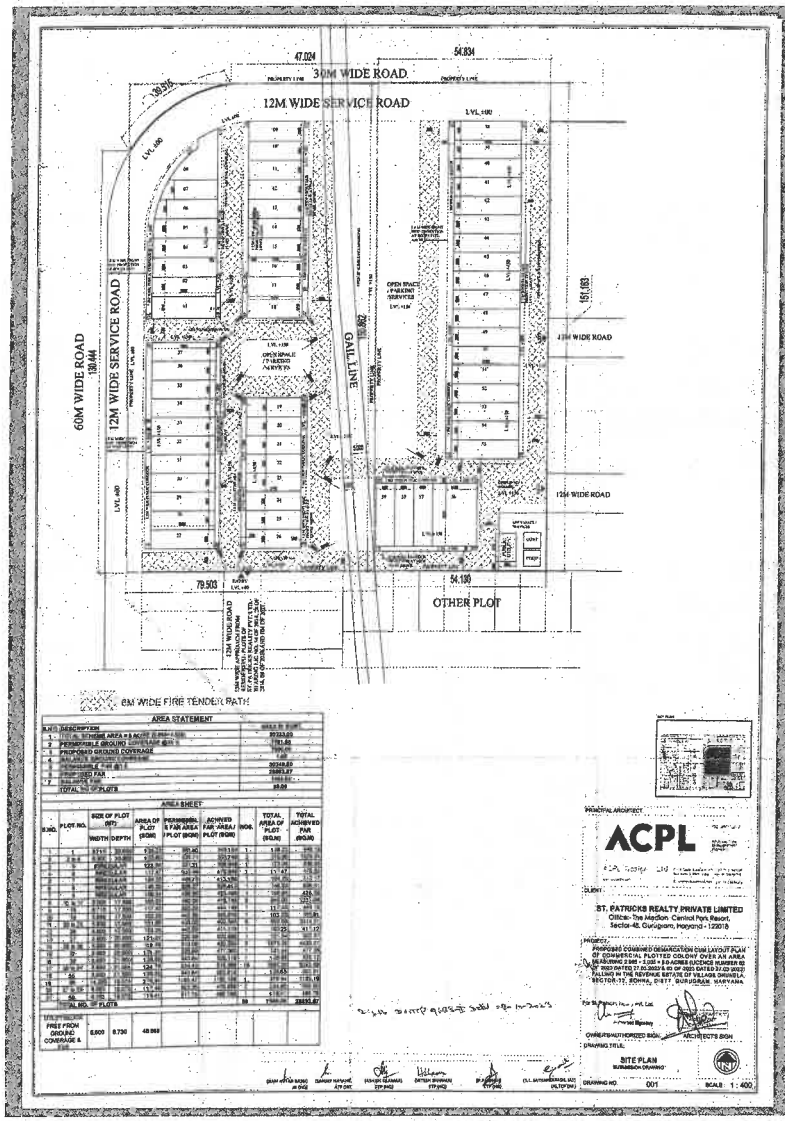


**Service plan Estimate of Commercial Plotted Colony** on an area measuring  $2.965+2.035 = 5.00$  Acres  
 (Licence no-62 of 2023 dated 27-03-2023 and 63 of 2023 dated 27-03-2023) in the revenue estate of village- Dhunela, sector-32,  
 SOHNA Distt-GURUGRAM HARYANA being developed  
 by **ST. PATRICKS REALITY PVT.LTD**

# SERVICE PLAN ESTIMATE



**Service plan Estimate of Commercial Plotted Colony** on an area measuring  $2.965+2.035 = 5.00$  Acres  
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Authorized Signatory.  
  
 For  
**S.T Patricks Reality Pvt. Ltd.**

## **REPORT**

SERVICE PLAN Estimate Service plan Estimate of Commercial Plotted Colony on an area measuring 2.965+2.035 = 5.00 Acres (Licence no-62 of 2023 dated 27-03-2023 and 63 of 2023 dated 27-03-2023) in the revenue estate of village- Dhunela, sector-32, SOHNA Distt-GURUGRAM HARYANA being developed by **ST. PATRICKS REALITY PVT.LTD**

Dhunela & Berka, villages in Sohna, District Gurgaon of Haryana State situated on near Jaipur Highway at a distance of 50 Kms from Delhi Being the National Capital Region, the town has fast developing tendency and potential Further, it has also started sharing the growing residential load of Delhi. In order to relieve the growing pressure of population in National Capital of Delhi, it has been decided by the Haryana Govt. to establish various residential and other infrastructure sectors in village Dhunels & Berka Distt. Gurgram.

M/s St. Patricks Realty Pvt. Ltd. is developing a Commercial Plotted Colony on an area measuring 2.965+2.035 = 5.00 Acres in village Dhunela, Distt. Gurgaon,

### **1. WATER SUPPLY**

At present the source of water supply in this area is water Tankes/ Temp. Borewells/ HUDA Water Supply has been proposed to construct the underground tanks of capacity as per attached details, and at location for domestic purpose and for fire protection. The underground tanks will be fed from the tankers and HSVP supply,

### **2. DESIGN**

The scheme has been designed for total population of 5500 Persons (for visitor's + Staff) commercial & residential Flats. The rate of Water supply per head per day has been taken as 45 liters as per HUDA and N.B.C. norms In addition to above necessary provision of water for miscellaneous purpose have been taken into accounts for calculating the maximum quantity of water requirement.

### **3. PUMP CHAMBERS AND PUMPING MACHINERY**

It is proposed to equip each tube well with an electrically driven set eject type or submersible pump capable of delivering 18000 liters per hour. It is also proposed to equip the required No's pumping sets with stand by diesel engines/gen set for operation during of electricity.

