

Er.A.Ravichander, B.E.,  
Chief Engineer



**Tamil Nadu Police Housing Corporation Limited**  
**(A Government of Tamil Nadu Undertaking)**  
**(An ISO 9001: 2015 Certified Company)**



**No. 132, E. V. R. Salai, Kilpauk, Chennai – 600 010**

**E-mail id: [tnphcl@tn.gov.in](mailto:tnphcl@tn.gov.in) Phone: 044-28364761-64, 28364749**

**Lr. No. CE/Plg/TN-CO-OPTEX/2023**

**Dated: 31.01.2024**

To

The Managing Director,  
The Tamil Nadu Handloom Weavers' Co-operative Society Ltd,  
Co-optex Head Office, Balasundaram Building,  
No. 350, Pantheon Road, Egmore,  
Chennai – 600 008.

Sir,

**Sub:** TNPCL Ltd – HO – Plg – Construction/Modernization/Special Repair & Renewal works of Co-optex Premises within Tamil Nadu Engaging as "Executing Agency" Renovation and Modernization of Co optex show room at Alagappan Nagar in Madurai District - Estimate proposal – Furnished – Approval requested - Regarding.

**Ref:** The Managing Director/TNHWCS, Lr.Rc.No.1/Q/3364-Executive Agency/2023-24/23, Dated: 06.09.2023.

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The Managing Director/TNHWCS, has requested to furnish the estimate proposal for Construction/Modernization/Special Repair & Renewal works of Co-optex Premises within Tamil Nadu Engaging as "Executing Agency" Renovation and Modernization of Co optex show room at Alagappan Nagar in Madurai District.

2. Accordingly, the estimate is prepared based on the PWD SR 2023-24 rates. The estimate value works out to ₹ **1,30,06,000/-** including GST @ 18%, Labour Welfare Fund at 1%, Contingencies @ 2.5%, Supervision charges @ 7.5% and overhead charges.

3. It is informed that the Tamil Nadu Police Housing Corporation will execute the work with the supervision charges @ 7.5%.

4. Hence, it is requested that the above estimate proposal may approved and communicated to this office for taking further necessary action in this regard.

**Encl:** As above.

*31/7/24*  
*31/7/24*  
**Chief Engineer**

**TAMIL NADU POLICE HOUSING CORPORATION LIMITED****GENERAL ABSTRACT**

**NAME OF WORK : CONSTRUCTION/MODERNIZATION/SPECIAL REPAIR & RENEWAL WORKS OF CO-OPTEX PREMISES WITHIN TAMIL NADU ENGAGING AS "EXECUTING AGENCY" RENOVATION AND MODERNIZATION OF CO OPTEX SHOW ROOM AT ALAGAPPAN NAGAR IN MADURAI DISTRICT**

S.No.	Qty	Description	Rate	Unit	Amount
		<b>MAIN BUILDING WORKS</b>	<b>AS PER PWD SR 2023-24</b>		
1	1.00	Renovation of Modernisation of Existing Co - Optex Showroom	8866826.86	1 Unit	8866826.86
		<b>SUB - TOTAL - I</b>		<b>Rs.</b>	<b>8866826.86</b>
2		GST at 18% ( GST at 9% + CGST 9% )			1596028.83
		<b>SUB - TOTAL - II</b>		<b>Rs.</b>	<b>10462855.69</b>
3	LS	Provision for Showroom Cupboard, Table, Chair and Display arrangements		LS	700000.00
4	LS	Provision for Front Elevation arrangements		LS	300000.00
5	LS	Provision for Front Glass door arrangements		LS	400000.00
		<b>SUB - TOTAL - III</b>		<b>Rs.</b>	<b>11862855.69</b>
6		Labour Welfare fund @ 1%			88668.27
7		Unforeseen items, Contingencies and P.S Charges @ 2.5%			221670.67
8		Supervision Charges @ 7.5%			665012.01
9		GST @ 18% (For Supervision Charges)			119702.16
		<b>SUB - TOTAL - IV</b>		<b>Rs.</b>	<b>12957908.81</b>
10	LS	Provision for Advertisement charges		LS	48000.00
		<b>GRAND TOTAL Rs.</b>		<b>Rs.</b>	<b>13005908.81</b>
			<b>SAY</b>		<b>13006000.00</b>

