

Office of the Superintending Engineer, Jammu Development Authority,
Jammu

The Principal Secretary,
Housing and Urban Development Deptt.
J&K Govt. Civil Secretariat Jammu

No:- SE/JDA/2019/1357-61


Dated 6-11-2019

Subject:- Physical/Financial Progress Report of Major Developmental Projects upto ending October 2019.

Sir,

I am directed to forward herewith the Physical/Financial Progress report of Major Developmental Projects under execution with Jammu Development Authority for the month ending **October** 2019 for favour of your kind information.

Yours faithfully,


Superintending Engineer,
Jammu Development Authority,
Jammu.

Copy to the :-

1. Divisional Commissioner Jammu for favour of information.
2. District Development Commissioner Jammu for favour of information
3. P.M.C Jammu Smart City Ltd.
4. Vice Chairman , Jammu Development Authority for information

S N o	Name of Project	Salient Features	Total Estimated cost	Source of funding	DOS/ DOC	% of Work Completed	Detailed Physical Status	Remarks	Exp. Ending Oct. 2019 (Rs. In lacs)
1	2 Iconic Tawi River Front Development Project	3 Project Components: - i) River Protection Works; - Diaphragm Walls, Lower Promenade, Protection Walls; ii) Land Development Works:- Children Walkways, Restaurants, Reception; Counters; Shelters; theatre etc.,	4	5	6	7	8	9	10
2	Project Scope (10 Km length from D/s of 4 th Tawi Bridge upto Nagrota) Pilot Project 3.5 Km length from D/s of 4 th Tawi Bridge up to U/s of Sher-e-kashmir Bridge.		Rs. 40769.00 lacs (Pilot stretch of 3.5km)			Under process	I. Feasibility study report submitted to Commissioner Secretary to Govt. Housing & Urban Dev. Department Jammu vide No. VC/PS/2016/1167-70 dated 19-12-2016. II. DPR prepared by SRFDCL for Rs. 39652 lacs and submitted to Chief Engineer I&FC Jammu for technical appraisal of CWC. III. MOU with NIH (GOI) Roorkee for technical vetting of the Hydrology & Hydraulic of Tawi River & conduct model study/ simulation signed. Final Report of vetting submitted vide their dispatch no 8188 dated 9-3-18. IV. In view of the abnormally quoted rated by the bidders during e-NIT (3 rd Call) for the RFQ cum RFP for the Pilot Stretch of 1.5 km D/s of Bikram Chowk upto 4 th Tawi bridge by the two bidders technically responsive, fresh tenders were invited reducing the scope of work i.e for const of diaphragm wall of South bank (left bank) of Tawi River vide e NIT No 06 of 2018-19 dated 21-11-18. Financial bids of technically responsive bidders after evaluation by the consultants opened on 28.12.18 and placed before the SLCC on 14-01-2019 and 18-01-19.	DPR bifurcated by SRFDC in two separate components I. Protection of Tawi River in Jammu city cost of Rs 375732.00 lacs II. Conservation of Tawi River in Jammu City cost of Rs 31962.00 lacs .M/S SRFDCL requested to draft RFQ cum RFP documents. Replies to the comments/ observations of the FM wing of MOWR, RD & GR sent to the CWC vide no. VC/POS/2018/86-89 dated 11-04-2018. NOC from Forest Department awaited.	432.84242

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1	2	3	4	5	6	7	8	9	10
3.	Smart parking at JDA parking near (Hari Singh Ji Park).	a. No.Of Floors = LG+UG+3; b. Total Built Up Area = 17747 Sqm; c. Commercial Area = 2708 Sqm; d. Parking Capacity = 450 Cars + 210 Two Wheelers.	Rs. 6416.14 lakhs Funds released = Rs 50.00 lacs (State Plan additionality	Consultancy work	20-12-2017/	-	I. Letter of Award in favour of M/s Arch-En-Design issued vide No. VC/PS/2017/ 1031-38 dated 25-09-2017. II. Agreement between M/s Arch-En-Design and JDA signed on 20-12-2017. III. Concept drawings including site plans, 3D views for the pilot stretch of Habitat centre on island portion finalized after PPT to Hon'ble Dy. CM and preliminary estimates are under process of finalization. IV. EOI for Geo technical investigation at 04 locations for conduction of SPT invited from the interested parties. But no response. V. GSI requested for Geo mapping of the area.	Process of soil investigation taken up with Geological Survey of India Jammu.	10
4.	Consultancy services for Planning and Architectural and Engineering services including detailed project and feasibility study for the construction of Jammu Habitat Centre, at Ware House, Jammu	Facilities: - Institutional complex, Rehabilitation/ commercial complex, Hotel sites, Multiplex/ Shopping Mall site and open air theatre etc.	102.79 (consultancy fee) Rs.99.00 + cost of model =3.79						
5	Survey and Geotechnical Investigations of Tawi river front downstream of 4 th Bridge		88.00		1.9.18 / 28.12.18		Work completed		41.80867

