

BUILDINGS AND HOUSING DEPARTMENT

12th FIVE YEAR PLAN-WRITE UP

The Buildings and Housing Department, a public work related organization, is basically entrusted with the responsibility of creating infrastructure in the form of construction of buildings under the two classified budget heads namely:-

1. Construction of Residential buildings – Budget head: Housing sector-4216.
2. Construction of non-residential buildings – Budget head: Public works-4059.

ALLOCATION OF BUSSINESS

The term 'Original Works' indicates construction of entirely new works or even alteration to existing works. The term 'Repair and Maintenance' indicates primary operations undertaken to maintain proper conditions of the buildings. For every work initiated by the department, the administrative approval is obtained, prior to taking up the work. As per rules for allocation of business of Government of Sikkim the department is responsible for:-

- i) Survey, Investigation, Planning design, Estimation & Execution of major and minor building projects including maintenance of residential/non-residential government buildings under the department.
- ii) Allotment of government quarter.
- iii) Administration of premises tenancy law.
- iv) Undertaking Building project works of the department and projects relating to different Departments of the Government of Sikkim as well as other local bodies.
- v) Rent assessment and valuation of buildings hired and or acquired by the Government.
- vi) Preparation of standard plans and specifications for government offices and quarters including furniture and furnishings.

EXECUTION AND PROCEDURES

All works taken up by Buildings and Housing Department are executed as per laid down procedures and provisions contained in Sikkim Public Works Code and Manual. For execution of works field officers scrupulously follow PWD Code and Manual, Accounts Code, Specifications. The direction given in the codes are broadly based on the accepted accounting procedure and forms prescribed by the Controller and Auditor General. The Buildings and Housing Department having it's headquarter at Gangtok is one of the departments of the Government which looks after construction and maintenance of residential and Non-Residential Government buildings. In order to ensure timely and effective completion of building works, the Department has evolved a specific set up in which following wings/sections viz. Civil, Architectural and electrical wings work together. The control of the operations of these wings vests in "Government of Sikkim" and at Government level this control is exercised by Minister, Buildings and Housing Department and assisted by Secretary, Buildings and Housing Department.

All works are executed as per the specifications and schedule of rates approved by the government which is revised from time to time. The Buildings and Housing Department also carries out rent assessment of government and private buildings for hiring the same for government use and also carries out detail valuation of the structure. The department also runs and maintains its own stores including its accounting.

ORGANISATIONAL SET UP

The Secretary, Buildings and Housing Department is in charge of construction and maintenance of Government buildings in the state assisted by the Chief Engineer who is in charge of the administrative and technical control of the department. The two south-west & North - East wings are headed by respective Additional chief engineers. The department has two circle offices, each headed by Superintending Engineer (South/West) and Superintending Engineer (North/East) having its circle office at Jorethang and Gangtok respectively. Both the Superintending Engineers are responsible for administration and execution of works within their circles. Under Superintending Engineer (N/E), three Divisional Engineers in charge of Division are posted at Gangtok and under Superintending Engineer (S/W), two Divisional Engineers are posted at Gyalshing in West Sikkim and Namchi in South Sikkim. Assisting the Divisional Engineers are nine Assistant Engineers posted at different Sub-divisions located in all the four districts in the state. The prime sources of any information related to the works are the Sub-Divisional and Divisional offices. Other than the Circle office as mentioned above, Planning and Monitoring cells headed by one Superintending Engineer also functions under the control of the Secretary for maintaining strict adherence to the rules and norms set for carrying out the technical checking of the project estimates. Under one Superintending Engineers (Planning), two Divisional Engineer assisted by one Assistant Engineer and four Junior Engineers are posted at Head office in Gangtok. In addition to the above one Superintending engineer is in charge of the Project & store assisted by one divisional Engineer & two Assistant engineer are stationed at Gangtok.

The Architectural Wing advises the Department on all questions relating to building plans in general, architectural treatment, selection of sites, approval of layouts, etc. and carries out technical scrutiny of plan of buildings proposed to be erected /constructed by the Government. The Architects also prepares and designs different types of structures viz. Housing Complexes, Administrative Offices and other functional and important buildings required for State. The Architect prepares drawings after taking into consideration the various requirements of the line departments and submits the same to the competent authority for approval, as per necessity. The Architect prepares working drawings and inspects buildings, at certain stages from architectural view point to ensure proper construction as per the plans and detailed drawings. The Electrical Wing is headed by two Divisional Engineer (Electrical) assisted by one Assistant Engineer (Electrical) under South/West Division and one Assistant Engineer (Electrical) under North/East Division. This wing prepares electrical drawings and estimates for electrical installations in government Buildings and carries out supervision on such works and also looks after the maintenance of all electrical installations in the Government Buildings.

The department is in charge of maintenance of all residential and non-residential buildings of the State Government. The Department thus deals with two classes of works 'Original Works' and 'Repairs and Maintenance'. The expenditure under these classes is maintained separately.

ADMINISTRATIVE SET UP

The Buildings and Housing Department is headed by the Secretary who is assisted by Chief Engineer, Superintending Engineers, Addl. Chief Architect, Joint Chief Architect, Divisional Engineers, Assistant Architects and Assistant Engineers of various Divisions and Sub-Divisions. Also posted in the department are Joint Secretary, Deputy Secretary and Under Secretary to look after the administrative works of the department. Accounts section in the department is headed by one Chief Accounts Officers and assisted by senior accounts Officer and account officer; their function is mainly to oversee the financial and accounts matter.

