

TAMIL NADU POLICE HOUSING CORPORATION LIMITED

Name of Work: Construction of New Fire Service Station cum Garage building at Mayiladuthurai in Nagapattinam District.

Rough Cost Estimate for Non- Residential framed structure

Ground Floor (Garrage area)	=	327.31	m2	Rate adopted for the year 2019-2020			
Ground Floor (Building area)	=	192.82	m2				
Portico Area (Full area)	=	28.30	m2				
First Floor	=	221.12	m3				
Second Floor	=	221.12	m3				
Total	=	990.67	m2				
Sl.No.	Description			Plinth Area (m ²)	Rate Rs.	Per	Amount Rs.
1	Foundation (Framed) (including Garrage and Portico area)			548.43	4330.00	m ²	2374701.90
2	For Additional basement height 0.90m			548.43	1278.00	m ²	700893.54
	For Additional depth in foundation 0.90m			548.43	810.00	m ²	444228.30
3	Cost of Super Structure						0.00
	a)Super Structure for SFO room, Store Room, SOT , Watch,rest room in Ground floor			192.82	8330.00	m ²	1606190.60
	b) Super Structure for Garage in Ground floor (65% of Superstructure cost of non residential area)			327.31	5414.50	m ²	1772220.00
	c) Super Structure for Portico in Ground floor (65% of Superstructure cost of non residential area)			28.30	5414.50	m ²	153230.35
	d) Super Structure in First floor			221.12	8361.00	m ²	1848784.32
	e) Super Structure in Second floor			185.87	8392.00	m ²	1559821.04
	f) Super Structure for Head room in Second floor (65% of Superstructure cost of non residential area) (4.56x7.73)			35.25	5474.95	m ²	192991.99
	g)Provision for Generator room arrangements			20.00	5414.50	m ²	108290.00
4	Provision for Additional Roof height						
	a) 3.3m to 5.5m height (2.20m*520) for Garrage			327.31	1144.00	m ²	374442.64
5	Roof Finishing			548.43	1385.00	m ²	759575.55
6	Antitermite treatment			548.43	109.00	m ²	59778.87
7	Double charged Vitrified tile flooring (80% of Plinth Area)			479.850	1435.00	m ²	688584.75
8	Cement paint			495.340	520.00	m ²	257576.80
9	Provision for Plastic Emulsion paint			495.340	750.00	m ²	371505.00
10	a) Internal water supply arrangements			962.37	460.00	m ²	442690.20
	b) Internal Sanitary arrangements			962.37	350.00	m ²	336829.50
	c) Internal Electrical arrangements			962.37	785.00	m ²	755460.45
11	Extra provision for TW door shutter,cupboard shutter,bathroom fittings			962.37	1034.00	m ²	995090.58

12	Provision for LED light arrangements	962.37	168.00	m ²	161678.16
Sub - Total - I					15964564.53
13	a) External Water Supply arrangements for G.F +FF	413.94	700.00	m ²	289758.00
	a) External Water Supply arrangements for S.F	110.56	700.00	m ²	77392.00
14	b) External Sanitary arrangements for G.F+FF	413.94	220.00	m ²	91066.80
	b) External Sanitary arrangements for S.F	110.56	220.00	m ²	24323.20
15	c) External Electrical arrangements for G.F+FF	413.94	600.00	m ²	248364.00
	c) External Electrical arrangements for S.F	44.224	600.00	m ²	26534.40
16	Pavement Around the building (1.2 m width)	113.70	1050.00	Rmt	119385.00
17	Rainwater harvesting	2.00	14205.00	Each	28410.00
18	Provision for Compound Wall	150.00	6500.00	Rmt	975000.00
19	Approach Road	950.00	729.00	m ²	692550.00
20	Genset 100 KVA capacity with AMF Panel	1.00	937000.00	Each	937000.00
21	Erection, Testing, Commissioning, Power Mains and charges for CEIG approval.	1.00	179000.00	Each	179000.00
22	Provision for drinking water supply arrangements	LS			100000.00
23	Provision for hose drying yard	LS			300000.00
24	Provision for photographic charges	LS			50000.00
25	Provision for hose dry rack arrangement	LS			200000.00
26	Provision for steel ladder	LS			500000.00
27	Provision for solar arrangements	LS			500000.00
28	Provision for service pit	LS			100000.00
29	Provision for Bore well and pumpset arrangements	LS			500000.00
30	Provision for numbering & lettering the building	LS			25000.00
31	Provision for Ramp arrangements	LS			100000.00
32	Provision for UG cable arrangements for three phase EB service connection	LS			300000.00
33	Soil Investigation Charges.	As per PWD Norms			33440.00
34	Elevation @ 1% of building cost	"			159645.65
Sub - Total - II					22521433.58
35	GST at 12.0% (GST at 6% + CGST 6%)				2702572.03
Sub - Total - III					25224005.61
36	Labour welfare fund at 1.0%	As per PWD Norms			252240.06
37	Unforeseen items ,Contigencies & petty Supervision charges at 2.50%	"			630600.14
38	Provision for Supervision charges at 7.50%				1891800.42
39	Provision towards Price adjustment clause at 5%	As per PWD Norms			1261200.28
Sub - Total - IV					29259846.50
40	Advertisement charges	L.S			47000.00

41	Provision for Payment to Planning Permission	L.S	50000.00
42	Provision for EB Deposit	L.S	230000.00
43	Provision for Payment to UG connection	L.S	300000.00
44	Cost of Foundation Stone laying	As per PWD Norms	13000.00
45	Structural design and consultancy charges	As per G.O.MS.No.181, Dt:16.05.2003	100000.00
Grand Total Rs.			29999846.50
Rate For the year 2019 - 2020		Say Rs.	300.00 Lakhs
Rate For the year 2020 - 2021 including 12.5% escalation)		Say Rs.	337.50 Lakhs

9/3/2020
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09/03/2020
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