### **4. UNDER GROUND STORAGE**

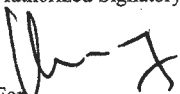
Provision has been made for water which caters for the domestic as well as for firefighting requirement.

### **5. BOOSTING STATION**

The Boosting station is being planned near underground storage tank and near S.T.P. Catering to the above requirement

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For  
**S.T Patricks Reality Pvt. Ltd.**

**6. DISTRIBUTION SYSTEM**

The Distribution system for this development has been designed as per HSVP norms @ 3 times the average rate of flow on Hazen William formula. Necessary provision for laying 100MM (K7)/DI pipes conforming to event IS standards along with valves and specials has been made in the project. The minimum terminal head at any point will be more than 43.00 meters so that it can serve all the floors construction envisaged in the plan. Minimum pipe dia for distribution is kept as 100 MM dia.

**7. RISING MAINS**

Rising Mains for HSVP (100MM DIA DI-K7) water main or sector Road to water works have also been proposed and provision has been made in this estimate.

**8. SEWERAGE**

The sewer lines have been designed for 3 times the average DWF in relation to the water supply demand assuming that 75% of the domestic water supply shall find its way into the proposed sewer. SW pipe sewers have been proposed and designed to run half full. The Sewers have been designed on 0.77 M per second minimum velocity i.e., self-cleansing velocity. Necessary provision for laying SW pipes manholes etc. has been made in this estimate.

**9. STORM WATER DRAINAGE**

The Storm water drainage is being designed as per HSVP norms to carry 6.25 mm rainfall per Hour for intramural and 3.125 mm rainfall intensity for extramural sewers. Also suitable provision are contemplated in our scheme to ensure better recharging of the underground water table in the area R.C.C PIPE NP-3 drain with minimum 250 mm dia. is proposed in the area. The Storm water collected will be discharged into the main HUDA sewer lying near the commercial colony by pumping of storm water or by gravity.

**10. ROADS**

The Road in the colony has been planned as per requirement of HUDA, the following specifications have been adopted which are reproduced below.

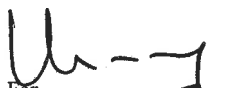
The Specification of Roads

- (i) GSB-200 mm in one layer
- (ii) WHM -250 mm in two layers
- (iii) 50 mm thick DBM
- (iv) 30 MM THICK B.C

The above constructions shall be done on well compacted sub grade as per specifications complete work will be carried out as per MORTH specifications, IRC guidelines or HSVP specifications, whichever applicable.

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For  
**S.T Patricks Reality Pvt. Ltd.**

**11. STREET LIGHTING**

The provision has been made on a lump sum basis.

**12. HORTICULTURE**

The Usual provision of Roadside plantation and tree guards has been made for all roads. The parks shall be developed by providing lawns etc.

**13. SPECIFICATIONS**

The work will be carried out in accordance with the standard specifications of P.H. Departments as laid down by HUDA & Haryana Government.

**14. RATES**

An estimate for providing services in this pocket has been prepared on the recent market rates.

**15. COST**

The total cost of the development in this Project Phase one including various PH & B & R services works out to **Rs. 807.944 lacs** which include 3 % contingency and P.E charges and 49% departmental charges price escalation, unforeseen, administrative charges.

The cost per gross acre for this phase works out to **Rs. 161.58 lac** which covers the provision of services like water supply, sewerage, storm water drainage, roads, street lighting and plantations including plantations maintenance thereof as well as future expansion whatsoever indicated.

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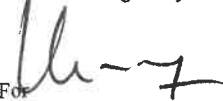


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**TOTAL PLOT AREA DETAIL**

S.No	Plot No	Size	=	Area in Sq.Mt	No's	Gr.Floor Area (In Sq.Mt)	FAR Area (In Sq.Mt)	Area under 1st, 2nd, 3rd & 4th Floor
1	1	6.71 x 20.60	=	138.23	1	138.23	548.15	409.92 Sq.Mt
2	2 to 4	6.00 x 20.60	=	123.60	3	370.80	1529.24	1158.44 Sq.Mt
3	5	Irregular Shape	=	123.04	1	123.04	506.95	383.91 Sq.Mt
4	6	Irregular Shape	=	117.47	1	117.47	478.85	361.38 Sq.Mt
5	7	Irregular Shape	=	104.25	1	104.25	413.17	308.92 Sq.Mt
6	8	Irregular Shape	=	146.20	1	146.20	626.41	480.21 Sq.Mt
7	9	Irregular Shape	=	106.54	1	106.54	425.50	318.96 Sq.Mt
8	10 to 17	6.00 x 17.50	=	105.00	8	840.00	3333.98	2493.98 Sq.Mt
9	18	6.71 x 17.50	=	117.43	1	117.43	444.15	326.73 Sq.Mt
10	19	5.90 x 17.50	=	103.25	1	103.25	385.91	282.66 Sq.Mt
11	20 to 25	5.80 x 17.50	=	101.50	6	609.00	2414.21	1805.21 Sq.Mt
12	26	5.90 x 17.50	=	103.25	1	103.25	411.12	307.87 Sq.Mt
13	27	5.90 x 20.60	=	121.54	1	121.54	502.57	381.03 Sq.Mt
14	28 to 36	5.80 x 20.60	=	119.48	9	1075.32	4430.41	3355.09 Sq.Mt
15	37	5.90 x 20.60	=	121.54	1	121.54	477.36	355.82 Sq.Mt
16	38	5.90 x 21.50	=	126.85	1	126.85	529.12	402.27 Sq.Mt
17	39 to 54	5.80 x 21.50	=	124.70	16	1995.20	5293.89	3298.69 Sq.Mt
18	55	5.90 x 21.50	=	126.85	1	126.85	503.91	377.06 Sq.Mt
19	56	14.25 x 19.58	=	278.94	1	278.94	1192.19	913.25 Sq.Mt
20	57 to 58	6.00 x 19.58	=	117.45	2	234.90	958.00	723.10 Sq.Mt
21	59	6.10 x 19.58	=	119.41	1	119.41	488.79	369.38 Sq.Mt
<b>Total Area</b>					<b>59</b>	<b>7080.00</b>	<b>25893.88</b>	<b>18813.88 Sq.Mt</b>