HOUSING AND PUBLIC WORKS (BUILDINGS & HOUSING DEPARTMENT)

The Buildings & Housing Department carries the construction of buildings under the two classified budget heads.

A. Construction of Residential buildings under the 'Housing Sector'- 4216.

Under the housing sector, the construction of Class-I, Class-II Class-III and Class-IV quarters for providing housing facilities to the government officers and staffs are taken up. The construction of official residential buildings of the Governor, Chief Minister and Cabinet Ministers and residential complex for judges are also included in the housing sector.

B. Construction of Non-Residential buildings under the 'Public Works Sector '- 4059.

Under the "Public Sector", construction of various offices building complex, conference halls, guest houses and stores are taken up.

During the year 11th Five year Plan period from 2007-2012, the following allocations was proposed.

1. Housing Sector Rs.4000.00lakhs
2. Public Works Sector Rs.17000.00 lakhs

It is proposed for Rs.8436.10 lakhs Housing Sector and Rs.1,33,083.43 lakhs under Public Works for the 12th Five year plan period from 2012-2017

Housing Sector

Housing is a very important policy of the government for the socio-economic development of the state. It is an integral part of the policy for improvement of human settlement. The government has been providing residential quarters to government employees in all the districts with the basic requirements for accommodation.

The kingdom of Sikkim after its merger with the Union of India in 1975 has undergone huge development in infrastructure building. The Buildings & Housing Department created sub-divisions and divisions for better functioning of the department. Emphasis has been given in the 12th Plan for providing more numbers of quarters for the employees in the districts, sub divisions and blocks levels.

Under the Housing Sector, the department realizes Rs.36 lakhs per annum as government

revenue as license fee for occupation of government quarters. A Plan out lay of Rs. 8436.10 lakhs have been proposed under the Housing Sector for the 12th Plan Period.

11th PLAN ACHIEVEMENTS AND REVIEW

During the Eleventh five year Plan period out of the total approved outlay of Housing sector: Rs. 4000.00 lakh and Public Works Sector : Rs.17000.00 lakh only Rs. 2300.80 lakh and Rs.10846.34 were allocated in the period. The spillover liabilities to the twelfth plan has been as under:

Housing:	Rs. 836.10 lakh
Public Works:	Rs. 7178.75 lakh
TSP and SCCP:	Rs.825.84 lakh
Total	Rs. 8839.69 lakh

Physical achievement during 11th Five Year Plan period under Public Works.

(Rs.in lakhs)

Sl. No.	Name of work	Sanction Cost	Physical Achievement (Sq.mt.)
A : Public Works :			
1	Const. of Guest House at Kolkata	791.51	27500.00 sqm
2	Const. of Guest House at Guwahati	466.53	12060.00 sqm
3	Const. of Regional Administrative Centre at Karfectar, S.Sikkim	1064.19	6384.76 sqm
4	Const. of Sherpa Community Centre at Okharey, W.Sikkim.	100.52	560.00 sqm
5	Const. of View Tower at Pelling, W.Sikkim.	51.75	251.00 sqm
6	Const. of Multipurpose Hall Cum Gymnasium Hall for Sikkim Arm Police at Pangthang.	153.45	1039.49 sqm
7	Const. of District Administrative Centre at Soreng, Namchi.	317.36	2959.85 sqm
8	Const. of Sub-Division Magistrate Office at Soreng, West Sikkim.	108.46	900.00 sqm
9	Const. of Sub-Division Magistrate Office and approach road at Rongli, E.Sikkim.	315.30	1102.68 sqm
10	Const. of Infrastructure Development work for Raj Bhawan Complex, East Sikkim (Ashirwad Bhawan).	1040.80	4920.00 sqm
11	Judiciary Complex at Sichey (50:50% CSS), Gangtok.	734.00	1387.17 sqm
12	High Court Phase-II at Gangtok (ACA).	650.89	1065.98 sqm
13	Upgradation, addition & alteration of Old & New Sikkim House, New Delhi.	169.00	Renovation works

