



ABSTRACT

Police - Buildings - Announcement made by the Hon'ble Minister for Finance on the floor of the Assembly during submission of the State Budget - Construction of 3000 quarters for Police personnel in 43 places - Administrative sanction accorded - Orders - Issued.

Home (Police X) Department

G.O.Ms.No.227

திருவள்ளூர் ஆண்டு 2049
பங்குனி மாதம் 14-ம் நாள்
Dated 28.03.2018

Read :

1. From the Director General of Police, Tamil Nadu Letter Rc.No.13993/Bldg.I(3)/2017, dated 16.02.2017.
2. Government letter No.17928/Police X/2017-5, dated 08.01.2018.
3. From the Director General of Police, Chennai letter Rc.No.13993/Bldgs.I(3)/ 2017, dated 09.02.2018.

ORDER:-

During submission of the State Budget, on the floor of the Assembly among other things, the Hon'ble Minister for Finance has made the following announcement for the year 2017-2018;

"Construction of an additional 3000 quarters will be taken up at cost of Rs.450 Crores"

2. Pursuant to the said announcement, initially in the letter first read above, the Director General of Police, Chennai has sent a proposal, wherein he has stated that the Chairman cum Managing Director, Tamil Nadu Police Housing Corporation Limited, Chennai has furnished the feasibility report and rough cost estimate for construction for 3000 quarters for Police Personnel for the year 2017-2018 in 43 places, as detailed below:-

Sl. No.	Cities/ Districts/ Battalions	Name of the P.S/ A.R/ TSP Bn., place of Construction	No. of Quarters			
			Ins	SI	PC/ HC	Total
1	Kancheepuram	Manimangalam	1	3	9	13
2		Wallajabad	1	10	12	23
3		Nandivaram	4	4	24	32
4	Vellore	Pallikonda	1	5	36	42
5		Vellore DIG campus		24		24
6	Thiruvallur	Thiruvallur			176	176
7		PRS at Avadi at Kanagavallipuram	2	17	44	63
8	Thiruvannamalai	Pachal		2	21	23
9	Villupuram	Kallakurichi	1	2	24	27
10	Cuddalore	Chidambaram	5	31	131	167
11		Bhuvanagiri	1	3	17	21
12		Mangalampettai PS	1	2	16	19
13	Trichy City	Marsinghpettai (Palakarai PS)			156	156
14	Trichy	Thuraiyur	1	3	46	50
15		Jeeyapuram			9	9
16		Thuvakudi			8	8
17		Jembunatha-puram		2	27	29
18		Woraiyur			24	24
19	Karur	AR Complex			150	150
20	Nagapattinam	Mayiladuthurai AWPS	1	1	30	32
21		Nagapattinam AR campus		3	140	143
22	Coimbatore	Kovaipudur			90	90
23	Erode	AR campus for AR Police		12	138	150
24	Tiruppur	Moolanur	1			1
25		Dhali	1			1
26		Nallur	1	15	236	252
27	The Nilgiris	Ooty Railway Police		1	12	13
28		Gudalur	2	4	16	22
29		Stone House, Ooty			18	18
30		Sholurmattam		1	11	12
31	Salem	PRS Salem at Mettur Town	2	17	44	63
32		Magudanchavadi	1	1	16	18
33	Virudhunagar	Wadrap PS	1	3	46	50
34	Dindigul	Gujiliamparai		1	14	15
35	Ramanathapuram	Parthibanur	1	2	24	27
36	Sivagangai	Somanathapuram PS		2	13	15
37	Tirunelveli	V.K. Puram	1	1	49	51
38	Thoothukudi	Kovilpatty			35	35
39		Thoothukudi (Bryant Nagar)	3	9	23	35
40	Kanniyakumari	Special Branch, DCRB, DCB, Control Room, SJ & HR, EOW, ALG Unit and FP Inspector quarters at Ganesapuram Police quarters campus of Kottar PS	8			8

