

3200 BEDDED MULTISPECIALITY TEACHING HOSPITAL CUM MEDICAL COLLEGE (RIMS 2) AT RANCHI (JHARKHAND), INDIA
GRAND SUMMARY OF PHASE - 1, 2 & PPP MODE PACKAGE DEVELOPMENT WORKS

S.NO.	DESCRIPTION	CAPACITY	BUILT-UP AREA (SQM)	AMOUNT (BASED ON JSOR 22, CPWD DSR & PAR & MR RATES)
A	PHASE 1 DEVELOPMENT PACKAGE - HOSPITAL & MEDICAL COLLEGE BUILDINGS & RESIDENTIAL BLOCKS	1400 BEDS 100 UG MSR + 100 PG MSR + 85 POST PG MSR	542895	₹ 25,579,070,132.00
B	PHASE 2 DEVELOPMENT PACKAGE - HOSPITAL IPD BLOCK, RESIDENTIAL, HOSTEL & AMENITIES BLOCKS	1400 BEDS 100 UG MSR + 100 PG MSR + 115 POST PG MSR	184621	₹ 16,357,369,173.00
C	PPP MODE DEVELOPMENT PACKAGE - HOSTEL BLOCKS		104614	₹ 3,694,898,973.00
		SUB TOTAL (PHASE 1 + 2 + PPP MODE)	832130.00	₹ 45,631,338,278.00
		GRAND TOTAL - (PROJECT COST)		₹ 45,631,338,278.00



MASS N VOID DESIGN CONSULTANTS
2800 BEDDED MULTISPECIALITY TEACHING HOSPITAL CUM MEDICAL COLLEGE (RIMS 2) AT RANCHI (JHARKHAND), INDIA
COST ABSTRACT OF PHASE - 1, 2 & PPP MODE PACKAGE DEVELOPMENT WORKS

S.NO.	DESCRIPTION	CAPACITY	BUILT-UP AREA (SQM)	AMOUNT
PHASE 1 DEVELOPMENT WORK PACKAGE				
A	CIVIL WORK (HOSPITAL & MEDICAL COLLEGE BUILDINGS)			
1	COMMON LOWER GROUND AND GROUND FLOOR		172966	₹ 4,139,819,920.93
2	IPD BLOCK A (G+PDL+14)	1200 BEDS	84882	₹ 2,608,335,435.40
3	ADMIN BLOCK (PDL+3)		21741	₹ 388,200,472.57
4	EMERGENCY BLOCK (PDL+3)	120 EM BEDS+94 PRIVATE & SEMI PRIVATE BEDS	17203	₹ 323,617,701.57
5	OPD BLOCK (PDL+6)	5000 PAX	62732	₹ 1,310,007,021.68
6	MEDICAL COLLEGE (PDL+7)	100 UG MSR + 100 PG MSR + 85 POST PG MSR	37135	₹ 707,472,689.49
B	CIVIL WORK (RESIDENTIAL BLOCKS)			
7	DIRECTOR RESIDENCE BUNGALOW (G+1)	1	900	₹ 17,200,926.01
8	MEDICAL SUPERINTENDENT RESIDENCE BUNGALOW (G+1)	1	350	₹ 6,885,948.00
9	DEAN RESIDENCE BUNGALOW (G+1)	1	350	₹ 6,885,948.00
10	PROFESSOR RESIDENCE BLOCK (S+13)	26	10916	₹ 208,322,029.09
11	ASSO.PROFESSOR RESIDENCE BLOCK (S+13)	26	9325	₹ 177,922,442.29
12	ASSISTANT PROFESSOR RESIDENCE BLOCK 02 NOS (S+16)	64	19540	₹ 370,197,497.34
13	SENIOR, JUNIOR RESIDENT & TUTOR DEMONSTRATOR (S+19)	228	18150	₹ 354,121,778.18
14	STAFF NURSES (STUDIO+1BHK) (S+19)	654	48832	₹ 900,791,747.58
15	GRADE 3 PARAMEDICAL 2 NOS (S+19)	150	23606	₹ 435,105,235.67
C	CIVIL WORK (AMENITIES & SERVICE BLOCKS)			
16	C.U.P BLOCK (PDL+2)		11434	₹ 164,337,912.91
17	CENTER FOR EXCELLENCE (G+1)		500	₹ 28,972,674.86
18	SHG KIOSK (G)		600	₹ 11,164,545.00
19	COMMERCIAL COMPLEX CUM VISHRAM SADAN (G)		1733	₹ 80,997,040.12
C	EXTERNAL DEVELOPMENT WORK			
20	ROAD, BOUNDARY, LANDSCAPE ETC.			
D	MEP WORK			
21	ELECTRICAL WORK			₹ 1,797,515,411.03
22	INTERNAL AND EXTERNAL PLUMBING WORK			₹ 1,036,427,401.33
23	FIRE WORK			₹ 562,319,222.29
24	HVAC WORK			₹ 644,596,408.79
25	EXTERNAL ELECTRICAL WORK			₹ 451,157,912.40
26	ETP & STP WORK			₹ 103,500,000.00
E	FURNITURE WORK			
27	MEDICAL FURNITURE			₹ 310,867,150.00
28	NON-MEDICAL FURNITURE			₹ 679,005,450.00
29	LAB FURNITURE			₹ 83,851,311.00
F	MISC. WORK			



