



Work Order

WO Date 02/08/2024

WO No. WO -WO-JRL-SO-MTM-BW -2024 - 088-AMD-1

WO Revision 1.00

WO Revision Date 02/06/2025

To,
**SHREE SADGURU
CONSTRUCTION**
Dhankawadi, C3/13, Teen Hatti Chauk, Pune,
Maharashtra. 411043.
Contact No : 9823025004
Email: rajendramohite2209@yahoo.com

PAN :No: AERFS2920L
GST No: 27AERFS2920L1ZH
Valid Date: 31/08/2025
Com. Date: 02/08/2024

Company Name :
**Jairaj Realty LLP & Unit 9
Jairaj Realty Unit 9 LLP**
Sr. No. 36/1/1/, Office No. 802 8th Floor, Chordia G, Baner
Gaon, Pune Maharashtra 411045.
Site Name : MAHA TRADE MARKET(MTM)
Site Address : SR.NO.577/2,577/3,C.T.S.
NO.359,418(P),BIBWEWADI
PUNE CITY PUNE

PAN :
GST No: : 27AAOFS6123L1ZP

Subject : INFRASTRUCTURAL DEVELOPEMNT WORK - EAST SIDE

Site Contact Person Pravin Gurav : 8788538496

Dear Sir,

This has reference to your offer submitted to us for MAHA TRADE MARKET(MTM) project and our subsequent negotiation meetings, we are immensely pleased to confirm our intention of awarding the captioned subject work to your esteemed organization on the techno-comercial terms & conditions cum stipulations broadly depicted hereunder in the succeeding paragraphs.

Sr.No	Item Description	Qty	Unit	Rate Rs.	GST%	Amount
	Earth work Excavation Work					
1	Backfilling using available soil Specification : Filling with approved quality Murum/Material - available at Site in plinths, back of retaining walls, foundations and trenches etc. and spreading the remaining soil for landscaping and other location as directed by the Project Manager and shall be done in layers, not exceeding 20cm in depth and consolidating each deposited layer by mechanical means, ramming and watering as per specifications including re-excavation, transportation, loading, unloading, carriage to dumping spot and all incidentals at all depth, levels, leads and lifts complete. (Net consolidated area fill volume will be computed from the initial and final levels. Volume in slopes, embankments etc. will be computed applying appropriate formula, as per CPWD specification).Murum/Material used shall be free from roots grass and rubbish salts, organic matter, black cotton soil or slushy earth and combustible. All the works shall be executed up to the satisfaction of Engineer In Charge or Site In Charge.	1,028.78	Cu.Mtrs	130.00	18	1,33,741.40
2	Excavation in Hard Murum & Soft Rock Specification :	1,177.82	Cu.Mtrs	90.00	18	1,06,003.80

	Earth work in excavation (All kinds of Hard Murum and Soft Rock) in foundation trenches or under grade/ raft slab etc. including back filling from existing Ground level and including dressing of bottom, sides strutting, timbering, shoring, trimming of sides, dewatering, all leads and lifts, incidentals, etc. . Excavation shall be payable only for vertical cut up to the outer edge of foundation lean concrete as indicated in drawings through out the pit depths. Cost of extra excavation required for working space, supporting side shuttering of foundations and retaining walls and that required for making slopes for stability of excavation shall be deemed to be included in the rate quoted. (Note: The Line & levels in the drawings shall be strictly followed and excess excavation if any shall be made good by contractor free of cost as per the instructions of the Owner) To organize the space for stacking of excavated earth for using the same in back filling will be responsibility of the contractor only. All the works shall be executed up to the satisfaction of Engineer In Charge or Site In Charge. Contractor have to follow environmental condition to preserve the surface soil to make proper space for storage / stacking of surface soil at no extra cost.					
3	Excavation In Soft Soil Specification : Earth work in excavation (Soft Soil) in foundation trenches or under grade/ raft slab etc. including back filling from existing Ground level and including dressing of bottom, sides strutting, timbering, shoring, trimming of sides, dewatering, all leads and lifts, incidentals, etc. . Excavation shall be payable only for vertical cut up to the outer edge of foundation lean concrete as indicated in drawings through out the pit depths. Cost of extra excavation required for working space, supporting side shuttering of foundations and retaining walls and that required for making slopes for stability of excavation shall be deemed to be included in the rate quoted. (Note: The Line and levels in the drawings shall be strictly followed and excess excavation if any shall be made good by contractor free of cost as per the instructions of the Owner) To organize the space for stacking of excavated earth for using the same in back filling will be responsibility of the contractor only. All the works shall be executed up to the satisfaction of Engineer In Charge or Site In Charge. Contractor have to follow environmental condition to preserve the surface soil to make proper space for storage / stacking of surface soil at no extra cost.	1,766.73	Cu.Mtrs	90.00	18	1,59,005.70
4	Surface preparation for PCC, Soling Specification : Preparation of Sub grade :- Sub grade preparation including minor excavation or by murum filling using available murum including Rolling, Watering etc. complete.	3,924.36	Sqm	40.00	18	1,56,974.40
5	RCC Work RCC Civil Works PCC M15 grade Specification :	103.56	Cu.Mtrs	4,500.00	18	4,66,023.60