14	Retrofitting & conservation of Raj Bhawan at Gangtok.	512.13	826.83 sqm
15	Const. of C&D Employees Guest House at Namchi, S.Sikkim.	207.85	768.38 sqm
16	Const. of Compsite Check Post at Melli, S.Sikkim.	388.53	1726.86 sqm
17	Centry post at Ghurpisey at Namchi, S.Sikkim.	21.00	65.40 sqm
18	Const. of boundary fencing at SDM Complex, Pakyong, East Sikkim.	13.54	1293.00 RM
19	Major repair/restoration/retrofitting work of existing Winter Camp of HE the Governor at Rangpo, E.Sikkim i/c security brick fencing.	51.00	330.00 sqm
20	Conversion of existing qtrs. of Raj Bhawan for shifting of ITBP security forces and const. of kitchen cum store with minor repairs of the 2nd units qtrs. near Children Part at Raj Bhawan Complex, E.Sikkim.	27.20	371.61 sqm
21	Const. of Teacher's Guest House at Syari, E.Sikkim.	166.74	844.48 sqm
23	Const. of Schedule Cost Bhawan at Chakung, W.Sikkim.	286.20	1210 sqm
24	Const. of Yul-Dru-Sum Tribal Bhawan at Sichey, E.Sikkim.	161.19	1163.88 sqm
25	Const. of Community Centre at Majuwa Gaon, W.Sikkim.	28.13	97.00 sqm
26	Const. of Meditation Centre at Siribadam, W.Sikkim.	10.28	95.00 sqm
27	Const. of Schedule Caste Bhawan at Mendogaon, W.Sikkim.	30.00	97.00 sqm
28	Const. of office of Roads & Bridges and Bldgs. & Housing Deptt., Mangan.	54.00	289.12 sqm
29	Const. of Preservation of Gumpa at Chakung, W.Sikkim.	39.66	197.00 sqm
	Total : A -	7961.21	
	B : Housing :		
1	Staff quarters at Rongli, East Sikkim.	150.74	764.36 sqm
	Total : B -	150.74	
	G.Total : A+B	8111.95	

PROPOSAL FOR HOUSING SECTOR-4216 UNDER THE 12th FIVE YEAR PLAN 2012-17

HOUSING SECTOR

NEW SCHEMES UNDER HOUSING SECTOR -4216

Direction and Administration

Rs.957.00 Lakhs

An outlay of Rs.957.00 lakhs has been proposed to meet up the expenditure for Work charged salaries of the field functionaries. Breakup district wise is indicated below:

(i) East District	Rs.593.00 lakhs
(ii) West District	Rs.143.00 lakhs
(iii) North District	Rs. 47.00 lakhs
(iv) South District	Rs.174.00 lakhs

Sl.no.	Particular	Req. for 2012-17 (Rs. In lakhs)
1.	(a).Renovation and Refurbishing of Bungalow at V.I.P. Colony & Chairperson/Chairman & Advisors Bungalow in Development Area. (b). Sentry post at Ghurpisey , Namchi.	250.00
2.	Addition,Alteration, Renovation & Construction of Government Qtrs.East District (i) West District (ii) NorthDistrict (iii) South District	300 200 100 150
3.	Quarters at Sub-division:- (i). East District (ii). West District (iii). North District (iv). South District	100 100 100 100
4.	Quarters at district level:-Renovation of D.C's quarter & allied works to all four districts.	50

SPILOVER/CARRIED OVER SCHEMES FROM 11th FIVE YEAR PLAN TO 12th FIVE YEAR PLAN UNDER HOUSING SECTOR- 4216

Sl.no.	Particular	Req. for 2012-17 (Rs. In lakhs)
1.	Vidhayak Awaas at V.I.P. Colony, Gangtok.	666.55
2.	District Collector's Qtr. at Mangan	54.25
3.	Housing for AIS officers at Lumsey	108.30

PUBLIC WORKS SECTOR- "4059"

The department has made rapid progress in the public work sector in the form of construction of Non-Residential buildings. The Public Work Sector consists of construction of office building & complexes, Guest and Rest Houses, Conference Halls, Stores and Check Posts. An outlay of Rs.17,000.00 lakhs was proposed in the Eleventh Plan.

NEW SCHEMES UNDER PUBLIC WORK SECTOR- 4059

A .Directions & Administrations

Rs. 3070.00 lakhs

A plan outlay of Rs.3070.00Lakhs has been proposed for meeting up the administrative expenses of the department, including expenses for material testing laboratory, planning & research activities, capacity building for imparting training and green plantation drive. The provision has been kept for the expenditure to be incurred in all 4 districts in the state during the 12th Five Year Plan period-

(i)	East District	Rs.2517 lakhs
(ii)	West District	Rs.246 lakhs
(iii)	North District	Rs.61 lakhs
(iv)	South District	Rs.246lakhs

B.OTHER BUILDINGS

New Schemes under the Head- Other Buildings under public works sector- 4059 for the 12th Five Year Plan Period 2012- 2017.

1. Guest House at Namthang	Rs.40.00lakhs
2. Extension of Circuit House	

	at Gangtok (Phase – II).	Rs.200.00 lakhs
3.	Construction of District Circuit House at Namchi, Gyalshing & Mangan.	Rs.274.85.00 lakhs
4.	Construction of Group C & D Employees Guest House.	
a)	Construction of Group C & D Employees’ Guest House at Mangan.	Rs.100.00 lakhs
b)	Construction of Group C & D Employees’ Guest House at Gyalshing.	Rs.100.00 lakhs
5.	Office Complex at District Level Shifting of D.A.C from Tikjuk to Kyongsa in West Sikkim.	Rs. 700.00 lakhs
6.	Office Complex at Sub- Division level & refurbishment of existing assets. Proposed Annual Plan outlay	Rs.75.00 lakhs
	SDM Complexes at Pakyong, Ravangla ,Soreng & Chungthang	
	East District -	
	West District -	
	South District -	
	North District -	
8.	New Schemes under the Head Addition, Alteration & Renovation of Office Buildings	Rs. 2450.00lakhs
	Addition, Alteration and Renovation of Office Buildings	
(i)	East District	Rs. 1200 lakhs
(ii)	West District	Rs. 400 lakhs
(iii)	North District	Rs. 300 lakhs
(iv)	South District	Rs.550 lakhs
9.	New Schemes under Office Complex at Public Work	

NIRMAN BHAWAN ANNEXE

The Nirman Bhawan Complex was constructed way back in 90s and for accommodating the then three Civil Engineering Departments viz Roads & Bridges, Buildings & Housing and Water Supply and Irrigation. The buildings were designed to cater to the accommodation needs envisaged at that time. Owing to the rapid growth and needs for infrastructural development of the State, a new Department was created by separating the Water Supply & Irrigation as two different Departments. Moreover, the strength of the Engineer / Architects and other supporting Officials in all the Engineering Departments have increased considerably over the years. The cadre strength of the

Engineers has increased and the Nirman Bhawan Complex is not able to cater to the accommodation needs of today.