*Signature*  
**Chief Engineer**  
Tamil Nadu Police Housing Corporation Ltd.  
Chennai - 600 002.  
31/7/24



**TAMIL NADU POLICE HOUSING CORPORATION LIMITED**

**NAME OF WORK: RENOVATION OF MODERNISATION OF EXISTING CO-OPTEX SHOWROOM AT ALAGAPPAN NAGAR IN MADURAI CITY**

**ABSTRACT**

S.No	Qty	Description of work	Rate	Per	Amount
1	100.00	Dismantling for Pressed tiles for terrace and debris away from site (PWD SOR W-0038 P.No.22)	25.52	Sqm	2552.00
2	100.00	Supplying and Fixing of top floor Pressed tiles (23cmx23cmx20mm) mixed with Water proofing compound	1272.10	Sqm	127210.00
3	1027.10	Pointing with CM 1:3, for Pressed tiles	344.77	Sqm	354113.27
4	742.60	Earth work in foundation for all soils and sub soils (Including Refilling) a) 0 to 2m depth	260.80	Cum	193670.08
5	91.80	P.C.C 1:5:10 for foundation and basement using 40mm HBSJ	5069.68	Cum	465396.62
6	99.00	Providing Standardised concrete mix M20 for foundation and basement	8299.61	Cum	821661.39
7	7.30	Providing Standardised concrete Mix M20 Grade Concrete a) In Ground floor	8431.45	Cum	61549.59
	9.00	b) In First floor	8691.16	Cum	78220.44
	7.80	c) In Second floor	8950.87	Cum	69816.79
8	55.60	Providing form work for RCC works a. For Column footings, Plinth beam, Grade beam, Raftbeam, Raft slab etc.,	923.99	Sqm	51373.84
	180.90	b. Plain surfaces such as Roof slab, floorslab, Beams, lintels, lofts, sill slab, staircase, portico slab and other similar works	1027.42	Sqm	185860.28
	306.70	c. For Square and rectangular columns and small quantities	1232.90	Sqm	378130.43

S.No	Qty	Description of work	Rate	Per	Amount
9	217.00	Standardised concrete mix M20 Grade for bracketing the damaged RCC Column and Beams in Superstructure works	1559.44	Sqm	338398.48
11	713.80	Clean Removal of Cement Plaster Surface from the Existing wall / Ceiling without affecting the adjacent structures (PWD SOR W-0104 P.No.25)	7.70	Sqm	5496.26
12	933.40	Plastering with CM 1:4, 12mm thick	277.46	Sqm	258981.16
13		Providing Two Legged Scaffolding using 13 to 15 cm Dia Casurina Post with Country Wood Planks			
	126.80	a) 8.5m Height in Addition of 2.5m Height	1075.68	Rmt	136396.22
14	697.50	Painting the New walls with two coats of ready mixed Exterior Emulsion Paint in addition to one coat of approved primer coat for outer wall	250.52	Sqm	174737.70
15	948.80	Painting the Old walls with two coats of Ready Mixed Exterior Emulsion Paint without primer coat for outer wall	179.09	Sqm	169920.59
16	176.00	Earth work excavation for Open foundation in all soils and sub soils (excluding refilling) a. 0 to 2 mt.	123.26	Cum	21693.76
17	88.00	Supplying and Delivery and filling of 3 to 10mm HBSJ	1032.62	Cum	90870.56
18	88.00	Supplying and Delivery and filling of Stone dust	344.35	Cum	30302.80
19	1172.90	Supply of Rubber Moulded Hydraulic Pressed Paver Block 83 mm thick (PWD SOR M-0222 P.No.40)	552.00	Sqm	647440.80
20	88.20	Supplying and Fixing of Precast Kerb Stone in C.C.1:3:6, 450x300x150mm	274.01	Rmt	24167.68

