

## DUELY APPROVED REVISED HOUSING SPECIFICATIONS

### For Type- III & above houses:

#### Civil work:

- i) Present Mosaic/Cement concrete floor shall be replaced with vitrified tiled floor. If the floor is already re-laid, from the original construction, it will be considered to relay after 10 years. In case, the house is affected with the termite or dampness in the floors, then it shall be demolished for re-flooring with vitrified tiles, otherwise the tiles shall be fixed over existing floor with epoxy mortar. The vitrified tiles shall be of size 600x600 mm. The color of vitrified tiles shall be Cream with marble finish.
- ii) Next relaying of the floor shall only be considered after 10 years, in case of change of occupant.
- iii) Ceramic glazed tiles in Bathroom/WC dado shall be of size 300x450 mm instead of existing 200x300 mm. Five samples of tiles shall be approved by the committee & the resident shall be requested to select from them.
- iv) The non approachable terraces of Type-VI & V shall be made approachable by providing a staircase from courtyard or any other suitable location with proper railing/ parapet.
- v) Mixer unit will be provided in the area of bathrooms and for washbasins.
- vi) A sample modular kitchen shall be constructed in one Type-III, IV & V houses and after approval the same shall be repeated for all houses.
- vii) External doors and windows shall have double shutters with wire mesh (in verandah only one window shall be provided with wire mesh shutter)
- viii) Kitchen platform & tiles shall be as per old norms i.e. 600mm (on all three sides) above the cooking platform and 600mm above the sink and drain board.
- ix) Internal whitewashing and painting shall be done as per old norms i.e. oil-bound paint in all the rooms and white wash on the ceiling.

#### Electrical work:

- i) Maximum 10% shifting of switches shall be allowed in case of change of occupant.
- ii) Provide bell & switch for servant quarter.
- iii) Provision to install sub-meter for servant quarter (meter shall be provided by the resident)
- iv) Main feeder cable to the house shall be considered for change in case of increased load of the house as and when required on request basis.
- v) In Type-III, 5 nos. 15 amp power outlet has been provided & 8 nos. in Type-IV these shall be increased to 10 nos. in each Type, other electrical light/ fan points and power outlets shall be same as per old norms as below.

Sl. No.	Type of Residence	5 amp power outlet points		5/15 amp power outlet points	Light/fan/exhaust fan/ bell points	No. of ceiling fans	Remarks
1	Type-I	10		5	16	3	
2	Type-II	13		5	20	4	
3	Type-III	16		10	28	5	
4	Type-IV	24		10	37	6	
5	Type-V/VI	31		11	48	6	

### For Type - I & II houses:

#### Civil work:

- i) Same type of flooring as recommended in type-III houses(i.e. present Mosaic/Cement concrete floor shall be replaced with vitrified tiled floor) will be used. If the floor is already re-laid, from the original construction, it will be considered for relay after 10 years. In case the house is affected with the termite or dampness in the floors, then it shall be demolished for re-flooring with vitrified tiles, otherwise the tiles shall be fixed over existing floor with epoxy mortar. The vitrified tiles shall be of size 600x600 mm. The color of vitrified tiles shall be cream with marble finish.
- ii) Kitchen platform, wall tiles & toilet tiles shall be as per old norms i.e. 600mm (on all three sides)above the cooking platform & 600mm above the sink and drain board.
- iii) External Doors and windows shall be double shutters with wire mesh (In verandah only one shutter shall be provided with wire mesh shutter)
- iv) Internal whitewashing and painting shall be done as per old norms i.e. oil-bound paint in all the rooms and white wash on the ceiling.

#### Electrical work:

- i) Maximum 10% shifting of switches shall be allowed in case of change of occupant.
- ii) In Type-I & II, 3 nos. 15 amp power outlet has been provided, these shall be increased to 5 nos. in each Type, other electrical light/ fan points and power outlets shall be same as per old norms as above.