Since the available Office space in the Nirman Bhawan Complex is not adequate for accommodating all the Officials, Offices are being hired on private premises at the suburban areas. The scattered location of Offices results in unintentional delays and the basic motive to provide efficient and effective services to the general public is sometimes defeated.

In order to augment the Office space requirements within the Nirman Bhawan Complex, it is proposed to construct a five storied Annexe Building. The building shall have space for Offices and other essential services like toilets stairs etc and parking for 46 light vehicles. The augmentation will be able to cater to the Office space requirements for the next 15 years as per current trends.

The estimated cost of the project is Rs. 1,500 lakh.

10. New Schemes under the Head Tribal Sub Plan (TSP) Rs. 974.13 lakhs

It is proposed to construct Community Bhawans at the following places.

- | | |
|---------------------------------------------------------------|-----------------|
| a) Construction of Community Bhawan at Bermoik, West Sikkim | Rs.324.71 lakhs |
| b) Construction of Tribal Bhawan at Rinchenpong, West Sikkim. | Rs.324.71 lakhs |
| c) Construction of Community Bhawan at Yuksom | Rs.324.71 lakhs |

11. New Schemes under the Head Schedule Caste Sub Plan (SCSP) Rs.651.71 lakhs

It is proposed to construct Community Bhawans at the following places.

- | | |
|------------------------------------------------------------------------|-----------------|
| a) Construction of Schedule Caste Bhawan at Development Area, Gangtok. | Rs.217.24 lakhs |
| b) Construction of Schedule Caste Bhawan at Namthang, South Sikkim. | Rs.217.24 lakhs |
| c) Construction of Schedule Caste Bhawan at Kamling in West Sikkim. | Rs.217.24 lakhs |

12 Renovation of Old & New Sikkim House at N Delhi. Rs.200 lakhs

13 Strengthening of office building for State election department. Rs. 50 lakhs

14 Strengthening of office building for Accounts & administration training facilitation centre. Rs.50 lakhs

15	Renovation/addition/alteration of Office complex of various departments in Gangtok	Rs.200 lakhs
16	Raj Bhawan Secretariat	Rs.100 lakhs
19	Addition /alteration/renovation to the District Administrative Centre's to all the four districts	Rs. 300.00 lakhs
20	Augmentation & Renovation of electrical network distribution systems at Nirman Bhawan & other buildings.	Rs.50.00 lakhs
21	Construction of winter camp for H.E. the Governor at Rangpo	Rs. 50.00 lakhs
22	Chief Minister's residence Phase-II	Rs.1000.00 lakhs
23	Renovation/Alteration/Extension of facilities to the State Legislative Assembly building,Chintan Bhawan,Samman Bhawan,Aashirwaad Bhawan	Rs 100.00 lakhs
24	Construction of Sikkim Public Service Commission building at Gangtok.	Rs. 500.00 lakhs
25	Construction of new Secretariat building at Gangtok	Rs. 3000.00 lakhs
28	Office Complex for Judicial Adm. (State Share)	
a)	Miscellaneous works to High Court, Gangtok	Rs.250.00lakh
b)	Upgradation & construction of quarters of C.J.M & J.M in West and North Sikkim .	Rs.250.00lakh
29	Various allied works at Raj Bhawan, Gangtok	Rs.300.00lakhs
	It is proposed for Rs.200.00 lakhs for ongoing miscellaneous works at Raj Bhawan during 12 th Five Year Plan Period.	
30	Construction of DESME Secretariat at Gangtok	Rs 500.00 lakhs
31	.Construction of Yojna Bhawan at Sokeythang, Gangtok	Rs 500.00 lakhs
32	Construction of Kar Bhawan Secretariat at Sokeythang Gangtok	Rs 500.00 Lakhs
33	Construction of Food and Civil Supplies Secretariat at Sokeythang, Gangtok	Rs 600.00 Lakhs
34	Construction of Sainik Guest House at Gangtok	Rs 264.00 Lakhs
35	Construction of SIMFED Bhawan at Tadong, Gangtok	Rs 1000.00 lakhs
36	Construction of Parking Enclave at Power Secretariat, Gangtok	Rs 500.00 Lakhs

37	Construction of State Guest House at Saranath , U.P.	Rs 383.22 Lakhs
38	Construction of Shram Bhawan at Sokeythang, Gangtok.	Rs 3558.36 Lakhs
39	Sports & Youth Affairs building at Gangtok.	Rs 3500.00 lakhs

SPILOVER/CARRIED OVER SCHEME FROM THE 11th FIVE YEAR PLAN TO 12th FIVE YEAR PLAN 2012-2017 UNDER PUBLIC WORK SECTOR-4059.