41		Acharipallam PS		2	12	14
42	Chennai	TSP V BN – Avadi SM Nagar			379	379
43	Chennai	Chennai City AR Police			500	500
TOTAL			41	183	2776	3000

3. The Director General of Police, Chennai has also furnished the rough cost estimate prepared by the Chairman and Managing Director, Tamil Nadu Police Housing Corporation Limited towards the construction of 3000 quarters for Police Personnel for the year 2017-2018 in the said 43 places to the tune of Rs.497.83 crore including over head charges on the PWD plinth area rates for the year 2016-2017 including price escalation for the year 2017-2018. The details are as follows:-

Sl. No.	Cities / Districts / Battalions	Name of the P.S / A. R / TSP Bn - Place of construction	Land details given by DGP office / Feasibility report	F.S. (In lakhs)
1	Thiruvallur	Thiruvallur	1. The land is identified in S.No. 233/4, Perumbakkam Village, in Thiruvallur District. 2. The land belongs to Police Department. 3. The site is feasible for the construction.	2577.97
2	Thiruvallur	PRS at Avadi at Kanagavallipuram	1. The land is identified at S. No. 263/B, 264/1, 265/1 and 290/2 with an extent of 19.265 hectares at Kanagavallipuram village in Thiruvallur District. 2. The land belongs to Police Department. 3. The site is feasible for construction of quarters.	893.27
3	Vellore	Pallikonda	1. The land is identified at S.No.270/2B of Pallikonda village in Vellore District with an extent of 2.42 acres. 2. The land belongs to Police Department. 3. Since there is no sufficient land available at Anaicut, the SP/Vellore has suggested to construct quarters for Anaicut PS at Pallikonda site itself. 4. The site is feasible for construction of quarters after demolishing the existing old quarters.	582.00

4	Vellore	Vellore DIG Campus	<p>1. The land is identified at S.No.17/3 and 18/2 of Allapuram village in Vellore Taluk in Vellore District with a total extent of 2.05.5 hectares.</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for construction of quarters after dismantling the old dilapidated 18 Nos of SI Quarters.</p>	392.38
5	Thiruvanna-malai	Pachal	<p>1. The land is identified at T.S.No. 25/5 to an extent of 0.33.5 hec.</p> <p>2. The land belongs to Police Department.</p> <p>3. Since there is sufficient space available in the identified land, it is not necessary to dismantle the existing dilapidated quarters which are situated in the said survey number.</p> <p>4. The site is feasible for construction of quarters.</p>	339.34
6	Cuddalore	Chidambaram	<p>1. The land is identified in T.S.No. 1010/1, Block No 13, Ward No 4, Chidambaram Town.</p> <p>2. The land belongs to Police Department.</p> <p>3. The proposed Police quarters to be constructed only after dismantling the existing dilapidated condition Police quarters.</p>	2424.53
7	Cuddalore	Bhuvanagiri	<p>1. The land is identified at S.No. 217 with a total extent of 0.27.0 ares at Bhuvanagiri in Cuddalore District.</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for construction of quarters after demolishing the existing old damaged quarters.</p>	353.24
8	Cuddalore	Mangalam-pettai P S	<p>1. The land is identified at S.No 166/1, 166/4, to an extent of 6 ares 15 cents at Mangalampettai in Cuddalore District.</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for construction of quarters after demolishing the existing old quarters.</p>	316.95