S.No	Qty	Description of work	Rate	Per	Amount
21	13.70	Brick work wall in CM 1:5, using fly ash bricks of size 22x11x7 cm in foundation & basement	7192.11	Cum	98531.91
22	115.60	Brick partition wall in CM 1:4, 110mm tk using fly ash bricks of size 22x11x7cm a) In foundation & basement	912.98	Sqm	105540.49
	16.20	b) In Ground floor	922.53	Sqm	14944.99
	16.20	c) In First floor	941.79	Sqm	15257.00
23	37.70	Supplying and Filling for foundation & basement with excavated earth	42.85	Cum	1615.45
24	81.30	Supplying and Filling for foundation & basement with filling sand	1711.70	Cum	139161.21
25	89.10	Supplying and Laying of Precast slab 50mm tk in C.C. 1:3:6	426.09	Sqm	37964.62
26	100.70	Dismantling Plain Cement Concrete 1:5:10 and debris away from the site (PWD SOR W-0034 P.No.22)	486.20	Cum	48960.34
27	453.00	Supplying and Filling for foundation & basement with filling Gravel	584.49	Cum	264773.97
28	15.50	Brick work wall in CM 1:6, using fly ash bricks of size 22x11x7cm a) In Ground Floor	7206.41	Cum	111699.36
	0.60	b) In First Floor	7381.53	Cum	4428.92
29	244.80	Supplying and Fixing of Stain free nano Polish Verified 600 X 600 X 8mm	1560.91	Sqm	382110.40
30	12.60	Weathering course	3796.11	Cum	47830.99
31	283.50	Plastering with CM 1:3, 12mm with WPC	296.15	Sqm	83958.53
32	200.30	White washing 3 coats new plastering surface	49.68	Sqm	9950.90

S.No	Qty	Description of work	Rate	Per	Amount
33	2029.50	White washing 2 coats old plastering surface	36.81	Sqm	74705.90
34	0.80	Dismantling for brick Masonry in cement mortar walls under 3m high (PWD SOR W-0015 P.No.21)	283.14	Cum	226.51
35	4.00	Supplying and fixing of EWC (white)	7516.55	Nos	30066.20
36	3.00	Supplying and fixing of Indian Water closet white glazed (Oriya type) of size 580 x 440mm - Other than G.F.	5463.82	Nos	16391.46
37	71.20	Supplying and fixing of Glazed tiles using Grout (Tile Joint Filler)	1464.70	Sqm	104286.64
38	20.20	Supplying and fixing of Floor ceramic tiles (Anti-skid) using Grout (Tile Joint Filler)	1280.75	Sqm	25871.15
39	2.00	Supplying and fixing of Flat Back Urinal (white)	2324.05	Nos	4648.10
40	161.50	Supplying, fabricating, erecting and fixing Using Hilux Board Plain Sheets (10mm thick) False Ceiling upto a ceiling height of 4.5m from floor level (PWD SOR M-0618 P.No.58)	972.00	Sqm	156978.00
41	52.20	Providing Cornice Work for Gyp Board False Ceiling (PWD SOR M-0626 P.No.60)	190.40	Rmt	9938.88
42	231.40	Painting with one coats of primer for false ceiling	67.39	Sqm	15594.05
43	2120.60	Painting with two coats of OBD for old wall	136.78	Sqm	290055.67
44	7.00	Supplying and fixing of 15mm dia half turn CP long body tap	503.00	Nos	3521.00
45	7.00	Supplying and fixing of 15mm dia half turn CP Short body tap	455.00	Nos	3185.00
46	7.90	Supply and Fixing of Soild UPVC door Shutter with frame	3325.00	Sqm	26267.50