1. Office Complex for Judicial Adm. (State Share)	Rs.87.99 lakhs
a) Construction of Advocate General Office (High Court) Phase-III	Rs. 63.53lakhs
b) Construction of Conference hall at High Court Phase III	Rs. 16.95lakhs
c) Construction of High Court Phase-II.	Rs. 7.51 lakhs

2. Other Buildings

Ongoing Schemes under the Head Other Buildings

1. State Guest House at Kolkata. Rs.230.00 lakhs

The construction of new State Guest House is nearing completion except external Electrification and installation of lift. Payment has to be made to the West Bengal Electricity Board for external electrification and service connection. A sum of Rs.230.00 lakhs is proposed during 12th Five Year Plan Period.

2. State Guest House at Guwahati Rs. 88.00lakhs

The State Guest House is almost completed except for roofing works which is under progress. A sum of Rs.85.00Lakhs is proposed as final payment during 12th Five Year Plan Period.

3. Teachers' Guest House at Syari, Gangtok, East Sikkim Rs.22.14lakhs

The work is under progress. Casting of final slab is under progress, the work is targeted to be completed by the end of first quarter of 2011-12. A sum of Rs.41.00 Lakhs is proposed during 12th Five Year Plan Period.

4. Community Centre at Jorethang Rs.392.75lakhs

The tender procedure for the work has been completed.

A sum of Rs.400.00Lakhs is proposed during 12th Five Year Plan Period.

.5. Construction of Raj Bhawan Complex Rs.1735.57lakhs

(a). Construction of New Raj Bhawan Rs.1684.57lakhs

The work is under completion, equivalent fund of Rs.1684.00lakhs for payment of bill required during 12th Five Year Plan Period.

(b) Winter camp of H.E the Governor at Rangpo. Rs. 51.00 lakhs

6. Renovation of Hauskhas building at New Delhi Rs. 300.00 lakhs

7. Construction of Composite Check Post at Melli, South Sikkim Rs.61.11 lakhs

The construction of composite Check Post at Melli, near West Bengal border is under progress. The Check Post building is being constructed for the Income Tax and Sales Tax under F.R.E.D. A sum of

Rs.60.00lakhs is proposed during 12th Five Year Plan Period.

8. Construction Other Office Complex at Gangtok

Rs.1163.00lakhs

Car Park at Tashiling Secretariat

The work for car park at Tashiling is under progress at Site – I below the Deer Park and at Site – II adjacent to the Press building. A sum of Rs.1163.00 lakhs is proposed during 12th Five Year Plan Period.

9. Secretariat at Gangtok

Rs.588.00 lakhs

Construction of Tashiling Secretariat Annexe –II:-

The Secretariat Annexe is being built for accommodating the Office of the Ministers and staffs. The new Annexe building is a 7 storied RCC building having lift facilities and chambers for 12 nos. of Ministers with parking facility ,offices for the officers and staffs. The total estimated cost of the building is Rs.1825 Lakhs.

10.Addition, Alteration & Renovation of Office Buildings

Construction of Guest House and allied works at Mintokgang.

Rs.300.00lakhs

11. Replacement of Roof of DAC & Other allied works at Namchi.

Rs. 42.00 lakhs

12. TRIBAL SUB PLAN**Rs.489.47 lakhs**

- | | |
|--------------------------------------------------------------------------------------------|----------------|
| 1. Construction of Tribal Bhawan at Tindharey, East Sikkim. | Rs.92.50lakhs |
| 2. Construction of Yul-Dru-Sum(Tribal Bhawan) at Gangtok. | Rs.83.68lakhs |
| 3. Rehabilitation/Preservation of Gumpa at Kechipalri, West Sikkim
Yoksum, West Sikkim. | Rs.32.26lakhs |
| 4. Extension of DAC at Mangan, North Sikkim. | Rs.104.65lakhs |
| 5. Construction of Tribal Bhawan at Namprikdang | Rs. 69.02lakhs |
| 6. Construction of Tribal Bhawan at Kewzing South Sikkim | Rs. 68.34lakhs |
| 7. Construction of Tribal Bhawan at Jaubari South Sikkim. | Rs. 32.11lakhs |
| 8. Construction of Tribal Community Center at Majuwa. | Rs.6.91lakhs |

13. SCHEDULE CASTE SUB PLAN (SCSP)**Rs.201.71 lakhs**

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|---------------------------------------------------------------------|----------------|
| 1. Construction of Schedule Caste Bhawan at Chakung, West Sikkim. | Rs.46.54lakhs |
| 2. Construction of Schedule Caste Bhawan at Tashiding, West Sikkim. | Rs.66.07lakhs |
| 3. Construction of Schedule Caste Bhawan at Chinthang, West Sikkim. | Rs.89.10 lakhs |

14. Fencing works around the Raj Bhawan complex**Rs.750.61Lakhs****15. Construction of State Legal Authority building at Development area****Rs 425.00 Lakhs****16. Police check post at Reshi.****Rs.572.00 lakhs****17. Construction of AATI at Bojoghari , Gangtok.****Rs. 60.26 lakhs****Format 3:Spillover/Carried Over Schemes Recommended for 12th Plan**

