



ABSTRACT

Health and Family Welfare department - Tamil Nadu Urban Health Care Project supported by Japan International Co-Operation Agency (JICA) - Upgrading of Tertiary Care Hospitals – Construction of a Tower Block in Government Kilpauk Medical College Hospital, Government Coimbatore Medical College Hospital and Government Rajaji Hospital, Madurai - Principle Sanction for a tentative amount of Rs.400,04,18,873/- - Orders - issued.

Health and Family Welfare (EAP II-1) Department

G.O (Ms) No. 481

Dated :22.10.2019
Vigari, Iypasi-5
Thiruvalluvar Aandu 2050
Read:

1. G.O (Ms). No. 217, Health and Family Welfare department, dated 8.9.2016
2. From the Project Director, Tamil Nadu Urban Health Care Project Ref.No 4723/TNUHP/JICA/2017, Dated: 12.07.2019.

ORDER:

In the Government Order first read above, among others, the Government accorded administrative sanction for the implementation of Tamil Nadu Urban Health Care Project components viz., Upgrading Tertiary Hospitals, Strengthening Referral and Secondary care Hospitals, Strengthening Hospital Management and Primary Health Care in Non-Communicable Diseases at a total cost of Rs. 1634,69,50,000/- with the assistance of Japan International Co-Operation Agency(JICA).

2. In the letter 2nd read above, the Project Director, Tamil Nadu Urban Health Care Project has stated that, the objectives of the project is to improve the capacity of the key hospitals located in urban areas of Tamil Nadu with upgradation of buildings and equipments. The activity of construction of Tower Block building for Government Coimbatore Medical College Hospital, Coimbatore, Government Kilpauk Medical College Hospital, Chennai and Government Rajaji Hospital, Madurai have included in the Component 1 under the heading "Upgrading Tertiary Hospitals" in the Detailed Project Report (DPR) and Minutes of Discussion (MoD). Hence, the Project Director has proposed to construct a new Tower Block for the above said Medical College Hospitals as follows:-

(i) Government Coimbatore Medical College Hospital, Coimbatore:-

Floor	Major Functions / Department
6 th Floor	OT – 4 Nos. & Hybrid OT – 1 No., PACU – 5 beds and Step Down & Post Operative Ward
5 th Floor	OT – 4 Nos. & Hybrid OT – 1 No., PACU – 5 beds and Step Down & Post Operative Ward

4 th Floor	ICU – 12 Beds, SICU – 10 Beds and General Ward - 30 beds ward
3 rd Floor	Endoscopy Suite – 3 Nos., ICU – 5 Beds, Step Down – 6 Beds & Daycare – 6 Beds and Medical Gastro Enterology – 30 beds ward
2 nd Floor	Modern Burns unit and Burns ward
1 st Floor	CSSD, SPD & In – Service Pharmacy and OPD (Medical Gastro Enterology, Surgical Gastro Enterology & Cardio Thoracic Surgery)
Ground Floor	Emergency Department including Digital X – Ray & Emergency Laboratory and Radio Diagnosis

(ii) Government Kilpauk Medical College Hospital, Chennai:-

Floor	Major Functions / Department
6 th Floor	Surgical Ward, PACU / POCU, OT Complex – 6 OT Rooms
5 th Floor	Surgical Ward, PACU / POCU, OT Complex – 6 OT Rooms
4 th Floor	Nephrology ward (Male & Female), Urology Ward (Male & Female), IMCU Dialysis / CRRT Unit
3 rd Floor	Cardiology Ward and Surgical ICU Neuro / Stroke ICU
2 nd Floor	Burns Unit Level – II and Burns Unit Level – I
1 st Floor	Reconstructive Surgery ward, Digital X –Ray, Endoscopy, USGs & Laboratory and Poison Treatment Unit
Ground Floor	Imaging Centre : MRI scan, CT scan & IVR Center Emergency Department & Triage and CSSD