9	Trichy City	Marsingh-pattai (Palakarai PS)	1. The land is identified in SF. No. 114, Block - 7 and SF No. 115, Block - 8, ward - J at Marasingpettai (Palakarai) in Trichy District. 2. The land belongs to Police Department. 3. The site is feasible for construction of quarters.	2051.92
10	Trichy	Thuraiyur	1. The land is identified in S. No. 23, Ward-B Block No: 16 with an extent of 1.85 acres at Thuraiyur Village in Trichy District. 2. The land belongs to Police Department. 3. The site is feasible for the construction of new quarters after demolishing the existing old dilapidated quarters.	725.33
11	Trichy	Jeeyapuram	1. The land is identified at S.No. 255/1 with a total extent of 0.82.0 hectares at Andhanallur Village in Trichy District. 2. The land belongs to Police Department. 3. The site is feasible for construction of quarters:	136.60
12	Trichy	Thuvakudi	1. The land is identified at S.No. 451/3 with a total extent of 0.98.0 hectares at Thuvakudi Village in Trichy District. 2. The land belongs to Police Department. 3. The site is feasible for construction of quarters.	124.97
13	Trichy	Jembunatha-puram	1. The land is identified at S.F.No. 505 with an extent of 4050.33 Sqm in Thulaiyanatham village, Musiri Taluk in Trichy District. 2. The land belongs to Police Department. 3. The site is feasible for construction of quarters after dismantling the dilapidated quarters.	416.14
14	Trichy	Woraiyur	1. The land is identified in S. No. 52, Ward No: L,Block No: 14 at Woraiyur in Trichy District. 2. The land belongs to Police Department. 3. The site is feasible for the construction.	315.29
15	Karur	AR Complex	1. The land is identified in S.F.No. 790,791,7 92,797 at Karur WPS village in Karur District with a total extent of 91250.00 sqm. 2. The land belongs to Police department. 3. The site is feasible for the construction of the new quarters.	1984.90

16	Nagapattinam	Mayiladu-thurai AWPS	<p>1. The land is identified in S. No. 521, Block No 14, ward No. 3 at Mayiladuthurai Village in Nagapattinam District.</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for the construction.</p>	451.84
17	Erode	AR campus for AR Police	<p>1. The land is identified in S.No.395/10 to 14, 15B, 16, 17, 396/2,399/1 to 10 & 402/1 to 3 at 46, Pudur Village in Erode District to an extent of 6.32.0 hectare.</p> <p>2. The land belongs to police department.</p> <p>3. The site is feasible for the construction.</p>	2364.11
18	Tiruppur	Moolanur	<p>1. The land is identified in S.F.No. 503/A at Moolanur Village in Tharapuram Taluk of Tiruppur District to an extent of 1.87 acres.</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for the construction.</p>	25.11
19	Tiruppur	Dhali	<p>1. The land is identified in S.F.No. 24/1B1 at Dhali in Tiruppur District to an extent of 0.377 Hect.</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for the construction of new quarters.</p>	25.09
20	The Nilgiris	Ooty Railway Police	<p>1. The land is identified at S.No. E 8/5, old No. 2646/1 to an extent of 0.50 acres at Ooty in Nilgiris District.</p> <p>2. The land belongs to Railway Police Department.</p> <p>3. The site is feasible for construction of quarters after demolishing the existing old quarters.</p>	275.65
21	Salem	PRS Salem at Mettur Town	<p>1. The land identified in S. No. 2/69, Ward: A, Block 1 in Mettur town of Salem District with an extent of 51.27 acres.</p> <p>2. The site is feasible for construction of quarters.</p> <p>3. The land belongs to police department.</p>	898.40

22	Salem	Magudan-chavadi	<p>1 .The land is identified in T.S. Old No. 1/6, 1/3, 1/7, New No.1/2, 1/3, 1/4to an extent of 0.56.0 heacters at Selliyampalayam Village, Salem Taluk.</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for the construction.</p>	260.61
23	Viruthunagar	Wadrap P S	<p>1.The land is identified in S. No. 1534/6 of Vathirairuppu village in Virudhunagar District</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for the construction.</p> <p>4.New quarters could be constructed after demolishing the existing old damaged quarters which is constructed during 1956.</p>	697.27
24	Sivagangai	Somanatha-puram P S	<p>1. The land identified in Sf.No. 135/2 to an extent of 0.40.5 acres at Amaravathi Village in Sivagangai District.</p> <p>2. The land belongs to police department.</p> <p>3. The site is feasible for construction of quarters.</p>	215.32
25	Kanniyakumari	Special Branch, DCRB, DCB, Control room, SJ & HR, EOW, ALG Unit and FP Inspector quarters at Ganesapuram Police Quarters campus of Kottar P S	<p>1. The land in S.No. P.12/30, & P.12/32 to an extent of 1.47.56 hectares at Nagercoil Village in Agatheeswaram Taluk in Kanyakumari District.</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for construction of quarters.</p>	161.20
26	Kanyakumari	Acharipallam P S	<p>1. The land is identified in S. No. 577/7 of Vempanoor east village in Agastheeswaram taluk in KK District to an extent of 14.5 ares.</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for the construction.</p> <p>4. New quarters could be constructed after demolishing the existing old damaged quarters.</p>	211.57