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S. No.	Name of Project	Salient Features	Total Estimated cost	Source of funding	DOS/DOC	% of Work Completed	Detailed Physical Status			Remarks	Exp. ending Oct..2019 (Rs. In lacs)
							Tower-A	Tower-B	Tower-C		
1	6. Construction of Flatted Accommodations at Muthi, Jammu.	3- BHK 72 Flats	Rs. 3515.00 lacs	Internal Resources (JDA- Self Financing Mode)	Feb. 2015 / Mar. 2019	7	Completed in all respects except for some minor rectification and finishing Internal electrification work 98% completed	Completed in all respect except for some minor rectification and finishing work wherever required Internal electrification completed	Completed in all respect except some minor rectification and finishing work. Internal electrification completed.	9	10
						86%	<p>Separate Tender for Three Package floated and allotted vide no.:</p> <p>ELECTRICAL- work allotted JDA Allot No: SE/JDA/2018/3388-91 date 20-10-2018 M/S Wani infratech in progress and 30% completed.</p> <p>CIVIL work Allotment No:SE/JDA/2018/3185-3188 date 03-10-18 DT;M/S S.K, integrated Consultants. a) 2 No Boring completed b) Civil work, STP work 40% completed & rest in progress c) Boundary wall 85% completed d) Road work in progress 90% completed and in progress) External Plumbing work 95% completed.</p> <p>MECHANICAL:- i) 6 no elevators in Tower A,B & C testing and commissioned.</p> <p>work Allotment for fire fighting system vide No: SE/JDA/2018/ 3303-3306 date 10-10-18 to M/S Dogra & Dogra Enterprises.80% completed</p> <p>Providing 160 KLD Capacity, MBR based STP for Residential Project at JDA at Muthi Jammu stands allotted to Bharat Ion Exchange vide No JDA/11/Allot/6357-63 dated 12-02-2019 for Rs. 86.78 lacs.shall take up the work after laying of slab of sewerage tank..</p>	Rs. 2718.24			

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1	2	3	4	5	6	7	8	9	10
7	Commercial Complex at Muthi: Plot Area: 6.24k.	Total Built Up Area = 69316 sft No. of Floors = Basement, G+4 Facilities : Basement parking, ground floor, 3 no. Showroom, 20'*35', 10 N-10 shops- 12'*20' G+1, Three No. Showroom - 20'*35', 10 N-10 shops- 12'*20'. G+2, Main Hall 3850sft. Three No. Hall, - 20'*35', 10 N-10 Hall - 12'*24.9'. G+3, G+2, Main Hall 3850sft. Three No. Hall, - 20'*35', 10 NO Hall - 20'*24.9'. G+4, G+2, Main Hall 3850sft. Three No. Hall, - 20'*35', 10 N- Hall - 20'*24.9'.	Rs. 1817.00	JDA Internal Resources	March 2014/ March 19	80%	<u>Structure & Brick work completed</u> i) Civil work completed in all respects. Basement, Ground floor, first floor, second floor and third floor completed except testing and commissioning of toilets. ii) Electrical external work in progress. iii) Structure glazing is in progress iv) Sump tank is in progress. v) Fire work allotted vide this office allotment No JDA/11/ Allot./2368-74 dated 28-8-2019 in progress.		1040.05

