

SCHEDULE "D"
SPECIFICATIONS
BRIGADE WTC ANNEX

STRUCTURE: 2B+G+10 UPPER FLOORS

Substructure - RCC framed structure,

Superstructure – Columns with circular structural steel tubes with infilled concrete and structural metal deck floor with structural steel beams.

Finishing Schedule:

Flooring:	Common area	
	Entrance lobby	Granite/Marble flooring
	Lift lobby/Corridors	Granite flooring/ Equivalent Tiles
	Staircase	Granite
	Service Area	Restile/ Vitrified tiles/ Epoxy
	Toilet	Antiskid Vitrified tiles for floor
	Electrical room	Epoxy finish/ Ceramic tiles
	AHU room	IPS flooring
	General Office Area	IPS flooring
	Basements	Grade slab, VDF/ Grade slab with power troweling
	Terrace	Membrane with Waterproofed with screed + clay tile finish/reflective tile
	Passenger Lift	Granite/ Marble flooring
	Service lift	Aluminum checkered plate

Wall Finishes:	Common Area	
	Entrance lobby	Combination of Marble / Granite cladding / Texture Paint/ Wood veneer
	Lift lobby/Corridors	Combination of Marble / Granite / Glass cladding / Tile cladding / Texture Paint
	Staircase	Scratch coat upto 1.20mtrs and balance area with OBD for all floors.
	Service Lift	Architrave Jamb, dado till 2.1Mts height for the lift face wall and OBD for all the surround areas.
	Toilet	Ceramic/ Vitrified tiles

	Electrical room	Economy emulsion paint
	AHU room	Plaster finished with economy emulsion paint
	General Office Area	Sponge / Travel finish plastering and Two coats of putty
	Basements	Cement paint / ACE Exterior emulsion paint
	External façade	Combination of structural glazing / granite / ACP cladding, windows / ventilators and textured paint
Ceiling:	Common Areas	
	Entrance lobby, corridor and lift lobby	False ceiling with combination Grid and Gypsum, OBD
	Staircase/Service lift lobby	Oil bound distemper
	Toilet	False ceiling with combination Grid and Gypsum
	Basement	Cement paint / ACE Exterior emulsion paint
Steel works:	Fabrication	Synthetic enamel paint – berger / Axa Nobel / Equivalent
	Railing	MS railing with enamel paint
Common Toilet Fixture:		
	Faucets	Chromium Plated fittings Jaguar / Kohler or Equivalent
	Sanitary ware	EWC / Wash basin of Kohler / Toto / Equivalent, Water less urinals
	Accessories	Mirror, Tissue paper holder, soap tray
Doors	Main Entrance Door	Glass with Aluminum frames / patch fittings
	Office doors	Glass door set in Aluminium frame work / Hard wood frame with laminate shutter

Toilet Door

Laminate door, Modular cubicle for
Inside partition

Fire Doors

Metal door with 2 hr fire rating

Utilities and Services

Common Area

Lift

Passenger Lifts - 3 nos - 16 passenger
Capacity,

Service Lifts - 1 nos - 1000 Kgs

Parking lift – 1 nos – 13 pax

UPVC

Water Supply – External piping

CPVC

Water Supply – Internal piping

Water Treatment Plant

Sewage Treatment Plant

Recycled water for Flushing

UPVC

Drainage – External and Internal piping

0.8 KVA for every 100 sft of SBU area

Electrical – Office

100% backup Electrical Supply

DG

BESCOM power with a dedicated
Feeder

HVAC – Office

1TR / 450 sft SBUA provided through
air Chiller system

Fire Fighting

Firefighting system as per KSFES
stipulated norms

Other Amenities

Car parking in Basements (mechanical)
and surface. Aesthetically designed
landscape for the campus.

Organic waste converter for garbage
Disposal, Rainwater harvesting for
ground water recharging / rainwater
storage