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For  
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S.,No	Des.	Area in Sq.Mt	Population		Population in		Total Pop.	Domestic		Flushing	
			Per 3 sq.Mt	2360	Staff	10%		236.00	25	5900.00	20
1	Gr.Fl	7080.00	Per 3 sq.Mt	2360	Visitors	90%	2124.00	10	21240.01	5	10620.00
2	1st, 2nd, 3rd & 4th Floor	18813.88	Per 6 sq.Mt	3136	Staff	10%	313.56	25	7839.12	20	6271.29
					Visitors	90%	2822.08	10	28220.82	5	14110.41
Total Population							5495.65	Persons			
Total		25893.88	Sq.Mt	TOTAL PRESENT DEMAND				63199.94		35721.71	
								OR	63.20	KLD	35.72
								OR	64.00	KLD	36.00
<b>36 KL will be met from treated diffluent.</b>											

**1. TUBE WELLS:-**

Daily Requirement	=	64 KL
Assuming discharge of one Tube Well	=	18KL/Hr & working 16 Hrs/day
Pumping Hours	=	16 Hours
No of Tube well = 251/16/18	=	0.22
Add 10% for Standby	=	0.02
	=	0.24 No's
	=	Say 1 No's

Provide 1 No's tube wells as present more tube well will be installed when required moreover the requirement of flushing water supply is to meet from treated water from STP and ultimately water is to be supplied by HSVP.

**2. PUMPING MACHINERY FOR TUBE WELL HEAD OF PUMP:-**

1) Gross working head	=	70.00 Mts
2) Average Fall in S.L	=	6.00 Mts
3) Depression head	=	6.00 Mts
4) Friction Loss in Main	=	5.00 Mts
Total	=	87.00 Mts Say 90Mts
BHP	=	$\frac{18000 \times 90}{60 \times 60 \times 75 \times 0.60}$ with 60% efficiency = 10.00 BHP

**3. UNDER GROUND WATER TANK FOR DRINKING WATER**

Daily requirement for domestic use = 64 KL  
Capacity of Under Ground Tank taking Storage 100% **Say = 64KL**

Fire Fighting  $100\sqrt{\text{Population}} = 100\sqrt{5500} = 74.16 \text{ KL}$  **Say = 75 KL**  
UGT of Capacity = 64 + 75 = 139 KL OR **SAY 150KL**

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Hence it is proposed to provide **UGT of Capacity is 150KL** which also includes 75KL Capacity for firefighting as well. This tank will have two compartments, one for fire and the other for Domestic Use. The water first enters the fire compartment then overflow to the domestic use component, so that the water in the Fire compartment shell remains fresh.

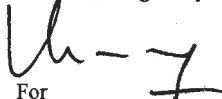
4	<b>PUMPS FOR DOMESTIC WATER SUPPLY FOR UGT</b>		
1	Potable water Requirement per day	64	KL
2	Pumping Duration Per day	10	Hrs
3	Suction Lift	0	Mts
4	Clear head Required (Height of the building)	30	Mts
5	Residual Head	5	Mts
6	Friction head loss	4	Mts
7	Total head required	39 Say 40	Mts
8	Discharge of pump $64/2 \times 10 = 3.2 \text{ KLH}$	239.56 LPM Say 250 LPM	LPM
9	Power required (LPM x head (m)/4500x.60 $64 \times 40 / 60 \times 75 \times 0.60$	0.94	HP
		Say 1.00	HP

It is proposed to provide 1set of 3No's pumps (2working & 1 stand by) of 250 LPM each with 1.00 HP for Domestic use only

• **UNDER GROUND WATER TANK FOR (FLUSHING WATER SUPPLY)**

Daily requirement for Flushing Water	=	36.00 KL
For Horticulture	=	2.00 KL
Total	=	38 KL
Capacity of Under Ground Tank taking 8hra Storage	=	100 % i.e 38 KL
Say	=	<b>50 KL</b>

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<b>6 Pumps for Flushing water supply for UGT</b>			
1	Flushing water Requirement per day	50	KL
2	Pumping Duration per day	10	Hrs
3	Suction Lift	0	Mtrs
4	Clear head Required ( Heights of the building)	30	Mts
5	Residual head	05	Mts
6	Friction Head Loss	5	Mts
7	Total Head Required	40 LPM	Mts
8	Discharge of pump = $50/2 \times 10 = 2.50 \text{ KLH/H} = 295.83$	139.29 SAY 150LPM	LPM
9	Power Required (LPM x Head(M))/4500x.60(effi) $50 \times 40 / 60 \times 75 \times 0.60$	0.74	HP
Say		1.00	HP

**7. Diesel Gen Set**

- T.W 1No x 10 = 10.00 HP
  - Pump set (Dom) 2 x 1 = 2.00 HP
  - Pump Set (Flushing) 2 x 1 = 2.00 HP
  - Lighting etc = 1.00 HP
- Total = 6.00 HP**

