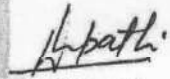


45th Meeting
Board of Governors
National Institute of Technology, Uttarakhand

Date : 01st March, 2023
Time : 11:00 AM
Venue : NIT Uttarakhand, Srinagar (Garhwal)
(Link shall be shared with the members)

AGENDA

Item No.	Items	Page No
BoG 45.01	To apprise the Board about the opening of tender for construction and development of NIT Uttarakhand - Sumari campus and escalation in its construction cost.	02
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I/c Registrar &
Secretary, BoG

अभ्यासाध्यरयेतः विद्या

BoG 45.01: To apprise the Board about the opening of tender for construction and development of NIT Uttarakhand - Sumari campus and escalation in its construction cost.

Subsequent to the establishment of National Institute of Technology Uttarakhand in 2009 under the act of Parliament, 125.5 Hectare (310 Acres) of land was allotted to the Institute on 9th December, 2013 for the construction of its permanent campus at Sumari, Pauri (Garhwal). Deliberations on the suitability of land were made by many committees and agencies between 3rd May, 2012 and 25th Nov., 2020.

Ministry vide letter no F.No.33-1/2012.TS-III dated 25th July, 2019, requested Director, NIT Uttarakhand to prepare a Detailed Project Report (DPR) for catering 1260 students. DPR for construction of total plinth area of 90450m² on a piece of land of 60 acres was prepared by CPWD on the request of Director, NITUK (Letter No. NITUK/Dir. Office/2020/16 dated 6th Jan., 2020). On the basis of Judgment of Uttarakhand High Court, an expert committee was constituted by MoE to determine the suitability of land at Sumari for construction of NIT campus. On the recommendation of this committee, Ministry of Education (MoE), vide letter No. F.No.40-65/2018.TS-III dated 25th Nov., 2020 requested Director NIT Uttarakhand to initiate the necessary infrastructure at the Sumari campus.

The contract was awarded to NBCC (India) Ltd. for Comprehensive design engineering and project management consultancy (PMC) services for construction and development of infrastructural facilities in the permanent campus of NIT Uttarakhand at Sumari on 11th May, 2021. MoU between NIT Uttarakhand and NBCC (India) Ltd. was signed on 16th July, 2021. As per the timeline submitted by NBCC (India) Ltd., the tender for engagement of construction contractor will be floated on 1st Oct., 2022 and construction activities will commence on 23rd Jan., 2023. The facilities will be handed over to the Institute on 23rd July, 2025.

The project will be funded through HEFA. HEFA vide its letter no. SAN/NITUK/145/2021-22, dated 02.07.2021 accorded the approval for the term loan of Rs.659.37 Crores. The Institute has executed the HEFA loan documents with HEFA on 15.06.2022. It is to apprise the Board that HEFA will fund construction of Sumari Campus (Rs.596.75 Crores) and Phase – II of Srinagar Campus (Rs.40.73 Crores).

PIB approval to the tune of Rs.909.85 Crores was awarded by the Ministry for this project on 30th June, 2020 which also included Rs.160.29 Crores as recurring expenses. The timeline for completion of project was 31st March, 2022 which has elapsed. The timeline was further extended by the MoE to 31st March, 2025 vide letter no. F.No.33-1/2012-TS.III(PT) dated 4th July, 2022 without any cost escalation. The Board is further apprised that institute has received recurring grant of Rs.186.34 Crores out of which Rs.182.93 Crores has been utilized till date. The Board is further apprised that Institute has received recurring grant of Rs.186.34 Crores. As recommended by BoG NIT UK vide BoG 42.21, it is requested to recommend the revision in recurring head in PIB approval from Rs.160.29 Crores to Rs.544.67 crores in order to meet the recurring expenditures and HEFA loan repayments till financial year 2024-2025.

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MoE vide its letter no F.No. 36-3/2022-TS.III, dated 30.06.2022 released third installment of Rs.29.67 Crores for overall recurring activities i.r.o payment of HEFA principal portion during the financial year 2022-23.