S.NO.	DESCRIPTION	CAPACITY	(SQM)	AMOUNT
30	SIGNAGE WORK			₹ 44,819,351.32
31	MEDICAL SERVICES (MGPS, PTS, MOT, CSSD ETC.)			₹ 1,550,048,618.30
32	AUDIO VISUAL SYSTEM			₹ 384,723,524.72
33	SPORTS TURF AND FACILITIES			₹ 131,183,250.00
34	OPERATION AND MAINTENANCE COST FOR 5 YEARS @ 3%			₹ 614,560,666.45
	SUBTOTAL (PHASE 1)		542895	₹ 21,099,916,214.76
		ADD GST @ 18%		₹ 3,797,984,918.66
		TOTAL - WITH GST		₹ 24,897,901,133.42
		ADD 1% L-cess Charge		₹ 248,979,011.33
		TOTAL -		₹ 25,146,880,144.75
		ADD JSBCCL Charge Up to 10cr @7% A		₹ 7,000,000.00
		ADD JSBCCL Charge Above 10cr to 100Cr @5% A		₹ 45,000,000.00
		ADD JSBCCL Charge Above 100Cr @1% A		₹ 200,999,162.15
		ADD CONSULTANCY FEE UPTO 1 CR @1.35%	135000	
		ADD CONSULTANCY FEE ABOVE 1 CR TO 5 CR @1.25%	500000	
		ADD CONSULTANCY FEE ABOVE 5 CR @0.74%	151221631.1	
		TOTAL CONSULTANCY FEE	151856631.1	
		ADD GST @ 18%	27334193.59	
		TOTAL CONSULTANCY FEE WITH GST	179190824.6	₹ 179,190,824.65
		GRAND TOTAL - (PROJECT COST)		₹ 25,579,070,131.55
		SAY		₹ 25,579,070,132.00