(iii) Government Rajaji Hospital, Madurai:-

Floor	Major Functions / Department
6 th Floor	PACU, POCU, Operation Theatre – 8 Nos and Service / Store
5 th Floor	PACU, POCU, Operation Theatre – 8 Nos and Service / Store
4 th Floor	PACU, POCU, Operation Theatre – 6 Nos, Hybrid OT – 1 No and Service / Store
3 rd Floor	Wards and Service / Store
2 nd Floor	Wards, ICU – Cardiology & CTS and Service / Store
1 st Floor	Cardio OPD, CTVS OPD, Plastic Surgery OPD, Cath Lab OPD and Service / Store
Ground Floor	CSSD Imaging Center, Cardio Emergency Department Imaging Center and Service (Electrical / HVAC)

The above buildings will be constructed adhering to the international standards for modern hospitals prepared by an International Consultant firm hired for this purpose. The concept drawings and the rough cost estimate have been approved by the Public Works Department.

3. The Project Director has further stated that, the project intends to promote advanced Japanese Medical Technology (such as Hybrid operation theatre system, Interventional radiology with minimally invasive surgery and endoscopies) and aims to introduce designs and planning of

the international standard operation theatre and intensive care unit by constructing 'State-of-art' facilities as well as operation and maintenance of those facilities. The fundamental strategy for establishing the design requirements of the proposed building is to integrate the existing central diagnosis functions, operation theatre (OT) rooms and Intensive Care Units (ICU) into one location. The proposed building will integrate scattered operation theatre rooms for various specialty surgeries into one Advanced operation theatre centre. Imaging Department: X-ray, CT scan and MRI scan rooms are currently shared by inpatients and outpatients causing heavy load on the system. It is proposed that a new imaging department for exclusive use by inpatients will be provided at the proposed building in order to improve the functioning of imaging services. He has further stated that the construction will also include such as Power Reception, Substation System, Generator System, Battery System, External Lightning Protection System, Mains and Power supply system, Lighting System, Telephone Reception System, Telephone LAN System, LAN System for HMIS, CCTV System, Access Control System, Public Address System, Nurse Call /Toilet Call System, Automatic Fire Alarm System, Water Supply and Drainage System, Sanitary Equipment, Fire Fighting System, Air Conditioning and Ventilation System, Waste Disposal System etc., with international specifications.

4. The Project Director, Tamil Nadu Urban Health Care Project has further stated that, the procurement of contractor for the construction work will be done through the Public Works Department (PWD) of Government of Tamil Nadu. The Public Works Department will follow the Japan International Co-Operation Agency Procurement Guidelines and the bidding will be made through International Competitive Bidding (ICB) with Prequalification two cover system. The proposed construction work is relatively large scale; the functional and technical requirements are very high. Hence it is proposed to implement Pre Qualification (P/Q) with two cover system reviews of the candidate contractors' technical capabilities and financial viabilities. The Public Works Department will float the tender and the tender evaluation and finalization will be done as per the Japan International Co-Operation Agency Procurement Guidelines. He has further stated that, the Public Works Department is responsible for procurement of overall civil works including preparation of bidding document, floating and opening bids, evaluation of technical and financial bids, and conclusion of contract. Public Works Department is also responsible for construction, supervision, payment, and maintenance after completion. Public Works Department will issue completion certificates for civil works, which will be counter-signed by the Project Management Unit. The role of Consultant apart from preparation of detailed drawings and designs for the buildings in all aspects will be assistance to Public Works Department in the preparation of bidding document, evaluation of Technical and Financial Proposals, construction supervision and sending periodical reports to the Project Director on the progress and quality of the construction. He will also provide his assistance in obtaining statutory clearances including obtaining of Environmental Impact Assessment (EIA) certificate if applicable.