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1	2	3	4	5	6	7	8	9	10
8	Construction of Flatted Accommodation at Muthi site I, phase II.	Salient Features : Tower Ht. G+ 11 Floors 3 BHK (2 Towers) 48 Nos. 2 BHK (3 Towers) 72 Nos. 5 BHK (1 Tower) 24 Nos. Club building G+ 1 Floors	8683.00 lacs	Self financing Mode (JDA funds)			Allotment made to M/S INTEGRATED Consultancies vide Allotment No JDA/VC/20-19/893-98 dated 21-01-2019 for Rs 7966.00 lacs. Soil Investigation work completed and building permission case from JMC under progress. Work of excavation and site office in progress.		
9	IT cum Commercial Plaza at Birpur; Plot Area = 34 Kanals;	Facilities: - Office Spaces for Software Technology and Skill Development, IT and BPO Companies, corporate Houses, Banks, MNCs, Multiplex, Cineplex, Restaurants, Food Courts, Health Clubs, Gyms, Shopping Arcades, Banquets and other Commercial Spaces etc.	34 crores	JDA Internal Resources		Revised RFQ cum RFP document on PPP mode stands formulated	The issue was deliberated in the recently conducted 80 th BOD Meeting & decision was taken to reduce the cost of land from 1 Crore per kanal to 75 lacs per kanal and accordingly RFQ cum RFP document on PPP mode is revised but further tendering is kept on hold.		
10	Construction of Night Shelter including civil and sanitary works at Boria Basti Bahu Fort Jammu. (G+2)	Plot Area = 2 Kanal; No. of Floor = G + 2; Total Beds = 100	Rs.198.00 Lacs	CSS- National Urban Livelihood Mission (NULM) JUDA	July 2017/July 2018		Building completed in all respects Total Beds=100 Dormitory 2No Dining hall 1No Care taker room with attached bathroom, Room 17 no ,toilets 4 nos, Kitchen with store, Stair hall 1 no Ramp for handicapped, Lawn, Parking area, guard room	Completed and handed to M/S Sewa Bharti for its operation and maintenance	178.01
11	Working Women Hostel at Boria Basti Bahu Fort Jammu. (G+3) 73 bedded	Plot Area = 4.10 K No. of Floors= G+3; Total Occupants = 74 No. Accommodation for 73 inmates consisting of ii) 24 room of 2 bed iii) 4 rooms of 3 beds iv) 13 room of 1 bed v) Ground floor entrance lounge vi) Dining room vii) library/ computer lab viii) Child care room ix) office x) kitchen xi) Toilet etc	Rs. 544.00 Lacs	Self financing (JDA funds)	Mar 2018/ May 2019		Finishing Works in progress.	Structure completed, Fixing of door window frames and Shutters in progress. External development works yet to be taken up.	263.37

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1	2	3	4	5	6	7	8	9	10
12.	Development of Housing Colony at Kot Bhalwal, Jammu	Total Land = 384.75 K Total No. of Plots = 409 Size of Plots = 40'x80', 30'x60', 25'x50' Other Facilities = Commercial Sites, Community Centre, School/ Health Centre, Parks/Green Belts etc.	Rs. 974.00 Lakh	Self financing (JDA funds)	April 2015/ work is under process.	71%	Development of Roads, Drains, fixing of Electric poles etc in progress. Nallah training works completed. No. of Plots handed over = 241 Nos. 40'x80' = 43Nos. 30'x60 = 99 Nos. 25'x50' = 99 Nos One no. 17 Mtr. clear Span over Nallah near Tube Well at Kot Bhalwal, Jammu allotted vide no. JDA/II/ALLOT/234-40 Dated-24.10.2017& Super structure completed. Training of Nallah (L)=1237 Meter, Width-15 mtr Road 45 feet width: 1252 mtr. Road 35 feet width: 222 mtr. Road 25 feet width: 3658 mtr. Stone Pitching of side slopes: 3658 Sq. meter. Drain in Lanes = 5863 Meter. Drainage Crossing :26 Nos. RCC Pole LT Line-170 Nos. One meter Span culvert; 5 Nos. Payment of an amount of Rs. 21.20 Lacs made to XEN M&RE-III for electrification work.	Area Coming under the alignment of Ring Road =62 Kanal. Total No. of plot coming under the alignment =119 No. Area of Road damaged =781 m ² . Length of drain damaged = 1570 meter	Rs. 751.85

