

**Government of Jammu and Kashmir  
Health and Medical Education Department  
Civil Secretariat - Srinagar/Jammu.**

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**Subject: Construction of 125 bedded Hospital at Reshipora, Budgam-  
Accord of Administrative Approval thereof.**

**References: -**

- 1) Administrative Council Decision No. 71/7/2023 dated. 07/09/2023 (Approval for AAA).
- 2) Govt. Order No. 86-JK(Rev) of 2023 dated. 28/06/2023 (**Approval for Transfer of Land**)
- 3) Finance Department's U. O. No. FD-BDGTOD-17/21/2021-03-FD dated. 07/06/2023.
- 4) Planning, Development and Monitoring Department's endorsement No. PDMD/5/2022-01-PDMD dated. 12/05/2023 (Approval of Building Screening Committee)
- 5) Approval of Development Commissioner Works, PW(R&B) Department conveyed under e-File No. HD/Plan/163/2022-02 (CC No. 252413) dated. 23/11/2022.

**Government Order No: 774 -JK (HME) of 2023**  
**Dated: 18 -09-2023**

Sanction is hereby accorded to the Administrative Approval for the project "**Construction of 125 bedded Hospital at Reshipora, Budgam**" for an amount of Rs. 4932.46 lakhs (Rupees Forty Nine Crore Thirty Two Lakhs Forty Six Thousands) only.

The Accord of Administrative Approval is however subject to the following conditions:-

1. The works are executed strictly as per the details enclosed at **Annexure "A"** and within the item-wise ceilings reflected in original DPR duly vetted by Development Commissioner Works and all codal formalities as contained in financial rules / GFR 2017 be adhered to in letter & spirit before / during the execution of work.
2. That the proposals shall be strictly devised and designed as per latest relevant I.S codes and specifications of MoRTH/PWD/CPWD and same is authenticated and proof checked by the competent authority (NIT/DIQC), before taking up execution in hand.
3. That the Electrical/Mechanical/Electronic Components are authenticated and technically vetted by the competent authorities of relevant field.
4. That the standard specifications are followed as per CPWD, NBC and IS standards.
5. That the specifications as defined in CPWD PLINTH AREA RATE SCHEDULE for the type of structures, proposed in the DPR, are followed and adopted for the execution of the works.
6. That the rates for the items, not covered in JK SSR or any other relevant Schedule, shall conform to analysis of rates based on authentic Data Book, to be computed and approved by the competent authority well before invitation of tenders in accordance with set codal procedures.

*Amr*  
18/09/2023

7. That the lump-sum provisions, either in terms of percentage or fixed as made for certain components of the DPR are provisional and shall be subject to detailed estimates based on actual details/requirements and relevant rates, to be framed and approved by competent authorities well before invitation of tenders in accordance with set codal procedures.
8. That the working BOQs, based on approved design details/requirements, are framed as per J&K PWD Schedule of Rates for e-tendering purpose of the Project.
9. That e-tendering mode is followed for fixation of the award of contract for execution of the project. Fragmentation of project, while tendering, is not allowed.
10. That the Technical Vetting is exclusively for the purpose of Accord of Administrative Approval and shall not be construed as any rate approval to the projects or any approval for inclusion in the plan."
11. Encumbrance free land is available for execution of the works.
12. Technical Sanction is in place before execution of the project.
13. That the timeline is strictly adhered to. No cost escalation / time over-run shall be admissible under any circumstances, whatsoever.
- 14. The construction of the hospital shall be completed within thirty (30) months.**
15. The necessary load bearing capacity test of soil shall be undertaken at site.
16. While designing, adequate provisions in design need to be incorporated for making the structures resistant to earthquakes to avoid any loss of property/ life.

This issues with the concurrence of approvals conveyed by competence authorities as mentioned in the references above.

**By Order of the Government of Jammu & Kashmir**

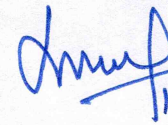
**Sd/-**  
**(Bhupinder Kumar) IAS,**  
**Secretary to Government,**  
Health & Medical Education Department

No: HD/Plan/163/2022-02 –Part (1)

Dated: 18 -09-2023

Copy to:

1. Principal Secretary to Govt., Finance Department.
2. Commissioner / Secretary to Govt., General Administration Department.
3. Joint Secretary (J&K), Ministry of Home Affairs, Govt. of India.
4. Accountant General, J&K, Jammu/Srinagar.
5. Director Finance, Health & Medical Education Department.
6. Director, Health Services, Kashmir.
7. Govt. Order File (w2scs)
8. Stock file.

  
18/09/2023

**Aman Kumar Dogra**  
**Deputy Director (Planning)**

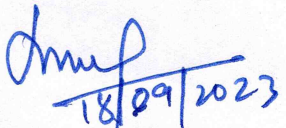
## Annexure "A" to Govt. Order No. 774 -JK(HME) of 2023

Dated: 18/09/2023

**Accord of Administrative Approval for Construction of 125 bedded  
Hospital at Reshipora, Budgam.**

**General Cost Abstract**

S. No.	Particulars	Amount (Rs. in lakhs)
<b>A</b>	<b>Civil Works</b>	
1	RCC Framed Structure with floor Height 3.6 Mtrs (8876.30 Sqm) --X	2525.75
2	Pile Foundation (1755 Sqm)	300.11
3	Extra for every 0.3 mt additional height of floor above normal floor height 3.6 mtrs (8876.30 Sqm)--Y	32.84
4	Extra for every 0.3 Mt additional height of plinth above normal plinth height of 0.6 Mtrs (1755 Sqm)	6.49
5	Steel roof truss (98383.96 Sqm)	122.98
6	Tile profile coated CGI roofing over steel truss (plan area to be covered x1.4) sqm (2592.82 Sqm)	36.38
<b>B</b>	<b>Services</b>	
7	Internal Water supply & sanitary installation @10% of X+Y	255.86
8	Overhead water tanks (sintex or equivalent) without independent staging (60000 ltrs)	12.00
9	Underground Water Storage Sump (70000 ltrs)	14.00
10	Internal electric installation @12.5% of X+Y	319.82
11	Civil external Service @ 1.25% of X+Y	31.98
12	Electric External Service Connection @3.75 % of X+Y	95.95
13	Telephone Conduits @0.25% of X+Y	6.40
14	Power Wiring @ 4% of X+Y	102.34
15	Local body Approvals @1.25% of X+Y	31.98
16	Lightening Conductors @ 0.25% of X+Y	6.39
17	Quality Assurance @1.00% of X+Y	25.58
18	Fire Fighting system with wet riser & Sprinkler system (8876.30 Sqm)	106.52
19	Add for OTs ( 03 No.)	255.00
20	Add for Hospital Lifts/ bed lifts (04 No.)	96.00
21	Add for Medical Gas @ 60000/ bed (155 Nos.)	93.00
22	Add for Central heating @ 15% of X	378.86
	<b>Total</b>	<b>4856.23</b> <b>(Reduced to Rs.</b> <b>4835.75 lakhs by</b> <b>DC works )</b>
	Add for WC, Contingencies, Consultancy Charges @ 2%	96.71
	<b>Grand Total</b>	<b>4932.46</b>

  
 Aman Kumar Dogra  
 Deputy Director (Planning)