

NO.F.2(5)/2014-15/012274603/Fin/Infra/Exp4/exp4/582-591
FINANCE (Infrastructure) DEPARTMENT
Government of NCT of Delhi.

Dated: 22/07/2014

Minutes of the 3rd meeting of Expenditure Finance Committee for the Financial
Year 2014-15 held on July 10, 2014 at 5.00 P.M.

Chief Secretary, Delhi chaired the 3rd meeting of **Expenditure Finance Committee**, constituted in pursuance of direction of Hon'ble LG vide Order No. exp4/273-387 dated 27/05/2014, for the CFY 2014-15 on July 10, 2014 to consider following project proposal of Health & Family Welfare Department of Government of NCT of Delhi;

SN	Project	Estimated Cost (₹.in crore)
Health & Family Welfare department (Construction agency- Public Works Deptt.)		
1.	Construction of temporary prefabricated structures for the establishment of Medical College attached with Dr.B.S.A.Hospital for 100 students intake capacity at Sector-6, Rohini	29.59

2. The following attended the meeting:

I Members of Expenditure Finance Committee

- (i) Sh. M. M. Kutty, Pr. Secretary (Finance/Planning), GNCTD
- (ii) Sh. Arun Baroka, Secretary (PWD), GNCTD
- (iii) Sh S.C.L. Das, Secretary (H&FW), GNCTD
- (iv) Sh. Hari P. Sharma, Dy. Secretary (Infra), Finance Department, GNCTD

II Other Senior Officers

- (v) Dr. N. Vasantha Kumar, Addl. Secretary(H&FW), GNCTD
- (vi) Sh. Dinesh Kumar, Engineer-in-chief, PWD, GNCTD
- (vii) Sh. Sarvagya Srivatava, Chief Engineer, PWD, GNCTD
- (viii) Sh. M.L. Meena, Executive Engineer, PWD

III Special invitees/ Technical Experts

- (ix) Sh. Rajesh Goel, CMD, Hindustan Pre-fab Limited
- (x) Sh. Sanjiv Kumar Gupta, Director(Tech.), Hindustan Pre-fab Limited

3. Pr. Secretary (Finance) apprised the Committee of the proposal and Secretary, H&FW department made detailed submissions including power point presentation about the project and clarified the issues raised by Chairman/Members.

4. The Secretary, H&FW department apprised Expenditure Finance Committee that this proposal for construction of temporary prefabricated structures was conceived for establishment of Medical College attached with Dr.B.S.A.Hospital at Sector-6, Rohini, (A 500 bedded hospital of GNCT of Delhi). Keeping in view the bed / student ratio of 5:1, it will facilitate intake of 100 students. Estimated cost of ₹29.59 crore was based on DPAR-2012 minus 12% for scheduled items of Civil work, DPAR-2007 plus 39% cost index for scheduled items of Electrical work and market rate (approx. 92% of total cost) for non scheduled items with 1% each for contingencies, labour cess. The proposed facility is to provide infrastructure for addition of 100 MBBS seats in a year to boost medical education in Delhi. Timelines for applying to MCI/Gol is by August and the inspection by MCI/Gol is in February/ March every year for the session to start by September. Department has submitted that this will be final opportunity for them to start the course in 2015.

5. The Administrative department has justified the proposal of constructing pre-fabricated infrastructure with the followings:

- i. Approval for construction of medical college under temporary structure will help the Health department in filing formal application as per MCI norms.
- ii. Permanent construction will take more than 3 years to complete
- iii. Experience of other states, MCD, ESI etc has shown that colleges are started in temporary structure and then moved to permanent structure with the passage of time.
- iv. The proposed pre-fabricated structure is as good as permanent one with a life of approx. 20 years and can be utilised for the entire life of 20 years without dismantling as the site has been identified carefully and will not cause impediment in the construction of permanent building.
- v. After completion of permanent building the proposed pre-fabricated structure will be used for low-end facilities viz. labs, storage etc
- vi. The Salvage value of temporary structure excluding labour is more than 25% of capital cost.
- vii. By the time the permanent construction is completed at least three (03) batches i.e. 300 students (100 students per batch) would have been benefited which is a huge social gain.
- viii. The estimate includes air conditioning, lighting and is scaled as to fulfil minimum requirement of MCI norms.