Schemes	Physical Target-2012-2017	Cost-2012-2017(Rs in lakhs)
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Indicted below

(A)Housing Sector	100%	829.10
(B) Public Work Sector	100%	7509.98
(A) Housing Sector-4216		

SPILOVER/CARRIED OVER SCHEMES FROM 11th FIVE YEAR PLAN TO 12th FIVE YEAR PLAN UNDER HOUSING SECTOR- 4216

Sl.no.	Particular	Req. for 2012-17 (Rs. In lakhs)
1.	Vidhayak Awaas at V.I.P. Colony, Gangtok.	666.55
2.	District Collector's Qtr. at Mangan	54.25
3.	Housing for AIS officers at Lumsey	108.30

(B) Public Work Sector-4059

SPILOVER/CARRIED OVER SCHEME FROM THE 11th FIVE YEAR PLAN TO 12th FIVE YEAR PLAN 2012-2017 UNDER PUBLIC WORK SECTOR-4059.

- | | |
|-------------------------------------------------------------------|-----------------------|
| 1. Office Complex for Judicial Adm. (State Share) | Rs.87.99 lakhs |
| a) Construction of Advocate General Office (High Court) Phase-III | Rs.63.53lakhs |
| b) Construction of Conference hall at High Court Phase III | Rs.16.95lakhs |
| c) Construction of High Court Phase-II. | Rs.7.51 lakhs |

2. Other Buildings

Ongoing Schemes under the Head Other Buildings

1. State Guest House at Kolkata. Rs.230.00 lakhs

The construction of new State Guest House is nearing completion except external Electrification and installation of lift. Payment has to be made to the West Bengal Electricity Board for external electrification and service connection. A sum of Rs.230.00 lakhs is proposed during 12th Five Year Plan Period.

2. State Guest House at Guwahati Rs. 88.00lakhs

The State Guest House is almost completed except for roofing works which is under progress. A sum of Rs.85.00Lakhs is proposed as final payment during 12th Five Year Plan Period.

3. Teachers' Guest House at Syari, Gangtok, East Sikkim Rs.22.14lakhs

The work is under progress. Casting of final slab is under progress, the work is targeted to be completed by the end of first quarter of 2011-12. A sum of Rs.41.00 Lakhs is proposed during 12th Five Year Plan Period.

4. Community Centre at Jorethang Rs.392.75lakhs

The tender procedure for the work has been completed.

A sum of Rs.400.00Lakhs is proposed during 12th Five Year Plan Period.

- .5. Construction of Raj Bhawan Complex** **Rs.1735.57lakhs**
- (a). Construction of New Raj Bhawan Rs.1684.57lakhs
- The work is under completion, equivalent fund of Rs.1684.00lakhs for payment of bill required during 12th Five Year Plan Period.
- (b) Winter camp of H.E the Governor at Rangpo. Rs. 51.00 lakhs
- 6. Renovation of Hauskhas building at New Delhi** **Rs. 300.00 lakhs**
- 7. Construction of Composite Check Post at Melli, South Sikkim** **Rs.61.11 lakhs**
- The construction of composite Check Post at Melli, near West Bengal border is under progress. The Check Post building is being constructed for the Income Tax and Sales Tax under F.R.E.D. A sum of Rs.60.00lakhs is proposed during 12th Five Year Plan Period.
- 8. Construction Other Office Complex at Gangtok.** **Rs.1163.00lakhs**
- Car Park at Tashiling Secretariat**
- The work for car park at Tashiling is under progress at Site – I below the Deer Park and at Site – II adjacent to the Press building. A sum of Rs.1163.00 lakhs is proposed during 12th Five Year Plan Period.
- 9.Secretariat at Gangtok** **Rs.588.00lakhs**
- Construction of Tashiling Secretariat Annexe –II
- The Secretariat Annexe is being built for accommodating the Office of the Ministers and staffs. The new Annexe building is a 7 storied RCC building having lift facilities and chambers for 12 nos. of Ministers with parking facility and offices for the officers and staffs. The total estimated cost of the building is Rs.1825 Lakhs.
- 10.Addition, Alteration & Renovation of Office Buildings** **Rs.300.00lakhs**
- Construction of Guest House and allied works at Mintokgang.
- 11. Replacement of Roof of DAC & Other allied works at Namchi.** **Rs.42.00lakhs**
- 12. TRIBAL SUB PLAN** **Rs.489.47 lakhs**
- a. Construction of Tribal Bhawan at Tindharey, East Sikkim. Rs.92.50lakhs
- b. Construction of Yul-Dru-Sum(Tribal Bhawan) at Gangtok. Rs.83.68lakhs
- c. Rehabilitation/Preservation of Gumpa at Kechipalri, West Sikkim
Yoksum, West Sikkim. Rs.32.26lakhs
- d. Extension of DAC at Mangan, North Sikkim. Rs.104.65lakhs
- e. Construction of Tribal Bhawan at Namprikdang Rs. 69.02lakhs
- f. Construction of Tribal Bhawan at Kewzing Rs. 68.34lakhs