27	Chennai	TSP V BN Avadi , SM Nagar	1. The land is identified in S. No. 209/1 F3, Thirumullaivoyal village, Sankagiri Village, 2. The land belongs to Police Department. 3. The site is feasible for the construction.	8103.80
28	Kancheepuram	Mani-mangalam	1. The land is identified in old S.No: 724/94, New S.No. 1056/7 at Manimangalam Village, Sriperumpudur Taluk of Kancheepuram District to an extent of 2000 Sqm 2. The land belongs to Police department. 3. The site is feasible for the construction of quarters after dismantling the existing old dilapidated quarters.	221.55
29	Kancheepuram	Wallajabad	1. The land is identified in S.No. 124/5 to an extent of 7100 Sq.m at Wallajabad Village. 2. The land belongs to Police Department. 3. The site is feasible for the construction of quarters after demolishing the existing old quarters.	368.04
30	Kancheepuram	Nandivaram	1. The land is identified in S.No. 350/2 A2 to an extent of 0.348 Hectares. 2. The land belongs to Police Department, 3. The site is feasible for construction of quarters after demolishing the existing old quarters.	470.72
31	Nagapattinam	Nagapattinam AR campus	1. The land identified in T.S.No.750/2 & 754/2 WArD No: 4, block 23, Nagapattinam Village to an extent of 3.0 acres. 2. The land belongs to Police Department. 3. The site is feasible for construction of new quarters after dismantling the existing old dilapidated conditioned quarters.	1901.55

32	Coimbatore	Kovaipudur	<p>1. The land is identified in S.F.no. 112/1 & 113/1B to an extent of 2.79 acres at Sundakkamuthur Village, Perur Taluk in Coimbatore City.</p> <p>2.The land is transfered to police department on 15.12.1979 and under the possession of the Commandant, TSP IV Bn, Kovaipudur Coimbatore.</p> <p>3. But the Commandant has stated that the identified land is reserved for the constn of quarters for TSP Bn IV police personnels and hence there is no sufficient space for the construction of district police personnel.</p> <p>4. Hence the construction can be taken up after handing over the site.</p>	1256.78
33	Tiruppur	Nallur	<p>1. The land is identified in SF. No. 63, 54/1, 54/3, 54/4, at Nallur village, Tiruppur Taluk to an extent of 24.47 acres .</p> <p>2. The land belongs to police department.3. The site is feasible for construction.</p>	3299.63
34	The Nilgiris	Gudalur	<p>1. 2 Nos of Ins - The land is identified in S.No. 1204/3 in the available vacant land at health camp with total extent of 0.68.0 Hec.</p> <p>4 Nos of SI - The land is identified in S.No. 1237/9 upper Gudalur after dismantling the 1 No of old tiled quarters with total extent of 0.31.5 Hec.</p> <p>8 Nos of PC/HC - The land is identified in S.No. 1204/10 in the available vacant land at health camp with total extent of 0.27.5 Hec.</p> <p>4 Nos of PC/HC - The land is identified in S.No. 1204/3 after dismantling the 1 No of Ext. old tiled quarters at Health camp with total extent of 0.68.0 Hec.</p> <p>4 Nos PC/HC - The land is identified in S.No. 1237/9 at upper gudalur in the available vacant land with total extent of 0.31.5 Hec.</p> <p>2. The land belongs to Police Department.</p> <p>3. The site is feasible for the construction after dismantling the existing old tiled roof Police quarters.</p>	459.45

