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L-21
30 Nov. 22

To

Chairman,
Gandharva Nagar Society

Sub: Comments on Basic Amenities, wishlist, & wish list
common for society, as forwarded by you.

Basic Amenities

1. Existing floor height from finished floor level to surface of plastered slab is 10'-0". This should be maintained.
2. Entrance in the flat should be facing east or west.
3. In addition to covered parking to each flat, additional bigger covered parking to flats of J, K, L building should be provided.
4. External walls of flat shall be in 9" thick red bricks. This will provide wider cills of windows to accommodate four channels for window sliding shutters with glass and mosquito proof shutters.
5. At present storage capacity of underground sump and over head tanks are sufficient for Corporation water. We need water tankers when Corporation water supply is stopped for repairs. Can we get additional water connection from Corporation for additional flats to get 24 hours water to all flats. Other developer should provide bore wells with water softening plants to make up deficiency.

6. Mechanised parking should be avoided to prune down maintenance cost.

7. Specifications and facilities suggested appears to be highly rich and superior, which will involve more maint cost. All members may not be in position to bear this high maintenance cost.

8. ~~IF~~ Existing members should be given choice to select floors of his choice in all towers. No separate tower should be earmarked for existing members. All towers being built by developer should have same specification.

9. All water supply lines should be UPVC.

10. Minimum size of underground drainage pipe shall be 9" diameter and ~~min~~ minimum size of vertical drainage pipe should 6" dia

11. All vertical pipes of water supply, waste water, soil shall be provided with mouse traps to prevent entry of mouse in flat

12. Toilet windows should be provided with stainless steel X-PM & guard bars in addition to louvers to prevent entry of lizards & birds.

13. Inlet water supply ~~at~~ ~~wa~~ flat should be provided with stop back / gate valve for repairs of plumbing.
14. Separate wash hand basin shall be provided ~~to~~ near dining ~~rooms~~ rooms to avoid washing inside toilet.
15. Kitchen trollys, & Kitchen cabinets (modular) of standard make should be provided by developer.
16. Minimum essential fans, tubelights, door bells shall be provided by developers, instead of making provisions for same. This should also include exhaust fans and kitchen chimneys if possible.
17. Provision for other fittings such as ~~Air conditioners~~ Air conditioners, washing machines, etc should be made, as suggested.
18. The name of redeveloped society complex must be Gandharva Nagari only, & not Tulja.
19. To avoid different cable connections ~~to~~ from different companies it is suggested that only Tata Sky connection for cable T.V and internet should be provided.
20. Size of dry balcony should be 4' wide or more x ~~full~~ ^{width} length of ~~to~~ full width of kitchen to accommodate washing machine and ground sink.

21. item no 15 to 18 on page 12 of basic amenities should be combined.
22. Item 13 on page 12 may not be possible.
23. Uniform cost for electrical items should be given by developer so that member may add or omit some unwanted points, the contractor should accordingly compensate flat owner accordingly.

Wish list

24. ~~The~~ Necessity of 3 phase connection to each flat should be ~~not~~ reviewed. ~~There~~
25. Devahara should be North-East corner of flats, a small size pooja room or enclosure should be provided.

