

8. SCHOOL RENOVATION

8.3 Drawbacks found in the preparation of estimates - Instructions issued for revising the estimates

D.O. Letter No.26939 A /SGS 4 / 07 Dated:30.8.2007

Dear Collector,

Sub : Rural Development and Panchayat Raj Department – Renovation of Panchayat Union Elementary and Middle Schools – Drawbacks found in preparation of estimates – certain instructions issued for revising the estimates –Regarding.

Ref : 1. My D.O.Lr.No.31787/07/PRI 2.2 dated 25.05.2007
2. G.O.Ms.No.94 RD & Pt.Raj (SGSY) Department, dated 12.06.2007
3. This office letter Rc.No.31787/07/NEDM-1 dated 2.8.2007
4. This office Lr.Rc.No.60224/07/NEDM-1 dated 2.8.07

In the G.O. in the reference second cited, you have been directed to get the Panchayat Union Elementary and Middle Schools in AGAMT 2006-07 and 2007-08 Village Panchayats inspected by the School Renovation Committee and get the estimates prepared based on the guidelines provided. **However, the field Inspections by the Director of Rural Development and Panchayat Raj and Additional Directors of Rural Development have revealed serious flaws in the preparation of the estimates which may derail the entire scheme if not correct. Some of the flaws noticed are as under.**

1. In general, estimates have been prepared predominately by Overseers without actually checking up each and every component required to be undertaken in the school buildings minutely and the Union Engineers have in many cases, signed the estimates **without actual field Verification**. As a result, most of the estimates are incomplete, inaccurate and not reflecting the ground reality. For example, provision for repairs to flooring and some other components were uniformly given in many of the estimates even though such items are not required based on site-condition. Likewise, provision for repairing of doors and windows was mechanically given in all the buildings irrespective of the actual requirement of the buildings. Wherever iron tresses are available in the Asbestos Sheet roofing, provision for Mangalore tiles with steel rafters and reapers had only been made in the roof without incorporating provision for iron tresses. However the provision for Mangalore tiles with steel rafters, reapers and tresses was adopted in all the buildings uniformly and the estimation was not done based on actual need in the building concerned.

2. It was also observed that the selection committee consisting of Block Development Officer (Block Panchayat), Union Engineer, Assistant Elementary Education Officer, Head Master, Village Panchayat President and Panchayat Union Ward Member concerned had signed mechanically in the survey form without ensuring that all the items stipulated in the scheme and required in the school had actually been incorporated in the estimates. Ultimately, the entire decision of works to be taken had been left to the Overseer or the Union Engineer alone.

3. Provision of fans was given only in the bay where the teacher teaches and other bays in the class room were left out.

4. In Schools where only temporary wiring through jumper connections was made, no provision was given for electrification stating that electrification had already been done in such buildings.

5. Provision for EB deposit amount was not incorporated in the estimates. (It is to be noted that in case EB insists for payment of past dues with penalty to the Schools. It has to be brought to the notice of the EB authorities concerned that as per the announcement of Hon'ble Minister for Rural Development and Local Administration, all the penalties due to EB on behalf of Local bodies prior to 13.03.2007 have been waived off)

6. White washing and colour washing were not envisaged even if the school buildings look worn-out.

7. Provision for repairing of weathering course or putting up of weathering course was not given properly in many of the estimates even though the physical inspection of the school buildings indicated dampness of the roof/portion of the wall in many buildings. In some of the buildings, provision of proper vent for outflow of rainwater is also required.