35	Dindugal	Gujiliamparai	1.The land is identified in S.No. 2398/1, 2401/2 and 2402/2. 2.The land belongs to polcie department. 3.The land is feasible for construction after dismantling the existing old dilapidated quarters	212.48
36	Ramanatha-puram	Parthibanur	1. The land is identified in S.F. 549/1,2 & 3 at Melaparthibanoor village, Paramakudi Taluk in Ramanathapuram District to an extent of 0.23.00 Hectare. 2. The land belongs to Police Department. 3. The land is feasible for construction only after dismantling the existing old damaged dilapidate quarters.	397.20
37	Tirunelveli	V.K. Puram	1. The land is identified in S.No. 377, 378,379 & 381 of Vikkiramasingapuram Village of Ambasamuthram Taluk have to an extent of 05.63 Hectares (13.90 acres). 2.The land belongs to police department. 3.The proposed quarters can be constructed after dismantling the existing dilapidated quarters.	729.39
	Thoothukudi	Thiru-chendur	Not feasible. Hence as requested by user department, alternate land has been identified at Kovilpatty, Thoothukudi(Bryant Nagar), Stone House, Sholurmattam.{Sl.No: 38-41}	0.00
38	Thoothukudi	Kovilpatty	1.The land is identified in S.No: 1, Ward D, Block 19 of Kovilpatti Town in Thoothukudi Disrict. 2.The land belongs to police department. 3.The site is feasible for construction after dismantling the existing dilapidated quarters.	518.48
39	Thoothukudi	Thoothukudi (Bryant Nagar)	1.The land is identified in S.No: 1, Ward-C,Block 81of Thoothukudi Town in Thoothukudi Disrict. 2.The land belongs to police department. 3.The site is feasible for construction after dismantling the existing dilapidated quarters.	590.57

40	The Nilgiris	Stone House, Ooty	1.The land is identified in S.No. D6/45 to an extent of 0.19.05 hectares belongs to Police Department, 2.The land is feasible for construction of dismantling the existing 20 Nos of old tiled roof Police quarters	359.32
41	The Nilgiris	Sholur-mattam	1.The land is identified in S.No. 309/2 to an extent of 0.22.0 hectares at Denadu Village. 2.The land belongs to Police Department. 3.The land is feasible for construction of dismantling the old existing dilapidated 1SI & 10PC/HC Police quarters	252.92
42	Villupuram	Kallakurichi	1.The land is identified in S.No. 365/1 Old S.No. 125/2 to an total extent of 0.70 hect. 2.The land belongs to police department. 3.The site is feasible for construction after dismantling the existing dilapidated quarters	385.97
43	Chennai	TSP V Bn Avadi , SM Nagar	1. The land is identified in S. No. 209/1 F3, Thirumullaivoyal village, Sankagiri Village, 2. The land belongs to Police Department. 3.The land comes under primary residential Zone. 4. The site is feasible for the construction.	11034.30
Total				49783.12

4. The Director General of Police, Chennai has therefore requested the Government to accord necessary administrative and financial sanction for a sum of Rs.497.83 crore (Rupees Four hundred and ninety seven crore and eighty three lakh only) for the construction of 3000 quarters for Police personnel for the year 2017-2018 in 43 places mentioned in para.2 above.

5. After careful examination the Government in the letter second read above, have requested the Director General of Police, Chennai to hold this proposal for now, and resend the proposal in the year 2018-2019 in a phased manner.