6	RCC M25 Grade Concrete Specification : Providing and laying (Concrete for Footing/ Raft, Columns/Walls-M25) RMC / cast - in - site machine batched, machine mixed and machine vibrated structural controlled cement concrete/Ready Mixed grade with or without concrete pump with 20mm down Crush aggregates Excluding cost of centering, shuttering, form work with cost of making shear keys and including provision of construction / contraction / control joints in various locations, laid, consolidated and cured, item to include all structural items like foundation, raft slab, raft beams, plinth beam, lift pits, sump pits, pedestals / bases of column wall foundations grade slab, Suspended floors, slab, pardi, roofs, balconies, shelves/ counters, stair waist slabs, folded plate stairs and landings, lintel and floor beams, girders (deep beams), RCC bands, cantilever projections, slab of tank, Columns, pillars, piers, Staircases, abutments, posts and struts, offset and projection of columns, water tank walls, lift walls, swimming pool wall and ramp walls, Retaining walls (any thickness), Parapets, planters, facias, fins, vertical projection of balconies, pergolas, copings, sills etc.	331.60	Cu.Mtrs	7,200.00	18	23,87,520.00
7	Shuttering Work Specification : Approved Marine plywood shuttering and centering for structural concrete work in locations called for including strutting, propping, bracing, bolting, wedging, casing, striking, removal etc. complete for any size, section, thickness. Props shall consist of well designed steel pipes adequately braced (wooden ballies as props shall not be permitted). The item to include centering and shuttering at all heights and levels. Do as above for Foundation, raft, raft beams, plinth beam, pedestals/ bases of columns, RCC Walls etc.	1,633.44	SQM	975.00	18	15,92,604.00
8	TMT FE 500 steel Specification : High yield strength/TMT : Providing and fixing in position mild steel/ High yield strength/TMT deformed steel bar (HYSD bar) reinforcement of various diameters for Deck slabs, Slabs, Beams, canopies, staircase, chajjas, lintel pardi, coping, etc. as per detail designs, drawings and schedules including cutting, bending, hooking the bars, binding with 18 gauge binding steel wire or tack welding and supporting as required complete.	29.84	Mtr.	72,000.00	18	21,48,480.00
9	Brick Work Brickwork FLY ASH Brick - 450 MM (L+M) Specification :	120.13	Cu.Mtrs	2,300.00	18	2,76,299.00

	Providing fly ash brick work in cement mortar 1:6(1 part cement 6 parts crush sand) in walls, chambers etc. in 450 mm thickness at all depths places and positions in plinth/superstructure including with 4 nos 8 mm rod and 4 nos					
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10	Fly Ash Brick Masonry 230mm Thk Specification : Providing fly ash brick work in cement mortar 1:6(1 part cement 6 parts crush sand) in walls, chambers etc. in 230 mm thickness at all depths places and positions in plinth/superstructure including with 4 nos 8 mm rod and 4 nos	44.83	SQMT	1,225.00	18	54,916.75
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11	Internal Plaster work Internal Plastering works Single coat- Back coat Plaster Specification :	365.17	SQMT	690.00	18	2,51,964.89
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	Finishing Works					
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				Contract Amount (A)	77,33,533.54
				CGST 9% RD	6,96,018.02
				SGST 9% RD	6,96,018.02
				Total GST (B)	1,392,036.04
				Total (A + B)	91,25,570.00

AMOUNT IN WORDS:
 RUPEES NINETY-ONE LAC TWENTY-FIVE THOUSAND FIVE HUNDRED SEVENTY ONLY.

WO Terms And Conditions :

1.General : Any dispute arising out of Local conflict shall be the sole responsibility of the Contractor & the consequences arising out of the same shall needs to be effectively handled by the Contractor including necessary interaction to be made With Local administrative authorities, an aid for its settlement, etc. complete.

2.Definations as applicable to this contract : Owner / Employer shall mean M/s. JAIRAJ REALTY UNIT 9 LLP and shall include their legal representatives, assigns or successors. Contractor shall mean M/s SHREE SADGURU CONSTRUCTION and shall include their legal representatives, assigns or successors.

3.Duration of Work : Time is the essence of this Contract. Contractor shall complete the entire scope of work within mutually agreed period i.e., within 30 days from the date of readiness & handover the site to the Contractor for Work.