8. Provision for painting of blackboards was omitted in many buildings.

9. Repairing of cracks in walls in many school buildings was overlooked in many cases.

The above draw backs clearly indicate that the officials concerned have prepared the estimates without proper application of mind and without following the guidelines given in the G.O. in the reference second cited. It has been clearly indicated in the G.O. that the **“District Collectors shall himself inspect at least 10% of the works before giving administrative sanction and the Project Officer, Executive Engineer, Chief Education Officer, District Elementary Education Officer shall each inspect at least 20% of the works independently and super check the necessity of the sub-component of the works identified in each school building and also the correctness of the estimation in this regard.”**

Lack of follow up of the directions given above is **noted with displeasure**. You are informed that if the estimation of the school buildings for this prestigious scheme of the government is not undertaken properly, the Block Development Officer, Union Engineer and other officials concerned will be **placed under suspension**. You are requested to ensure that this important scheme, as announced by the Hon'ble Minister for Rural Development and Local Administration should not be got derailed by leaving it entirely to the discretion of sub-ordinate officials without properly supervising it. Hence, you are requested to ensure that the defects pointed out above are rectified and in addition the following provisions are incorporated, if not already done, in the estimates as envisaged in the G.O. in the reference cited.

1. The selection committee should carefully select each and every item required in various buildings of the schools and each member of the committee should sign the inspection sheet as has already been communicated vide this office letter in the reference third cited.

2. Provision for identification of special works (i.e) replacement of entire tiled roofing or Asbestos sheet roofing was not specifically incorporated in the proforma communicated for signature of the selection committee concerned. Wherever such special works are required, the signature of each member should be got again over a supplementary proforma after the buildings are inspected by the members of the committee. Such work should also be inspected by Assistant Executive Engineer (RD) concerned as directed in the Government Order in the reference 2nd cited.

3. Photographs of all the repair works proposed to be undertaken along with the over all photograph of the school should be taken while preparing the estimates and the photographs should accompany the estimates.

4. If there are more than one building in the same school then the buildings should be serially numbered and reflected in the estimates.

5. White washing and colour washing should be long-lasting. Hence cement paint distempers may be used for the exteriors and oil-bound distempers may be used in the school building.

6. Masonry cup-boards should be provided in the class rooms wherever required.

7. Wherever the good old asbestos sheet materials are dismantled, the provision for auctioning the re-usable materials should also be made by the Panchayat Union.

8. Provision of a fan may be provided adequately in the class rooms. As a thumb rule. One fan for about 400 sq. ft. area can be put up.

I request you to send the zonal officers at the level of **Assistant Executive Engineer/ Assistant Director (Panchayat) / Assistant Project Officer of DRDA to each of the block who will personally supervise the estimation in each and every school building along with the Union Engineer, Headmaster, Village Panchayat President and other committee**

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members and ensure that all the above provisions suggested are incorporated in the estimates., the Zonal Officer should also certify that the estimates prepared are certified by the committee authorized to do so. I request you to finalize the estimates and inform the total cost required for the school buildings of AGAMT 2006-07 and 2007-08 to the Directorate of Rural Development and Panchayat Raj in the format communicated before 20.09.2007 with digital copy e-mailed to me at rdsecretary@gmail.com .

A team of officials will be sent from the Directorate to various districts to cross check the correctness of the estimates and super check done by the officials at district level in the first fortnight of September 2007

Yours sincerely

K. ASHOK VARDHAN SHETTY

To
All Collectors

Proposal Format

Details of Works to be taken up under Panchayat Union School Renovation Programme

Name of the District :

Sl. No	No. of AGAMT Village Panchayat in 2006-07 and 2007-08	No. of Schools proposed to be taken up for renovation	Mandatory Items		Priority Items										Special Works		Total Amount				
			Electrification	White / colour washing	Undertaking repairs of RCC roof	Repair /Replacement of damaged flooring	Painting of Black Boards	Repairs replacement of doors & windows	Minor repairs of damaged tiles /rafters/repapers	Repair of cracks in building walls	O t h e r w o r k s	Complete replacement of tiled roofing	Completion of Asbestos roofing into Mangalore tile roofing								
1	2	3	No. of buildings 4	Amount (Rs) 5	No. of buildings 8	Amount (Rs) 9	No. of buildings 10	Amount (Rs) 11	No. of buildings 12	Amount (Rs) 13	No. of buildings 14	Amount (Rs) 15	No. of buildings 16	Amount (Rs) 17	No. of buildings 18	Amount (Rs) 19	No. of buildings 20	Amount (Rs) 21	No. of buildings 22	Amount (Rs) 23	24