PHASE 2 DEVELOPMENT WORK PACKAGE

A	CIVIL WORK (HOSPITAL & MEDICAL COLLEGE BUILDINGS)			
1	IPD BLOCK B (PDL+14)	1400 BEDS	64300	₹ 1,637,742,169.86
2	ADMIN BLOCK (FINISHING WORKS OF BARE SHELL PORTION)	100 UG MSR + 100 PG MSR + 115 POST PG MSR		₹ 76,661,717.03
3	EMERGENCY BLOCK (FINISHING WORKS OF BARE SHELL PORTION)			₹ 54,312,797.27
4	OPD BLOCK (FINISHING WORKS OF BARE SHELL PORTION)			₹ 229,104,571.17
B	CIVIL WORK (RESIDENTIAL BLOCKS)			
5	SENIOR, JUNIOR RESIDENT & TUTOR DEMONSTRATOR (S+19)	114	9245	₹ 227,459,157.85
6	GRADE 3 PARAMEDICAL 2 NOS (S+19)	150	23606	₹ 435,105,235.67
7	STAFF NURSES (STUDIO+1BHK) (S+19)	654	48832	₹ 900,791,747.58
D	OTHER AMENITIES			
8	COMMERCIAL COMPLEX CUM VISHRAM SADAN (G+9)	300 PAX	24061	₹ 491,693,093.03
9	CLUB HOUSE (G+2)		3500	₹ 84,766,500.00
10	AUDITORIUM CUM CONVENTION CENTRE (G+2)		9537	₹ 428,170,399.59
D	EXTERNAL DEVELOPMENT WORK			
11	INDOOR SPORTS (G+1)		1540	₹ 17,483,515.66
12	ROAD, BOUNDARY, LANDSCAPE ETC.			₹ 163,334,552.35
E	MEP WORK			
13	ELECTRICAL WORK			₹ 706,917,695.17
14	INTERNAL AND EXTERNAL PLUMBING WORK			₹ 450,580,738.91
15	FIRE WORK			₹ 219,145,200.00
16	HVAC WORK			₹ 451,900,000.00
17	EXTERNAL ELECTRICAL WORK			₹ 73,445,000.00
F	FURNITURE WORK			₹ 123,500,000.00
17	MEDICAL FURNITURE			₹ 312,661,000.00



S.NO.	DESCRIPTION	CAPACITY	(SQM)	AMOUNT
18	NON-MEDICAL FURNITURE			₹ 80,753,100.00
19	MISC. WORK			
19	SIGNAGE WORK			₹ 26,891,810.80
19	HORTICULTURE WORK			₹ 12,000,000.00
20	MEDICAL EQUIPMENT			₹ 5,601,513,100.00
21	MEDICAL SERVICES			₹ 671,659,159.10
			184621	₹ 13,477,592,060.84
	SUBTOTAL (PHASE 2)			₹ 2,425,966,570.95
	ADD GST @ 18%			₹ 15,903,558,631.79
	TOTAL - WITH GST			₹ 159,035,586.32
	ADD 1% L-cess Charge			₹ 16,062,594,218.11
	TOTAL -			₹ 7,000,000.00
	ADD JSBCCCL Charge Up to 10cr @7% A			₹ 45,000,000.00
	ADD JSBCCCL Charge Above 10cr to 100Cr @5% A			₹ 124,775,920.61
	ADD JSBCCCL Charge Above 100Cr @1% A			
	ADD CONSULTANCY FEE UPTO 1 CR @1.35%	135000		
	ADD CONSULTANCY FEE ABOVE 1 CR TO 5 CR @1.25%	500000		
	ADD CONSULTANCY FEE ABOVE 5 CR @0.74%	99364181.25		
	TOTAL CONSULTANCY FEE	99999181.25		
	ADD GST @ 18%	17999852.63		
	TOTAL CONSULTANCY FEE WITH GST	117999033.9		₹ 117,999,033.88
	GRAND TOTAL - (PROJECT COST)			₹ 16,357,369,172.59
	SAY			₹ 16,357,369,173.00