S.No	Qty	Description of work	Rate	Per	Amount
47	5.00	Supply and Fixing of Wash Hand Basin of size 550 x 400 mm (White without Pedestal)	3495.67	Nos	17478.35
48	20.00	Supply and Fixing of 18W LED 3000K Square Type Recessed Fitting with LED (PWD SOR M-1285 P.No.121)	1384.00	Nos	27680.00
49	4.00	Supply and Fixing of 24W LED 4000K 2x2 Square Type Recessed Fitting with LED (PWD SOR M-1284 P.No.121)	3543.00	Nos	14172.00
50		Wiring with 1.5 sqmm PVC insulated single core multi strand fire retardant flexible copper cable with ISI mark confirming IS: 694:1990. (Open wiring)			
	45.00	a. Light point with ceiling rose	921.20	Nos	41454.00
	20.00	b. Light point without ceiling rose	923.20	Nos	18464.00
51	45.00	Supply and fixing of 4' 18 watts LED Tube Light	705.00	Nos	31725.00
52	10.00	Supply and fixing of 9 watts LED bulb (PWD SOR M-1282 P.No.121)	135.00	Nos	1350.00
53	6.00	Supply and fixing of 30 W LED Street light Fittings	4121.67	Nos	24730.02
54	4.00	Supply and fixing of 80W LED Focus Light Fitting with LED	14155.67	Nos	56622.68
55	1075.00	Run of 2 Wires of 1.5 sqmm PVC insulated single core multi strand fire retardant flexible copper cable with ISI mark confirming IS: 694:1990. (Open wiring)	131.11	Rmt	140943.25
56		Supply, Laying and fixing of PVC SWR pipe (Soil line) with ISI mark - type 'B'.			
	75.00	a. 110 mm dia.	758.37	Rmt	56877.75
	75.00	b. 75 mm dia.	641.07	Rmt	48080.25

S.No	Qty	Description of work	Rate	Per	Amount
57	50.00	Supplying, Laying & Concealing the 50mm dia PVC ( SWR) pipe with ISI mark type - 'B' with relevant specials.	114.45	Rmt	5722.50
58	10.00	Wiring with 1.5 sqmm PVC insulated single core multi strand fire retardant flexible copper cable with ISI mark confirming IS: 694:1990 for 5 amps 5 pin plug socket point @ Switch Board Itself.(Open wiring)	869.50	Nos	8695.00
59	10.00	Wiring with 1.5 sqmm PVC insulated single core multi strand fire retardant flexible copper cable with ISI mark confirming IS: 694:1990 for 5 amps 5 pin plug socket point @ Convenient Places.(Open wiring)	707.47	Nos	7074.70
60	10.00	Supply and delivery of 48" (1200 mm) Fan with ISI mark with Eletronic Dimmer	1552.70	Nos	15527.00
61	10.00	Labour Charges for fixing of "Ceiling Fan"	601.20	Nos	6012.00
62	10.00	Supply and fixing of 15 Amps 3 pin Power plug	150.00	Nos	1500.00
63		Supply and fixing of UPVC Non Pressure pipe of SN8 SDR 34 (S 16.5) as per IS 15328/2003			
	75.00	a.110mm UPVC Non Pressure pipe	500.16	Rmt	37512.00
64	1172.90	Labour charges for laying of paver block Spreading 3 to 10mm size chips, stone dust & compacting by earth rammer and coveyance of paver block loading & unloading charges etc., approved rate (SE/SC.ER.No.35/23-24)	275.00	Sqm	322547.50
65	9.848	Supplying and Fabrication of Mild steel / RTS grills (without cement slurry) for all sizes of rods.	91904.50	MT	905075.52

S.No	Qty	Description of work	Rate	Per	Amount
66	43.20	Supplying and Erecting Pull and Push Type Rolling Shutter with ISI make of approved size and section using 18 GI sheet. The shutter shall be painted with one coat of red oxide primer and the rate is inclusive of hood covers, transportation charges etc., (Manually Operated (up to 8 sqm. Area)) (PWD SOR M-0401 P.No.49)	2171.00	Sqm	93787.20
67	11.40	Supplying and fixing UPVC (Un-Plasticized Polyvinyl Chloride) Windows etc., (PWD SOR M-0674 P.No.70)	7482.00	Sqm	85294.80
68	1170.00	Supplying and fixing mild steel grills as per the design approved to verandah enclosure or gate including one coat of primer and labour for fixing in position etc., all complete.	70.15	Kg	82075.50
		<b>Total Amount</b>			<b>8866826.86</b>