	South Sikkim	
g.	Construction of Tribal Bhawan at Jaubari South Sikkim.	Rs. 32.11lakhs
h.	Construction of Tribal Community Center at Majuwa.	Rs.6.91lakhs
13.	SCHEDULE CASTE SUB PLAN (SCSP)	Rs.201.71 lakhs
a.	Construction of Schedule Caste Bhawan at Chakung, West Sikkim.	Rs.46.54lakhs
b.	Construction of Schedule Caste Bhawan at Tashiding, West Sikkim.	Rs.66.07lakhs
c.	Construction of Schedule Caste Bhawan at Chinthatang, West Sikkim.	Rs.89.10 lakhs
14.	Fencing works around the Raj Bhawan complex	Rs.750.61lakhs
15.	Construction of State Legal Authority building at Development area	Rs.425.00 lakhs
16.	Police check post at Reshi.	Rs.572.00 lakhs
17.	Construction of AATI at Bojoghari , Gangtok.	Rs.60.26 lakhs
	Balance payment for land compensation.	

Format 3:New Schemes Recommended for 12th Plan

Schemes	Physical Target-2012-2017	Cost-2012-2017(Rs in lakhs)
Indicted below		
(A)Housing Sector	100%	7607.00
(B)Public Works Sector	100%	125573.78
(A) NEW SCHEMES UNDER HOUSING SECTOR -4216		

Direction and Administration **Rs.957.00 Lakhs**

An outlay of Rs.957.00 lakhs has been proposed to meet up the expenditure for Work charged salaries of the field functionaries. Breakup district wise is indicated below:

i)	East District	Rs.593.00 lakhs
ii)	West District	Rs.143.00 lakhs
iii)	North District	Rs. 47.00 lakhs
iv)	South District	Rs.174.00 lakhs

Sl.no.	Particular	Req. for 2012-17 (Rs. In lakhs)
1.	(a).Renovation and Refurbishing of Bungalow at V.I.P. Colony & Chairperson/Chairman & Advisors Bungalow in Development Area. (b). Sentry post at Ghurpisey , Namchi.	250.00
2.	Addition,Alteration, Renovation & Construction of Government Qtrs. <ul style="list-style-type: none"> i) East District ii)West District iii)North District iv)South District 	4500 1250 1000 1000 1250
3.	Quarters at Sub-division:- <ul style="list-style-type: none"> (i). East District (ii). West District (iii). North District (iv). South District 	300
4.	Quarters at district level:-Renovation of D.C's quarter & allied works to all four districts.	

(B)PUBLIC WORKS SECTOR

NEW SCHEMES UNDER PUBLIC WORK SECTOR- 4059

I .Directions & Administrations

Rs. 3070.00 lakhs

A plan outlay of Rs.3070.00Lakhs has been proposed for meeting up the administrative expenses of the department, including expenses for material testing laboratory, planning & research activities, capacity building for imparting training and green plantation drive. The provision has been kept for the expenditure to be incurred in all 4 districts in the state during the 12th Five Year Plan

period-

(v)	East District	Rs.2517 lakhs
(vi)	West District	Rs.246 lakhs
(vii)	North District	Rs.61 lakhs
(viii)	South District	Rs.246lakhs

II.OTHER BUILDINGS

New Schemes under the Head- Other Buildings under public works sector- 4059 for the 12th Five Year Plan Period 2012- 2017.

1.	Guest House at Namthang	Rs.162.00lakhs
2.	Extension of Circuit House at Gangtok (Phase – II).	Rs.200.00 lakhs
3.	Construction of District Circuit House at Namchi, Gyalshing & Mangan.	Rs.900.00 lakhs
4.	Construction of Officers' Club at Namchi, Gyalzing & Mangan.	Rs.900.00 lakhs
5.	Construction of Group C & D Employees Guest House.	Rs.344.62lakhs
a)	Construction of Group C & D Employees' Guest House at Mangan.	Rs.156.82 lakhs
b)	Construction of Group C & D Employees' Guest House at Gyalshing.	Rs.187.80 lakhs
6.	Office Complex at District Level Shifting of D.A.C from Tikjuk to Kyongsa in West Sikkim.	Rs.4000.00lakhs
7.	Office Complex at Sub- Division level & refurbishment of existing assets. Proposed Annual Plan outlay	Rs.1200.00 lakhs
	SDM Complexes at Pakyong, Ravangla ,Soreng & Chungthang	
	East District - 300 lakhs	
	West District - 300 lakhs	
	South District - 300 lakhs	
	North District - 300 lakhs	
8.	New Schemes under the Head Addition, Alteration & Renovation of Office Buildings	Rs.2450.00lakhs
	Addition, Alteration and Renovation of Office Buildings	
(v)	East District	Rs. 1200 lakhs
(vi)	West District	Rs. 400 lakhs
(vii)	North District	Rs. 300 lakhs
(viii)	South District	Rs.550 lakhs

9. New Schemes under Office Complex at Public Work

NIRMAN BHAWAN ANNEXE

The Nirman Bhawan Complex was constructed way back in 90s and for accommodating the then three Civil Engineering Departments viz Roads & Bridges, Buildings & Housing and Water Supply and Irrigation. The buildings were designed to cater to the accommodation needs envisaged at that time. Owing to the rapid growth and needs for infrastructural development of the State, a new Department was created by separating the Water Supply & Irrigation as two different Departments. Moreover, the strength of the Engineer / Architects and other supporting Officials in all the Engineering Departments have increased considerably over the years. The cadre strength of the Engineers has increased and the Nirman Bhawan Complex is not able to cater to the accommodation needs of today.