**Or  $6.0 \times 0.746 \times 1.50 = 6.714 \text{ KVA}$  Say 10 KVA**

**8. CAPACITY OF STP**

- $0.80 \times 150.00 = 120 \text{ KL}$
- Total = 0.12 MLD**

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<b>FINAL ABSTRACT OF COST</b>			
<b>SUB WORKS</b>	<b>PERTICUERS</b>	<b>Amount in Lacs</b>	
SUB WORKS NO-1	WATER SUPPLY	178.08	Lacs
SUB WORKS NO-2	STORM WATER DRAINAGE	127.990	Lacs
SUB WORKS NO-3	SEWERAGE	77.430	Lacs
SUB WORKS NO-4	ROAD AND FOOTPATH	190.380	Lacs
SUB WORKS NO-5	STREET LIGHTING	19.184	Lacs
SUB WORKS NO-6	HORTICULTURE	9.910	Lacs
SUB WORKS NO-7	MAINTENANCE OF SERVICES FOR 10 YEAR INCLUDING RESURFACING OF ROAD AFTER 1st 5 YEAR AND 2nd 10 YEAR	204.970	Lacs
<b>TOTAL COST</b>		<b>807.944</b>	<b>Lacs</b>
<b>AREA OF THE SITE</b>		<b>5.000</b>	<b>ACRES</b>
<b>COST FOR ONE ACRES</b>		<b>161.58</b>	<b>Lacs/Acres</b>

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<b>ABSTRACT OF COST</b>			
<b>Sub Work-No-1</b>			<b>WATER SUPPLY</b>
<b>S.no</b>	<b>Particulars</b>		<b>(Amount in Lacks)</b>
1	SUB HEAD NO-01	HEAD WORKS	= 52.39
2	SUB HEAD NO-02	PUMPING MACHINERY	= 20.00
3	SUB HEAD NO-03	RISING MAIN	= 6.415
4	SUB HEAD NO-04	DISTRIBUTION SYSYTEM with FIRE	= 27.29
5	SUB HEAD NO-05	FLUSHING/IRRIGATION	= 9.94
<b>TOTAL</b>			<b>= 116.035</b>
ADD 3% CONTINGENCIES & P.E CHARGES			= 3.48
TOTAL			= 119.52
ADD 49% DEPTT.CHARGES, PRICE ESCALATION UNFORESEEN & ADMINISTRATION CHARGES			= 58.56
<b>TOTAL</b>			<b>= 178.08</b>

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<b>Sub work No. 1</b>		<b>Water Supply</b>
<b>SUB HEAD No. 1</b>		<b>HEAD WORKS</b>
		<b>Amount in Lacs</b>
1	Boring and installing 510 mm tubewell with reverse rotary rig complete with pipe and strainer to a depth of about 120 meter in all respect 1no. @ Rs. 15,00,000/- each	15.00
2	Provision for rising mains, connecting tubewell with water main and bypass arrangements with DI/CI Pipe "B" Class of reputed make.	-
	(a) 100 mm dia - 60m @ Rs. 1475/-	0.89
3	Construction of boosting machinery of suitable size in all respect.	-
	(i) Const. of 2 No's of boosting chamber as standard design/appd. Design (L.S.)	10.00
	(ii) Providing & installing Centrifugal pumping set capable of delivering 250 LPM, Head 40m (1HP), 3Nos. (2 working + 1 standby) @ Rs.1.0 Lac/- each. (Domestic Water Supply Pumps)	3.00
	(iii) Providing & installing Centrifugal pumping set capable of delivering 150 LPM, Head 40 m (1HP), 3 Nos. (2 working + 1 stand by) @ Rs. 0.50 Lac /- each. (For Green & Flushing Water Supply Pumps)	1.50
	(iv) Providing & installing of Transformer & direct Electrical connection of suitable capacity (L.S.)	2.50
4	Provision of carriage for materials and other foreseen items L.S.	1.00
5	Construction of U.G. tanks 150 KL @ Rs. 6000/- including 75 KL for Fire and 50 KL for flushing water separately = 150 + 50 = 200 KL @ Rs 6000/-	12.00
6	Provision for construction of Tubewell chambers of size 1.5 x 1.5 x 1.5 m for housing tubewell - 1 no. (L.S)	1.50
7	Construction of Boosting chamber of standard size as per PH. Requirement 1 Nos (L.S) 5.00 Lacs each	5.00
	<b>TOTAL</b>	<b>52.39</b>

<b>MATERIAL STATEMENT</b>		
<b>PHASE-1</b>		
	<b>PIPE LINE</b>	<b>LENGTH IN M</b>
1	TW-1 to UGT.	60.00
	<b>TOTAL LENGTH</b>	<b>60.00</b>

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<b>SUB WORK No. 1</b>		<b>Water Supply &amp; Fire Fighting</b>
<b>SUB HEAD No. 2</b>		<b>Pumping Machinery</b>
		<b>Amount in Lacs</b>
1	Providing & installing an electricity driven pumping set capable of delivering about 300 LPM of water against a total Head of 90 M complete with motor and other accessories (10 HP) 01 set @ Rs. 200000/- each	2.00
2	Provision for diesel engine genset each for standby arrangements for pumps complete with gear head arrangements of followings capacities 1 No. 40 KVA (Lumpsum)	5.00
3	Provision for chlorination plant complete 2 No. @ Rs. 1.00	1.00
4	Provision for making foundations and erection of Pumping Machinery (Lump Sum)	2.50
5	Provision for pipes, valves and specials inside boosting chamber (Lump Sum)	2.50
6	Provision for electric service connection including electrical fittings for tubewell and boosting chamber etc. (L.S)	5.00
7	Provision for carriage of material and other unforeseen items etc (Lumpsum)	2.00
<b>TOTAL</b>		<b>20.00</b>