4.Payment terms : 100 % Payment after completion of work & within 30 days after submission of certified copy of tax invoice in prescribed format with the required back up at Solitaire Head Office Baner.

5.Mode of Measurement : As per IS 1200.

- 6. Water & Electricity :** One-point supply in Owner's Scope & its further distribution as per site requirement shall be in Contractor's scope
- 8. Quality :** The Contractor shall strictly adhere to & comply to the quality desired by the Owner and failing to which the Owner reserves right to take the necessary actions including the levy of debits, etc. or as deemed suitable by the Owner. Any inferior quality work as pointed out from time to time by EIC shall be made good by the Contractor at his own expenses & no extra payment shall be made to the Contractor for such activity. All the works to be executed shall be strictly as per the Item Specification, Material Specifications and as per mentioned by the Owner & no deviations in the same shall be accepted.
- 9. Labour :** Labours for all the activities to be arranged and borne by contractor with the necessary required supervision including their food arrangements and accommodation.
- 10. Indemnity :** The Contractor shall indemnify Owner (s) with his complete Site Staff & staff at the back office as well and hold them harmless against all claims arising out of royalties of materials, taxes and patents payable by the Contractor, compensation payable by the Contractor to their sub-Contractors / personnel, etc. and losses, damages occurred to third party due to Contractors act of sheer negligence or carelessness , accidents/ fatal accidents or any other cause connected with the execution of work under this awarded contract till the entire period of this work.
- 11. Insurance and Statutory Compliance :** Workmen Compensation and all other relevant insurances including Strict observance of PF+ ESIC and labour laws as deemed applicable to this contract shall be under the scope of the Contractor.
- 12. Jurisdiction :** All disputes arising out of or in connection with this Work Contract shall be deemed to have arisen at Pune and only Courts in Pune shall have an exclusive jurisdiction to determine the same.
- 13. Liquidated Damages:**
- Contractor shall be obliged to complete the contractual scope within the contractual time frame.
 - In the event of failure of Contractor to complete the work within the stipulated time period due to reasons solely attributed to the Contractor, the contractor shall be liable to pay a liquidated damages at the rate of 2% (Two percent) of the total contract value per week of delay.
 - Maximum Liquidated damages shall not exceed 5% of total Contract Value.
 - Contractor Shall not be relived from the obligations even in the event of applicability of the said LD, Contractor shall complete the balance work within the time as mutually agreed further by both the parties.
 - Any delay attributed to Force Majeure shall not be accounted for while evaluating the repercussion under the clause of Liquidated damages as well as while calculating the incentive as well.
 - Similarly, in the event if the cause of delay is solely attributed to the owners cause then same shall be recorded and the necessary time extension will be given to the Contractor.
- 14. Force Majeure :** For the purpose of this Contract, a force majeure event shall mean an event like An act of god or events beyond the reasonable control of the affected party which could not have been expected to occur, exceptionally adverse weather conditions, lightning, earthquake, cyclone, flood, volcanic eruption, landslide or fire which prevent the Party claiming force majeure ('affected party') from performing its obligations under this Contract and which act or event is
- beyond the reasonable control of and not arising out of the fault of the affected party and
 - the affected party is unable to overcome such act or event by exercise of due diligence, reasonable efforts, skill, and care and
 - has a material adverse effect on the Work.
- 15. Defect Liability Period :** The defect liability period shall be 12 calendar months (which shall include one monsoon) starting from the date of handing over and upon issuance of completion certificate by owners EIC
- 16. Termination :** In the event if the Contractor categorically fails to satisfy the Owner's EIC / Principal Contractor with regards to overall quality of the work executed / being executed, deployment of resources in adequate numbers, overall speed of the work & finally about overall completion of the Project, etc. then the Owner reserves the full rights to terminate the contract without assigning any reason by issuing termination 2 no's (two) notices each of 7 days in advance.
- On such termination, Contractor should be obliged to stop the work and vacate the premises within the stipulated time frame and the Owner is obliged to pay the dues in such stipulated time as agreed by the contractor & towards the work executed till date.
- 17. Retention :** 5% Retention shall be liable to be deducted from each R.A. Bill & Full & Final bill submitted by the Contractor & withheld will be release as per following manner
- 2.5% Retention shall be released along with final bill payment after virtual completion of work in written by Client's.
 - 2.5% Retention shall be released after completion of defect liability period.

Approved by digitally with the concern of

Name	Date/Time	Current Status	Remarks
Contracts Head(vikas.jadhav)		Approved	ok

koustubh

For Jairaj Realty LLP & Unit 9

For SHREE SADGURU
CONSTRUCTION

Created By

Approved By

Authorized Signatory

Authorized Signatory

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