Since the available Office space in the Nirman Bhawan Complex is not adequate for accommodating all the Officials, Offices are being hired on private premises at the suburban areas. The scattered location of Offices results in unintentional delays and the basic motive to provide efficient and effective services to the general public is sometimes defeated.

In order to augment the Office space requirements within the Nirman Bhawan Complex, it is proposed to construct a five storied Annexe Building. The building shall have space for Offices and other essential services like toilets stairs etc and parking for 46 light vehicles. The augmentation will be able to cater to the Office space requirements for the next 15 years as per current trends.

The estimated cost of the project is Rs.1,500 lakh.

10. New Schemes under the Head Tribal Sub Plan (TSP) **Rs. 450.00 lakhs**

It is proposed to construct Community Bhawans at the following places.

- | | |
|---------------------------------------------------------------|----------------|
| c) Construction of Community Bhawan at Bermoik, West Sikkim | Rs.150.00lakhs |
| d) Construction of Tribal Bhawan at Rinchenpong, West Sikkim. | Rs.150.00lakhs |
| c) Construction of Community Bhawan at Yuksom | Rs.150.00lakhs |

11. New Schemes under the Head Schedule Caste Sub Plan (SCSP) **Rs.450.00lakhs**

It is proposed to construct Community Bhawans at the following places.

- | | |
|------------------------------------------------------------------------|-----------------|
| a) Construction of Schedule Caste Bhawan at Development Area, Gangtok. | Rs.150.00 lakhs |
| b) Construction of Schedule Caste Bhawan at Namthang, South Sikkim. | Rs.150.00lakhs |
| c) Construction of Schedule Caste Bhawan at Kamling in West Sikkim. | Rs.150.00 lakhs |

12 Renovation of Old & New Sikkim House at N Delhi. **Rs.200 lakhs**

13 Strengthening of office building for State election department. **Rs.100 lakhs**

14	Strengthening of office building for Accounts & administration training facilitation centre.	Rs.500 lakhs
15	Renovation/addition/alteration of Office complex of various departments in Gangtok	Rs.1000 lakhs
16	Raj Bhawan Secretariat	Rs.500 lakhs
17	Construction of ITBP Barrack for Raj Bhawan.	Rs. 800 lakhs
18	Guest House at Bangalore	Rs. 2500 lakhs
19	Addition /alteration/renovation to the District Administrative Centre's to all the four districts	Rs.1000 lakhs
20	Augmentation & Renovation of electrical network distribution systems at Nirman Bhawan & other buildings.	Rs.300 lakhs
21	Construction of winter camp for H.E. the Governor at Rangpo	Rs.2000 lakhs
22	Chief Minister's residence Phase-II	Rs.1500 lakhs
23	Renovation/Alteration/Extension of facilities to the State Legislative Assembly building,Chintan Bhawan,Samman Bhawan,Aashirwaad Bhawan	Rs1500 lakhs
24	Construction of Sikkim Public Service Commission building at Gangtok.	Rs.2522.00 lakhs
25	Construction of new Secretariat building at Gangtok due to damages caused to the existing Secretariat by the earthquake of 18 th Sept 11.	Rs.50000 lakhs
26	Construction of new Health Secretariat at India press complex, Gangtok due to damages caused to the existing Health Secretariat structure by the earthquake of 18 th Sept 11.	Rs.4520.76 lakhs
27	Construction of new HRDD Secretariat at India press complex, Gangtok due to damages caused to the existing HRDD Secretariat structure by the earthquake of 18 th Sept 11.	Rs.5511.67 lakhs
28	Office Complex for Judicial Adm. (State Share)	
a)	Miscellaneous works to High Court, Gangtok	Rs.250.00lakh
b)	Upgradation & construction of quarters of C.J.M & J.M in West and North Sikkim .	Rs.250.00lakh
29	Various allied works at Raj Bhawan, Gangtok	Rs.200.00lakhs
	It is proposed for Rs.200.00 lakhs for ongoing miscellaneous works at Raj Bhawan during	

12th Five Year Plan Period.

30	Construction of DESME Secretariat at Gangtok	Rs 3172.87 lakhs
31	.Construction of Yojna Bhawan at Sokeythang, Gangtok	Rs 5117.98 lakhs
32	Construction of Kar Bhawan Secretariat at Sokeythang Gangtok	Rs 4675.08 Lakhs
33	Construction of Food and Civil Supplies Secretariat at Sokeythang, Gangtok	Rs 4921.13 Lakhs
34	Construction of Sainik Guest House at Gangtok	Rs 263.96 Lakhs
35	Construction of SIMFED Bhawan at Tadong, Gangtok	Rs 1000.00 lakhs
36	Construction of Parking Enclave at Power Secretariat, Gangtok	Rs 500.00 Lakhs
37	Construction of State Guest House at Saranath , U.P.	Rs 383.22 Lakhs
38	Construction of Shram Bhawan at Sokeythang, Gangtok.	Rs 3558.36 Lakhs
39	Sports & Youth Affairs building at Gangtok.	Rs 350.00 Lakhs