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<b>SUB WORK No. 1</b>		<b>Water Supply</b>
<b>SUB HEAD No. 3</b>		<b>RISING MAIN</b>
		<b>Amount in Lacs</b>
1	Providing, Laying, Jointing & testing pipelines including cost of excavation etc complete in all respect 150 mm dia GI pipe 148m @ 1875/-	- 2.78
2	Providing & fixing sluice valve including cost of surface box and masonry chamber etc complete in all respect 150 mm i/d 1 No. @ 30000	- 0.30
3	Providing & Fixing indicating plates for sluice valve and air valves - 2no @ Rs. 2000/- each	0.04
4	Providing & fixing air release valve and scour valve 2 Nos @ Rs. 15000/- each	0.30
5	Provision of carriage for materials and other foreseen items L.S.	0.50
6	Making water supply connection with MCF main on Master Road (LS)	2.00
7	Provision for cutting of roads and making good to its original condition	0.50
<b>TOTAL</b>		<b>6.415</b>
<b>(C/o to Abstract of cost for sub work No. 1)</b>		
<b>MATERIAL STATEMENT</b>		
	PIPE LINE	LENGTH IN M
1	MAIN LINE TO UGT	148.00
<b>TOTAL LENGTH</b>		<b>148.00</b>

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<b>SUB WORK No. 1</b>		<b>Water Supply</b>
<b>SUB HEAD No. 4</b>		<b>DISTRIBUTION SYSTEM</b>
		<b>Domestic</b>
		<b>Amount in Lacs</b>
1	Providing, Laying, Jointing and testing C.I./01 pipe lines including Fittings, Valves, Cost of Exacavation etc. complete in all respect	-
	(Domestic)	-
	CI/DI pipe 100mm, 400 m @ Rs 1475/-	5.90
	CI/DI pipe 150 mm, 225 m @ Rs 1875/-	4.22
	M.S pipe 150 mm, 488 m @ Rs 1500/- (FIRE RING)	7.32
2	Provision for carriage of materials and other unforeseen item (Lump Sum)	1.00
3	Providing & fixing valves incl. cost of surface box & masonry chamber etc complete in all respect	-
	100 mm dia 5No's @ Rs 25000/-	1.25
	150 mm dia 02No's @ Rs 30000/-	0.60
4	Provision for including Plate Air Valve, Scour Valve etc (Lump Sum)	4.00
5	Providing & fixing Fire Hydrants complete in all respect with accessories (L.S)	3.00
<b>TOTAL</b>		<b>27.29</b>
<b>(C/o to Abstract of cost for subwork No. 1)</b>		

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by **ST. PATRICKS REALITY PVT.LTD**

<b>MATERIAL STATEMENT FOR DOMESTIC WATER</b>					
S.no	Name of the pipe			Dia of the Pipe	
				150	100 MM
1	UGT	to	a	18	-
2	a	to	b	95	-
3	a	to	e	112	-
4	b	to	c	-	28
5	c	to	d	-	165
6	b	to	d	-	137
7	d	to	e	-	70
<b>TOTAL LENGTH</b>				<b>225</b>	<b>400</b>

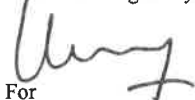
**FIRE RING MATERIAL STATEMENT**

S.No	NAME OF LINE			150MM DIA M.S FIRE RING
1	UGT	to	F1	6
2	F1	to	F2	135
3	F1	to	F4	106
4	F2	to	F3	98
5	F3	to	F4	143
<b>TOTAL LENGTH</b>				<b>488</b>

**SUB WORK No. 1**

**Water Supply**

Authorized Signatory.



For  
**S.T Patricks Reality Pvt. Ltd.**

**Service plan Estimate of Commercial Plotted Colony** on an area measuring 2.965+2.035 = 5.00 Acres  
(Licence no-62 of 2023 dated 27-03-2023 and 63 of 2023 dated 27-03-2023) in the revenue estate of village- Dhunela, sector-32,  
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by ***ST. PATRICKS REALITY PVT.LTD***

<b>SUB HEAD No. 5</b>		<b>FLUSHING / IRRIGATION</b>
		<b>Amount in Lacs</b>
1	Providing, Laying, Jointing & testing pipes lines confirming to IS 4985 (uPVC) including cost of excavation etc complete in all respect	-
(a)	150 MM CI/DI pipe 10 metre @ Rs. 1500/- m	0.15
(b)	100 MM CI/ DI pipe 499 metre @ Rs. 1250/- m	6.24
2	Providing & fixing 20 mm dia irrigation hydrant valve complete in all respect 10MM DIA Sluice Valve incl. cost of Surface box and masonry (L.S)	2.00
(a)	30 Nos @ Rs. 3500 each	1.05
3	Providing for carriage of material and other unforeseen items (Lump Sum)	0.50
<b>TOTAL</b>		<b>9.94</b>
<b>(C/o to Abstract of cost for sub work No. 1)</b>		

<b>MATERIAL STATEMENT FOR FLUSHING</b>					
S.no	Name of the pipe			Dia of the Pipe	
				150 MM	100 MM
1	STP	to	i1	10	-
2	i1	to	i1a	-	37
3	i1a	to	i1b	-	105
4	i1	to	i2	-	58
5	i2	to	i2a	-	135
6	i2	to	i3	-	29
7	i3	to	i3a	-	135
<b>TOTAL</b>				<b>10</b>	<b>499</b>

<b>STORM WATER</b>
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Authorized Signatory.