NBCC (India) Ltd. floated a tender to engage the construction agency and three bidders participated in the tendering process. After technical evaluation, PMC approved two bidders (i.e. NCC Limited and M/S Varindera Constructions Limited) for opening of financial bid. The financial bid was opened by NBCC (India) Ltd. and the quote prices for Construction and Development of Infrastructural facilities in the main campus of NIT Uttarakhand are as follows:

1. NCC Limited – Rs.639 Crores (L1 Quote)
2. M/S Varindera Constructions Limited – Rs.715 Crores

NIT Uttarakhand requested NBCC (India) Ltd. to negotiate with L1 (i.e. NCC Limited) to bring the cost within the sanctioned amount. After negotiation, L1 reduced the cost to Rs.638.40 Crores.

It is pertinent to mention here that the Public Investment Board (PIB) has approved the project under component civil works amounting to Rs.596.75 Crores. The estimated cost worked out on the basis of tendering cost is given in Table below:

Component	Approved Cost as per PIB	Estimated Cost after Tendering
Construction Cost	596.75	₹ 638.4
Contingency (3%)		₹ 19.152
TPQA (0.5%)		₹ 3.192
PMC Charges (4.90%)		₹ 32.376
GST on PMC Charges (18%)		₹ 5.828
Grand Total		₹ 698.948

(All Figures in Crores)

BLDG. NO.	BUILDING NAME	NET COVD. AREA (in sq. mt.)
B01	ADMIN (G+2)	2805
B02	LIBRARY / COMPUTER CENTER (G+2)	3248
B03	AUDITORIUM (G+1)	1450
B04	HEAVY DEPARTMENT (G+2)	15420
B05	LIGHT DEPARTMENT (G+2)	5210
B06	WORKSHOP (G)	2727
B07	CLASS ROOM (G+2)	5414
B08	DRAWING HALL (G)	661
B09	130 CAP. DOUBLE SEATER GIRLS HOSTEL (G+2)	1477
B10	200 CAP. GIRLS HOSTEL DOUBLE SEATER (G+2)	2212
B11	130 CAP. SINGLE SEATER GIRLS HOSTEL (G+2)	1568
B12	CENTER OF EXCELLENCE (G+2)	1260
B13	200 CAP. DOUBLE SEATER BOYS HOSTEL (G+2)	6412

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B14	100 CAP. SINGLE SEATER BOYS HOSTEL (G+2)	2352
B15	GUEST HOUSE (G+2)	669
B16	MARRIED ACCOMMODATION (G+2)	1050
B17	MESS (G)	1890
B18	TYPE -VI DIRECTOR'S BUNGALOW (G+1)	252
B19	TYPE -V RESIDENCE (G+2)	3920
B20	TYPE -IV RESIDENCE (G+2)	13300
B21	TYPE -III RESIDENCE (G+2)	8904
B22	STUDENT ACTIVITY CENTER (G)	2554
B23	FACULTY AND STAFF CLUB (G+1)	994
B24	ESTATE / ESS (G+1)	2587
B25	INSTITUTE CANTEEN & MULTIPURPOSE HALL (G+1)	1820
B26	DISPENSARY (G)	294
TOTAL AREA		90450

Cost comparison between PIB Approved Cost and Quote Cost as per M/S NCC Limited (L1 Quote) is as follows:

	Approved Cost as per PIB	Quote Cost as per M/S NCC Limited (L1 Quote)	Difference of Quote Cost and PIB Approved cost
NET COVD. AREA (in sq. mt.)	90450 sq. mt.	90450 sq. mt.	
Total construction cost	Rs. 596.75 Crores	Rs. 698.948 Crores	Rs. 102.198 Crores
Cost per sq. mt.	Rs. 65975.6772	Rs. 77273.69	Rs. 11298.01

The chronology of events/ activities held for constructing the permanent campus of NIT Uttarakhand at Sumari is attached as **(Annexure BoG 45.01)**.

There is deficit of Rs.102.855 Crores in the overall construction cost as quoted by L-1. Therefore board is requested to deliberate upon above subject matter and give the necessary directions regarding meeting the deficit of Rs.102.855 Crores.


BoG 45.02:

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BoG 45.03: Any other item with the permission of Chair.


I/c Registrar &
Secretary, BoG