



Architecture and Interior Design

1st Floor, Dwarka, 57, Tagore Road. Santacruz (W), Mumbai 400 054

O - +9122 26482236 / 37 | M - +919820143289

Date – 05.11.2024

I. Project

Design & Concept for IH Bangalore Airport, Delhi T1

II. Project Roles and Responsibilities

Our role will be as lead designers and we look forward to working closely with you along with other consultants to design the project. We will collaborate and coordinate the design efforts with selected consultants and contractors.

III. Scope of Services

The scope of services will broadly include the following services

- Design Consultancy
- Design and Working Drawings
- 3D Designs
- Material Selection
- Vendor Selection
- Bill and Quantity Checking
- Periodic Site supervision

IV. Project Phases

Phase I: Conceptual Design:

- Detailed Site Documentation to develop program and area analysis based on client's requirements
- Develop conceptual design in consultation with client and other consultants

Phase II: Design Development:

- Alterations and Concept approval
- Basic Material, Furniture and Fixture selection
- Development of design drawings and input from Consultants based on design drawings

Phase III: Construction Documentation:

- Development of detailed construction drawings based on revised design drawings.
- Selection of Vendors

Phase IV: Construction Stage:

- Periodic site visits
- Progress meetings with the client are recommended to keep them updated.



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Fee Schedule:

Total Area – 1670 sqft

Design fees will be charged at 1670 X Rs, 210 = Rs. 3,50,700

(Three Lakh Fifty Thousand and Seventy Rupees only) Exclusive of Taxes

No.	Description	Amount (Rupees)
1	Advance – 50%	1,75,350
2	Concept & Design closure 25%	87,675
3	Submission of GFC Drawings along with 3D's - 20%	70,140
4	3 months Post Submission of GFC's – 5%	17,535

(Kindly note – all above amounts are exclusive of taxes)

Payments to be made in the favor of “ARA design”



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VII Terms and Conditions

- Fees mentioned above do not include any other consultants and are exclusive of applicable local taxes
- Kitchen is not included in the fees
- At the conclusion of each phase payment of the fees for that phase is due in full and subsequent phases will start upon receipt of the fee and retainer
- Misc. Expenses as required due to major revisions to our work that are inconsistent with previous direction by the client, his agent or otherwise beyond our control shall be additional services These additional services will be mutually agreed to before the work commences.
- If during the conceptual design or design development phase the scope of work is reduced the fee shall be prorated according to the revised total area
- The cost of permits, official documents, filing fees and structural consultant are additional
- If there is any dispute relating directly or indirectly to this agreement the parties are obliged to resolve the dispute in a conciliatory manner, primarily by negotiations. If a solution is not reached, the dispute shall be resolved by arbitrators mutually agreed upon.
- All travel, lodging & boarding will be borne by the client. (*Accommodation for Principal Architect and assistant architect in a 5 star/ 4star hotels, travel will be economy class flights to & fro & local travel reimbursement will be basis of submission of bills*)

Thanking You

ARA designs

Amey Dahanukar

Principal Architect, Director