6. Detail of scheme-wise construction cost, covered area, unit cost etc. are specified as under:

a. Construction Cost

SN	Components	Cost (₹.in crore)	Covered area (in...sqm)	Unit cost (₹.per sqm)
1.	Building	29.38	12000	24486
2.	Development work in building complex	00.21	-	171
Total		29.59	12000	24657
Period of completion		Pre-construction - 03 months Construction - 06 months		
Provision of funds		2014-15 - ₹23.00 crore 2015-16 - ₹6.50 crore		

b. Expenditure in post-construction period

- i. Machinery and equipment - ₹10.00 crore
- ii. Manpower expenditure - ₹03.00 crore
(annual revenue expenses)

C. Maintenance of Building

- i. Defect liability period- **one year**
- ii. Routine maintenance from regular budget after completion of one year. Cost of maintenance has been estimated as ₹0.45 crore p.a

7. CMD, Hindustan Pre-fab Limited (special invitee) who has been invited to render special technical advice was in agreement with the proposal presented by PWD & Health department for erecting such Pre-fabricated structure.

8. Considering recommendation of Administrative Department, constructing agency (PWD) and expert advice of CMD, HPCL on the requirement and its satisfaction regarding technical, administrative, and operative, maintenance, financial aspects etc. Expenditure Finance Committee approved and sanctioned the project proposal for construction of prefabricated structures for the establishment of Medical College attached with Dr.B.S.A.Hospital at Sector-6, Rohini at an estimated cost of **₹29.59 crore**. This is further subject to followings:

- i. Projects shall be completed within prescribed time period after award of work. Time-lines are to be strictly adhered and the project shall be **completed by 31.3.2015** positively. Construction agency (PWD) and department concerned (H&FW) shall monitor the progress strictly and inform Finance and Planning department regularly.
- ii. Agencies with proven capacity and sufficient experience for undertaking such type of project in a time bound manner shall be awarded the project as composite work.

- iii. The Project as proposed shall be developed in such a way that it complies with the Integrated Health Policy of H&FW department of GNCTD.
 - iv. NIT shall be invited as per the approved scope of work and sanctioned cost.
 - v. Compliance of pre-sanction / post-sanction guidelines / requirement circulated as Annexure to Government order no. PA/DSF/Misc/2012-13/Exp-4/538-45 dated 17.05.2012 during planning and execution period
 - vi. Requirement of manpower, furniture and equipments as estimated by the department and expenditure there upon be rationalised.
 - vii. Department may utilize the capital funds (Plan) provided for construction of buildings for hospitals (₹400.00 crore in C.F.Y. 2014-15) for construction of this Medical College.
 - viii. It shall be ensured by the department that the created infrastructure is used for its full life time even after construction and occupation of permanent building for the College.
 - ix. As and when the pre-fab structure is dismantled after completion of its useful life, revenue generated as promised by PWD/Health department (25% of investment value) shall be deposited with Government of NCT of Delhi.
9. Administrative department shall take requisite initiatives simultaneously prior to completion of structure in the following manner so as to make the college operational as and when construction work is completed.
- a. Necessary procedural action for revenue/capital component regarding Operation and Management of the created infrastructure and also for maintenance of the created infrastructure shall be taken in time-barred manner.
 - b. Necessary approvals/concurrence for creation of posts, if any, may be taken from departments concerned of the government.
10. Meeting ended with a vote of thanks to the chair.


 Deputy Secretary
 Finance (Infra) Department
 2339 2472

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1. Chief Secretary, GNCTD, Delhi Secretariat, New Delhi.
2. Pr. Secretary (Finance/Planning), GNCTD, Delhi Secretariat, New Delhi.
3. Secretary, H&FW department, GNCTD, Delhi Secretariat, New Delhi.
4. Secretary, Public Works Department, GNCTD, Delhi Secretariat, New Delhi
5. Spl. Secretary (Finance), GNCTD, Delhi Secretariat, New Delhi
6. Director (Planning) GNCTD, Delhi Secretariat, New Delhi.
7. Engineer-in-chief, PWD, MSO building, ITO, New Delhi.
8. Dy. Secretary-E-I (Associate Finance), GNCTD, Delhi Secretariat, New Delhi
9. Programmer, Finance department, GNCTD, Delhi Secretariat, New Delhi
10. Concerned file/Guard file.