6. The Director General of Police, Chennai in the letter 3rd read above, has reported that the Chairman and Managing Director, Tamil Nadu Police Housing Corporation Limited has furnished the following points for considering the proposal for construction of 3000 quarters in the current financial year (i.e., 2017-2018):-

- If fresh proposal is sent in the year 2018-2019, an escalation of 10% of the estimate cost has to be included, which increase the estimate cost to Rs.548.00 crores.
- Further, the time lapse of 1 year will influence the delay in completion of projects.
- If the above proposal is approved in the year 2017-2018, the tenders of the schemes could be finalized. However the financial requirements will be projected in the next 3 years, viz 2018-2019, 2019-2020, 2020-2021 as follows:-

Sl. No.	Year	Financial Projection
1.	2017-2018	Nil
2.	2018-2019	40% of Estimated cost (200 crores)
3.	2019-2020	40% of Estimated cost (200 crores)
4.	2020-2021	20% of Estimated cost (97.83 crores)

- If tenders are finalized, the projects will be taken up and it requires 18 months for completion of the projects. But final settlement of bill for the project will take another one year after completion of the projects, hence the above projected fund requirement for 3 years will be utilized accordingly without any escalation.

7. The Director General of Police, Chennai has therefore requested the Government to accord necessary administrative and financial sanction for a sum of Rs.497.83 crore (Rupees Four hundred and ninety seven crore and eighty three lakh only) for the construction of 3000 quarters for Police personnel for the year 2017-2018 in 43 places

mentioned in para.2 of this Government Order considering the aforesaid points given by the TNPHC.

8. The Government after careful examination decided to accord administrative sanction for a reduced total cost of Rs.476.07/- crore (Rupees four hundred and seventy six crore and seven lakh only) for the construction of 3000 quarters for Police personnel in 43 places mentioned in para.2 of this Government Order. The financial sanction shall be accorded in phased manner in next three years (i.e.,) 2018-2019 - 40% (Rs.190.43/- crore), 2019-2020 - 40% (Rs.190.43/- crore) and 2020-2021 - 20% (Rs.95.20/- crore).

9. The expenditure sanctioned in paragraph 8 above, shall be debited under the following head of account:-

"4055-00-Capital Outlay on Police - 211 - Police Housing - State's Expenditure -AK- Payment to Tamil Nadu Police Housing Corporation for construction works controlled by Director General of Police - 16 - Major Works
(DPC 4055-00-211-AK-1607)"

and should be contra credited into Personal Deposit Account of Tamil Nadu Police Housing Corporation Limited under the following head of account by means of cheque in favour of Personal Deposit Account of Tamil Nadu Police Housing Corporation Limited:-

K-Deposits and Advances (b) Deposit not Bearing Interest - 8443 00 Civil Deposits - 800 Other Deposits - BL - Deposits of Tamil Nadu Police Housing Corporation Limited
(DPC 8443 00 800 BL 000A) (Receipts)
(DPC 8443 00 800 BL 0000) (Outgoings)

10. Necessary funds are provided in B.E. 2018-19 to meet the expenditure sanctioned in para.8 above. The amount shall be drawn by the Director General of Police, Tamil Nadu, Chennai on the basis of progress of work and utilization certificate submitted by Tamil Nadu Police Housing Corporation Limited.

11. This order issues with the concurrence of Finance Department vide its U.O.No.13806/Fin(Home-I)/2018, dated 27.03.2018.

(BY ORDER OF THE GOVERNOR)

NIRANJAN MARDI
ADDITIONAL CHIEF SECRETARY TO GOVERNMENT

To

The Director General of Police, Tamil Nadu, Chennai-4.

The Chairman and Managing Director,

Tamil Nadu Police Housing Corporation Limited, Chennai-10.

The Principal Accountant General, Chennai-18.

The Pay and Accounts Officer (East), Chennai-8.

The Pay and Accounts Officer (South), Chennai-35.

Copy to:

The Office of the Hon'ble Chief Minister, Tamil Nadu, Chennai-9.

The Principal Private Secretary to Additional Chief Secretary to Government, Home, Prohibition and Excise Department, Chennai-9.

The Finance (Home-I/BG-II) Department, Chennai-9.

Stock File / Spare Copies.

// FORWARDED / BY ORDER //

28/03/18
SECTION OFFICER