For  
***S.T Patricks Reality Pvt. Ltd.***

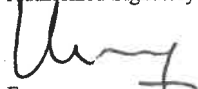


**Service plan Estimate of Commercial Plotted Colony** on an area measuring 2.965+2.035 = 5.00 Acres  
(Licence no-62 of 2023 dated 27-03-2023 and 63 of 2023 dated 27-03-2023) in the revenue estate of village- Dhunela, sector-32,  
SOHNA Distt-GURUGRAM HARYANA being developed  
by **ST. PATRICKS REALITY PVT.LTD**

Sub Work No-II		
S.no	Description	Amount Rs. (in lacs)
1	Providing & Laying RCC pipe drain class NP-3 with cement joint manholes, excavation etc complete in all respect. 400mm dia 844 M @ Rs. 2950/-	24.90
2	Providing for Road Gullies with 300 mm & pipe connection (L.S)	10.00
3	Providing <b>05 Nos of Rainwater Harvesting</b> arrangements 19.0375 acres @ 4.50 Lac each	22.50
4	Provision for shoring & Timbering (L.S)	2.00
5	Provision for lightning, Watching	2.00
6	Provision for carriage of Material (L.S)	5.00
7	Provision for making connection to MCF Lines (L.S)	2.00
8	Provision for temporary disposal arrangement till HSVP services are provide (L.S)	15.00
Total		83.40
Add 3% contingencies & PH Charges		2.50
Total		85.90
Add 49% departmental charges, price escalation unforeseen, admn. Charges		42.09
TOTAL		<b>127.99</b>
(C/o to Abstract of cost )		

STORM WATER MATERIAL STATEMENT				
S.no	Name of storm Line			Dia of Drain in MM
				400
1	a	to	b	110
2	b	to	c	36
3	c1	to	c	110
4	c	to	d	34
5	d1	to	d	110
6	d	to	e	28
7	e1	to	e	75
8	e	to	f	30
9	f1	to	f	138
10	f	to	g	33
11	g1	to	g	125
12	g	to	To main	15
<b>Total length</b>				<b>844</b>

Authorized Signatory.



For  
**S.T Patricks Reality Pvt. Ltd.**

**Service plan Estimate of Commercial Plotted Colony** on an area measuring 2.965+2.035 = 5.00 Acres  
(Licence no-62 of 2023 dated 27-03-2023 and 63 of 2023 dated 27-03-2023) in the revenue estate of village- Dhunela, sector-32,  
SOHNA Distt-GURUGRAM HARYANA being developed  
by **ST. PATRICKS REALITY PVT.LTD**

Sub Work No. II		SEWERAGE SCHEME
S.no	Description	Rs. (in lacs)
1	Providing, Jointing, cutting & testing SW Pipes class 'A' and towering into trenches including cost of Excavation, bed concrete, cost of manholes etc complete	
(a)	SW pipe 200 mm DIA 513 M @ Rs. 2270/M	11.65
2	Providing for carriage of material (L.S) cutting of roads and making good to its in original condition (L.S) vent pipe.	2.00
3	Provision for lighting and watching (LS)	1.00
4	Provision for making MCF connection (LS) on Master Road	1.00
5	Provision for temporary Timbering (LS)	2.50
6	Provision for oblique junction (LS) vent pipe etc.	2.50
7	Provision for temporary disposal arrangement from STP up to territory treatment (L.S) 120 KLD @ 25000 P.KLD	30.00
Total		50.65
Add 3% contingencies & PH Charges		1.52
Total		52.16
Add 49% departmental charges, price escalation unforeseen, admn. Charges		25.56
<b>TOTAL</b>		<b>77.73</b>
(C/o to Abstract of cost )		

SEWERAGE MATERIAL STATEMENT				
Sr. No.	Name of Sewer Line			Length of Sewer in meters
				200 dia
1	A	to	B	135
2	B	to	C	29
3	C1	to	C	135
4	C	to	D	59
5	D1	to	D2	105
6	D2	to	D	40
7	D	to	STP	10
<b>TOTAL LENGTH</b>				<b>513</b>

Authorized Signatory.


For  
**S.T Patricks Reality Pvt. Ltd.**

**Service plan Estimate of Commercial Plotted Colony** on an area measuring 2.965+2.035 = 5.00 Acres  
(Licence no-62 of 2023 dated 27-03-2023 and 63 of 2023 dated 27-03-2023) in the revenue estate of village- Dhunela, sector-32,  
SOHNA Distt-GURUGRAM HARYANA being developed  
by **ST. PATRICKS REALITY PVT.LTD**

MATERIAL STATEMENT FOR ROADS							
<b>12M WIDE ROAD</b>							
A1	=	274	x	1	=	274	M
<b>12M WIDE ROAD</b>						=	<b>274 M</b>
<b>6.00M WIDE ROAD</b>							
A	=	135	x	2	=	270	M
B	=	106	x	2	=	212	M
C	=	70	x	1	=	70	M
D	=	115	x	1	=	115	M
E	=	25	x	1	=	25	M
F	=	23	x	3	=	69	M
<b>6.00M WIDE ROAD</b>						=	<b>761 M</b>
<b>ROAD</b>							
		<b>LENGTH</b>	<b>WIDTH</b>	<b>=</b>	<b>TOTAL AREA</b>		
12M WIDE ROAD	=	274.00	5.50	=	1507.00	Sq.mt	
6.00M WIDE ROAD	=	761.00	5.50	=	4185.50	Sq.mt	
		<b>1035.00</b>	<b>M</b>	<b>=</b>	<b>5692.50</b>	<b>Sq.mt</b>	
10% FOR CURVE STONE/JUNCTION	=	103.50	M	=	569.25	Sq.mt	
TOTAL	=	1138.50	M	=	6261.75	Sq.mt	
<b>SAY</b>	<b>=</b>	<b>1150.00</b>	<b>M</b>	<b>=</b>	<b>6300.00</b>	<b>Sq.mt</b>	

**Sub Work No. IV**

Authorized Signatory.