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13	2 Development of Housing Colony at Birpur, Samba	3 Total Land = 585 Kanals; Total No. of Plots = 730 no Size of Plots = 40'x80', 40'x60', 30'x60', 20'x40'; Other Facilities = Commercial Sites, Community Centre, School/ Health Centre, Parks/Green Belts etc.,	4 Rs. 2220 Lakh	5 Self financing Mode (JDA funds)	6 Apr./2015 to Mar. 2019	7	8 Development of Roads completed upto WBM level 90%, Drains 95% completed, Chain Link Fencing completed; Protection work by way of laying of wire crates 98% completed. No. of Plots handed over = 422no. PCC electric poles erected. PHE Works: Estimates from PHE received on 02.11.2018 amounting to Rs. 690.50 lacs and returned to PHE for revisiting the cost. Electrical works: Funds released in favour of PDD for creation of 2 no sub stations of 400 kva and HT line amounting to Rs 32.31 lacs is in progress Rs 12.194 lacs advance to Sub Transmission Div 2 and the work is in progress. Filling of RBM work 70% completed.	9 Completion date is subject to release of funds. Tenders for drilling of tune well invited.	10 Rs. 778.30
14.	Development of Housing Colony at Roop Nagar (Extn.), Jammu.	Total Land = 88 K Total No. of Plots = 162 Size of Plots = 30'x60'; Other Facilities = Commercial, Community Centre etc.	Rs. 205.00 Lakh	Self financing Mode (JDA funds)	4/2016	4%	Development of Roads, Drains, Fixing of Electrical works : Electric Poles etc. commenced but held up due to stay order by Hon'ble Court. No. of Plots handed over = 32 No.		Rs.21.01

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1	2	3	4	5	6	7	8	9	10
15.	Development of Housing Colony at Gole Gujral, Jammu.	Total Land = 290 K Total No. of Plots = 330 Size of Plots = 40'x80', 40'x75', 30'x60', 20'x40'; Other Facilities = Commercial Sites, School/ Health Centre, Parks/Green Belts etc.	Rs. 462.00 Lakh	Self financing Mode (JDA funds)	4/2015	4%	Barbed wire fencing done with RCC poles. Development of Roads, Drains and Fixing of Electrical works: Electric Poles etc. commenced but held up due to stay order by Hon'ble Court No. of Plots handed over = 49. Leveling work of 48 No plots and their demarcation by RCC poles completed.		Rs 101.19
16.	Construction of EWS Houses/flats at I. Nagrota = 240 units II. Udhewwala = 192 units III. Muthi = 192 units IV. Majeen Sidhra = 384 units, Total 1008 units Jammu under AHP component of PMAY (Urban) Mission.	<u>for one Dwelling unit:</u> Floor area of = 39.39 sqm. Carpet area = 31.95 sqm. Super area of = 44.68 sqm. No. of floors = G+ 3 No. of flats in one floor = 4 Nos. <u>Scheme Area</u> Nagrota = 23.72 kanal Udhewwala = 20 kanal Muthi = 17.2 kanal. Majeen Sidhra = 35.5 kanal	Nagrota = 2066.00 Udhewwala = 1653.00 Muthi = 1653.00 Majeen = 2304.00	Under tendering process			Nagrota - Tender floated In 3rd call vide e- NIT No JDA/11/e-Nit /2018-19/87 Dt:-27-10-2018 Date of Opening 20-11-18 Udhewwala - Tender Floated in 3rd call vide e- NIT No JDA/11/e-Nit /2018-19/88 Dt:-27-10-2018 Date of Opening 20-11-18 Muthi - Tender Floated in 3rd call vide e- NIT No JDA/11/e-Nit /2018-19/86 Dt:-27-10-2018 Date of opening:- 20-11-2018. Majeen Sidhra- Tender Floated in 3rd call vide .NIT No JDA/11/e-Nit /2018-19/89 Dt:-27-10-2018 Date of opening:- 20-11-2018.	No Tender Received Single Tender Received & opened for technical bid by JDA contract committee on 1-12-18 and its evaluation. Single Tender Received & opened for technical bid by JDA contract committee on 1-12-18 and its evaluation. No Tender Received	Administrative department approached for transfer of these works to the J.K. Housing Board in pursuance to the decision taken by the Board of directors in its 82 nd meeting

Superintending Engineer JDA