DESCRIPTION	CAPACITY	AMOUNT	(SQM)
PPP MODEL DEVELOPMENT WORK PACKAGE			
A CIVIL WORK (STUDENT HOSTEL BLOCKS)			
PPP MODEL PACKAGE (PHASE 1)			
1	POST PG STUDENTS 2 NOS (S+19)	150	23606
2	PG HOSTEL BOYS (S+16)	226	13192
3	PG HOSTEL GIRLS (S+16)	226	13192
4	UG + INTERNS BOYS HOSTEL (S+13)	226	7052
5	UG + INTERNS GIRLS HOSTEL (S+13)	226	7052
PPP MODEL PACKAGE (PHASE 2)			
6	POST PG STUDENTS.2 NOS (S+19)	150	23606
7	UG + INTERNS BOYS HOSTEL BUILDING (S+16)	338	8457
8	UG + INTERNS GIRLS HOSTEL BUILDING (S+16)	338	8457
B MEP WORK			
9	ELECTRICAL WORK		₹ 217,250,552.78
10	INTERNAL AND EXTERNAL PLUMBING WORK		₹ 169,166,275.87
11	FIRE FIGHTING WORK		₹ 125,536,800.00
12	EXTERNAL ELECTRICAL WORK		₹ 32,442,992.00
13	STP WORK		₹ 9,313,643.23
C FURNITURE WORK			
14	POST PG HOSTEL BLOCK		₹ 35,056,795.79
15	UG, INTERNS & PG HOSTEL BLOCKS		₹ 123,864,440.00
16	POST PG		₹ 35,056,795.79
17	UG HOSTELS		₹ 91,580,660.00
D MISC. WORK			
18	SIGNAGE WORK		₹ 11,178,063.30
19	ROAD, LANDSCAPE ETC.		₹ 52,314,242.35
	SUBTOTAL (PPP MODE)	104614	₹ 3,017,339,709.54
	ADD GST @ 18%		₹ 543,121,147.72
	TOTAL - WITH GST		₹ 3,560,460,857.26
	ADD 1% L-cess Charge		₹ 35,604,608.57
	TOTAL -		₹ 3,596,065,465.83
	ADD JSBCCL Charge Up to 10cr @7% A		₹ 7,000,000.00
	ADD JSBCCL Charge Above 10cr to 100Cr @5% A		₹ 45,000,000.00
	ADD JSBCCL Charge Above 100Cr @1% A		₹ 20,173,397.10
	ADD CONSULTANCY FEE UPTO 1 CR @1.35%	135000	
	ADD CONSULTANCY FEE ABOVE 1 CR TO 5 CR @1.25%	500000	
	ADD CONSULTANCY FEE ABOVE 5 CR @0.74%	21958313.85	
	TOTAL CONSULTANCY FEE	22593313.85	
	ADD GST @ 18%	4066796.493	
	TOTAL CONSULTANCY FEE WITH GST	26660110.34	₹ 26,660,110.34
	GRAND TOTAL - (PROJECT COST)		₹ 3,694,898,973.27
	SAY		₹ 3,694,898,973.00
	SAY		₹ 3,694,898,973.00
	GRAND TOTAL (PHASE 1 + 2 + PPP MODE PACKAGE)	832130	₹ 45,631,338,278.00



SAY, B. 45,63,13,38,200.00.

Technical sanction/Approval Subject to Conditions Noted Below

1. Sanction of Estimate does not mean sanction of rates.
2. Non-schedule item should be paid after the approval of rates by the competent authority.
3. Work should be done on the basis of approved Design, drawings & direction of engineer in charge.
4. If any ambiguity/ error appears, intimate the same to designated officer immediately.
5. Technical Sanction given is based on the Consultant's Recommendation.
6. Contractor Shall be liable to comply all contractual obligation.
7. Technical Sanction is subject to the drawing & design, which will not supersede the contractual specification & other obligations.
8. Contractor shall check the drawing & design thoroughly before commencing the work.
9. Contractor shall follow the approved Drawings to comply all technical requirements.
10. Contractor shall follow the above judiciously and please treat this as approval without breaching the contractual obligations and liabilities.

Revised Estimate Technically approved for Rs 4563,13,38,300.00 (Rupees four thousand six hundred thirty eight thousand only).

Ry. Manager
08.05.2020,
प्रबंधक (योजना एवं निष्पत्ति)
झारखण्ड निलो
राँची।


08/05/20

GENERAL MANAGER
PROJECT, JSBCCL
RANCHI