For   
**S.T Patricks Reality Pvt. Ltd.**

**Service plan Estimate of Commercial Plotted Colony** on an area measuring 2.965+2.035 = 5.00 Acres  
(Licence no-62 of 2023 dated 27-03-2023 and 63 of 2023 dated 27-03-2023) in the revenue estate of village- Dhunela, sector-32,  
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by ***ST. PATRICKS REALITY PVT.LTD***

<b>ROAD</b>			
S.no	Description	Units / Qty / Rate	Amount in Rs.
1	Provision for levelling & earth filling as per site conditions 5.00 Acres @ Rs. 175,000/-		8.750 Lacs
2 (i)	Construction of roads by providing Granular sub-base 200 mm as per MORT & H Specifications conforming to clause 401 grading -B 400.1.		
(ii)	Providing, Laying, Spreading & compacting hand broken/ crushed stone aggregate to wet mix macadam conforming to physical requirements laid in 250 mm stone aggregate MORT & H Specification in two layers compacted to 150mm (75+75) by taking material 1.32 times of the (thickness of the layer) including premixing of material with water in mechanical mixer.		
(iii)	50 mm thick D.B.M.		
(iv)	30 mm thick BC		
	for 6300 sqm @ Rs. 1500/- per sqm		94.50 Lacs
3	Provisions for kerbs and channels of CC (1:2:4) on both sides of road. (1150 x 2 ) = 2300 Rmt @ Rs. 600/per Mtr.		13.80 Lacs
4	Provision for carriage of material and other unforeseen items demarcation guide map, indication boards etc (L.S)		5.00 Lacs
5	Provision for Traffic Light Arrangement. (LS)		2.00 Lacs
	Total		124.05 Lacs
	Add 3% contingencies & PH Charges		3.72 Lacs
	Total		127.77 Lacs
	Add 49% departmental charges, price escalation unforeseen, admn. Charges		62.61 Lacs
	<b>TOTAL</b>		<b>190.38 Lacs</b>
(C/o to Final Abstract of cost )			

Sub work No. V

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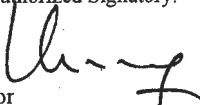
For

***S.T Patricks Reality Pvt. Ltd.***

**Service plan Estimate of Commercial Plotted Colony** on an area measuring 2.965+2.035 = 5.00 Acres  
(Licence no-62 of 2023 dated 27-03-2023 and 63 of 2023 dated 27-03-2023) in the revenue estate of village- Dhunela, sector-32,  
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		STREET LIGHTING	
S.no	Description	Amount in Rs.	
1	Providing street lightning on roads in the surrounding area as per standard specifications of HVPN with CFL complete in all respect = 5 Acres (Complete) @ Rs. 2.50 lacs (PER Acres)	12.50	Lacs
Total		12.500	Lacs
Add 3% contingencies & PH Charges		0.375	Lacs
Total		12.875	Lacs
Add 49% departmental charges, price escalation unforeseen, admn. Charges		6.309	Lacs
<b>TOTAL</b>		<b>19.184</b>	<b>Lacs</b>
(C/o to Final Abstract of cost )			

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For  
***S.T Patricks Reality Pvt. Ltd.***

**Service plan Estimate of Commercial Plotted Colony** on an area measuring 2.965+2.035 = 5.00 Acres  
(Licence no-62 of 2023 dated 27-03-2023 and 63 of 2023 dated 27-03-2023) in the revenue estate of village- Dhunela, sector-32,  
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<b>SUB WORK NO-VI</b>			
<b>HORTICULTURE (Plantation &amp; Road Side Trees)</b>			
<b>1</b>	<b>Development of Lawn Areas:</b>		<b>Amount in Rs.</b>
	a)	Trenching the ordinary Soil up to depth of 60 cm including removal and stacking Serviceable material and disposing of by spreading and leveling within a lead of 50m and making up the trenches area to proper levels by filling with earth mixed with manure before and after flooding trenches with water including cost of imported earth and manure	
	b)	Rough dressing of turfed area	
	c)	Grassing with "Doob Grass" including watering and maintenance of lawns for 30 days till the grass forms a thick lawn, free from weeds and fit moving in rows 7.5 m apart in either direction	
		2.00 Acres @ 1.5 Lacs / Acres	3.00 Lacs
<b>2</b>	<b>Provision and planting trees along boundary @ 12M interval</b>		
	Total Road length 1150/12 =96 X 2 =192 No's		
	Cost Detail		
	Excavation	60.00	
	Manure	90.00	
	Tree Plants	150.00	
	Tree Guards	1500.00	
	Total	1800.00	
	192 No's tree @ Rs 1800/-		3.46 Lacs
	<b>Total</b>		<b>6.46 Lacs</b>
	Add 3% contingencies, PE & Consultancy Charges		0.19 Lacs
	<b>Total</b>		<b>6.65 Lacs</b>
	Add 49% department charges, price, and escalation unforeseen Admin charges		3.26 Lacs
	<b>Total</b>		<b>9.91 Lacs</b>
(C/o to Final Abstract of cost)			

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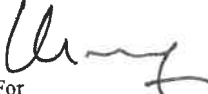


For  
**S.T Patricks Reality Pvt. Ltd.**

**Service plan Estimate of Commercial Plotted Colony** on an area measuring 2.965+2.035 = 5.00 Acres  
(Licence no-62 of 2023 dated 27-03-2023 and 63 of 2023 dated 27-03-2023) in the revenue estate of village- Dhunela, sector-32,  
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by ***ST. PATRICKS REALITY PVT.LTD***

SUB WORKNO-VII		SERVICES & RESURFACING OF ROADS	
			Amount in Rs.
<b>1</b>	<b>Provision of MTC charges for Water Supply, SWD sewerage, roads, street Lighting, Horticultural etc.</b>		
	a) Complete in all aspect, including operational & establishment charges as per HUDA norms for 10 Years Completion		
	<b>5.00 Acres @ Rs 8.00 Lacs per Acres/-</b>	40.00	Lacs
<b>2</b>	Provision for re-surfacing of roads after 5 years of mtc. one layer of 100 mm thick BUSG compacted to 75 mm thick per mix carpet with Seal coat		
	<b>6300 @ Rs 660/- per Sq.mt</b>	41.58	Lacs
<b>3</b>	Re-Surfacing of roads after 10 years of Mtc. i.e. 25 mm thick premix carpet with mechanical paver		
	<b>6300 @ Rs 825/- per Sq.mt</b>	51.98	Lacs
	<b>Total</b>	<b>133.56</b>	<b>Lacs</b>
	Add 3% contingencies, PE & Consultancy Charges	4.01	Lacs
	<b>Total</b>	<b>137.56</b>	<b>Lacs</b>
	Add 49% department charges, price, and escalation unforeseen Admin charges	67.41	Lacs
	<b>Total</b>	<b>204.97</b>	<b>Lacs</b>
(C/o to Final Abstract of cost )			

Authorized Signatory.



For  
***S.T Patrick's Reality Pvt. Ltd.***





Sr. No.	Name of Sewer Line	SOD NUMBER	Number of SOD's	COMMERCIAL AREA (Ground Floor Area)	BUSINESS AREA (Area of 13 to 4th Floor)	COMMERCIAL POPULATION @ 03 Per/Sqmt	COMMERCIAL POPULATION @ 10 Per/Sqmt	TOTAL POPULATION	Water Requirement @ 45 Litres Per Person	Sewerage Discharge LPD			Design Discharge in Cusecs	Design Velocity in Feet Per Second	Length of Sewer in meters	Diameter of Sewer in MM	30# Fall in meter	Formation Level		Invert Level		Depth		Average depth.	
										Main	Branch	Total						Upper End	Lower End	Upper End	Lower End	Upper End	Lower End		
1	A	01 to 08 & 27 to 37	19	2316.39	7194.72	772.80	7194.72	8	67152	0	67152	14	15	16	17	18	19	20	21	22	23	24	25	26	27
2	B	-	-	-	-	-	-	1492.27	67152	0	67152	0.05163	2.85	135	200	300	0.45	2052.35	2052.30	2064.45	2064.00	0.90	1.20	1.05	
3	C	09 to 18 & 19 to 26	18	1879.47	7414.87	626.49	7414.87	1367.98	61559	0	61559	0.05650	2.85	29	200	300	0.10	2092.20	2091.15	2083.00	2077.00	1.20	1.25	1.22	
4	D	56 to 59	4	658.25	2005.73	211.66	2005.73	411.66	18525	128711	147236	0.13513	2.85	59	200	300	0.20	2094.15	2093.08	2077.00	2074.45	1.40	1.70	1.55	
5	D1	D2	38 to 55	18	2248.00	4078.02	746.63	4078.00	52085	0	52085	0.04780	2.85	105	200	300	0.35	2093.35	2091.15	2082.25	2080.05	0.90	1.03	0.96	
6	D2	D	-	-	-	-	-	-	0	52085	11472	0.04780	2.85	40	200	300	0.13	2093.15	2093.08	2083.05	2077.70	1.30	1.45	1.37	
7	D	STP	-	-	-	-	-	199220	199220	43903	0.18293	2.85	10	200	300	0.03	2093.08	2093.08	2074.45	2073.2	1.70	1.76	1.73		



**STORM WATER DETAIL**

S.no	Name of storm Line	Area in Sq.mt	Area in Acres	Area in Acres			Required Discharge in cuses @ 1/4" Rain fall intensity per hour	Length of Drain in Meters	Dia of Drain in MM	Design Discharge in Cuses	Design Velocity in Meter per second	Slope	Formation Level		Invert Level		Depth		Average Depth
				Self	Branch	Total							At Upper End	At Lower End	At Upper End	At Lower End	At Upper End	At Lower End	
1	2	3		4	5	6	7	8	9	10	11	12	14	15	16	17	18	19	20
1	a to b	2500.00	0.62	0.62	0.00	0.62	0.15	110	400	4.18	0.91	500	209.35	209.25	208.15	207.93	1.20	1.32	1.26
2	b to c	796.39	0.20	0.20	0.62	0.82	0.20	36	400	4.18	0.91	500	209.25	209.20	207.93	207.86	1.32	1.34	1.33
3	c1 to c	3332.00	0.82	0.82	0.00	0.82	0.21	110	400	4.18	0.91	500	209.33	209.20	207.86	207.64	1.47	1.56	1.52
4	c to d	588.15	0.15	0.15	1.64	1.78	0.45	34	400	4.18	0.91	500	209.20	209.15	207.64	207.57	1.56	1.58	1.57
5	d1 to d	3465.78	0.86	0.86	0.00	0.86	0.21	110	400	4.18	0.91	500	209.30	209.15	207.64	207.42	1.66	1.73	1.70
6	d to e	782.90	0.19	0.19	2.64	2.83	0.71	28	400	4.18	0.91	500	209.15	209.10	207.42	207.36	1.73	1.74	1.74
7	e1 to e	1132.21	0.28	0.28	0.00	0.28	0.07	75	400	4.18	0.91	500	209.15	209.10	207.42	207.27	1.73	1.83	1.78
8	e to f	614.51	0.15	0.15	3.11	3.27	0.82	30	400	4.18	0.91	500	209.10	209.18	207.27	207.21	1.83	1.97	1.90
9	f1 to f	3259.19	0.81	0.81	0.00	0.81	0.20	138	400	4.18	0.91	500	209.35	209.18	207.27	206.99	2.08	2.19	2.14
10	f to g	250.65	0.06	0.06	4.07	4.13	1.03	33	400	4.18	0.91	500	209.18	209.20	206.99	206.93	2.19	2.27	2.23
11	g1 to g	3259.19	0.81	0.81	0.00	0.81	0.20	125	400	4.18	0.91	600	209.32	209.20	206.99	206.78	2.33	2.42	2.37
12	g to To main	251.25	0.06	0.06	4.94	5.00	1.25	15	400	4.18	0.91	600	209.20	209.22	206.78	206.76	2.42	2.46	2.44