5. The Project Director, Tamil Nadu Urban Healthcare Project has furnished the Non-Recurring cost involved in this proposal as follows:

(i) Government Coimbatore Medical College Hospital, Coimbatore:-

Activity	Cost in INR
Construction cost including civil work and additional facilities including furniture and furnishings excluding Medical equipment	124,25,58,622
Total	124,25,58,622

(ii) Government Kilpauk Medical College Hospital, Chennai:-

Activity	Cost in INR
Construction cost including civil work and additional facilities including furniture and furnishings excluding Medical equipment	144,09,01,310
Total	144,09,01,310

(iii) Government Rajaji Hospital, Madurai:-

Activity	Cost in INR
Construction cost including civil work and additional facilities including furniture and furnishings excluding Medical equipment	131,69,58,941
Total	131,69,58,941

The Rough cost worked out based on CPWD base cost and additional cost for special construction such as Special Heating, Ventilating and air conditioning for operation theatre rooms, Interior finish for operation theatre rooms, Emergency power back-up, waste water treatment system, medical gas supply system, Access control system and Closed Circuit Television. Further, he has stated that, the above non recurring expenditure to be incurred under this proposal may be accounted for against the budget provided to the Tamil Nadu Urban Health Care Society and the funds will be transferred to the Public Works Department by the Government as per the System in vogue. He has further stated that, the cost given in detailed Project Report for the above activity in Government Coimbatore Medical College Hospital, Coimbatore is Rs.96.89 crores, in Government Kilpauk Medical College Hospital, Chennai is Rs.141.42 crores and in Government Rajaji Hospital, Madurai is Rs.118.19 crores. The increase in the cost is due to the following reasons:

- i. The schedule of rates as worked out in the DPR is for the year 2014 – 15. However the schedule of rates for the year 2018 – 19 has been worked out at present
- ii. In the DPR, the plinth area rate for minimum facilities was worked out and however at present, the MCI norms and other statutory building norms have been followed resulting in the increase in the rough cost estimate
- iii. The original drawings were for G + 4 / G +4 / G +5 floors. However, now it is planned to construct a G + 6 floors building, due to increase in need.

6. The Project Director, Tamil Nadu Health System Project has further stated that, the total amount of Rs. 436, 57, 60,000 /- is available towards construction activities under both Component 1.1 and Component 3.1 under the project cost. The cost involved in this proposal is reimbursable by Japan International Co-Operation Agency except any tax involved and the cost involved for securing construction sites, demolishing/relocating the existing buildings, relocating the existing piping, pits and cables, installing the fences and gates within the sites, providing necessary utilities (electric power, telephone/internet connections, supply water, drainage, etc.)

obtaining all necessary building permits, obtaining and clearing other relevant processes etc will have to be met out of Government of Tamil Nadu part of the project cost.

7. The Project Director has stated that, the above proposal was placed in the 2nd meeting of the State Empowered Committee held on 11.6.2019 in agenda no.8, 9 and 10 /2019 and the same was approved by the SEC with the following directions:

- (i) To get the proposal approved by the Government through circulation upto Hon'ble Chief Minister as the cost is more than the powers of the State Empowered Committee.
- (ii) To follow Pre qualification (P/Q) with two cover system and to include the technical and financial details of P/Q as part of the technical bid
- (iii) To vet the rough cost estimates of Coimbatore Medical College Hospital, Government Kilpauk Medical College Hospital, Chennai and Government Rajaji Hospital, Madurai with Finance department.

8. The Project Director has requested the Government to issue necessary orders in this regard.

9. The Government have examined the proposal of the Project Director, Tamil Nadu Urban Health Care Project in detail and agreed to sanction the below works in Principle. The Government further directs the Project Director, Tamil Nadu Urban Health Care Project to send necessary detailed estimates for the below works for issuing Administrative sanction separately.

Sl No	Works	Tentative cost (Amount(Rs.))
1.	Construction of a Tower block, and additional facilities including furniture and furnishing excluding medical equipment at Government Coimbatore Medical College Hospital, Coimbatore	124,25,58,622/-
2.	Construction of a Tower block, and additional facilities including furniture and furnishing excluding medical equipment at Government Kilpauk Medical College Hospital, Chennai	144,09,01,310/-
3.	Construction of a Tower block, and additional facilities including furniture and furnishing excluding medical equipment at Government Rajaji Hospital, Madurai	131,69,58,941/-
	Total	400,04,18,873/-

10. This order issues with the concurrence of the Finance Department vide its U.O.No.51949/Health -II/2019, dated.22.10.2019.

(BY ORDER OF THE GOVERNOR)

**BEELA RAJESH
SECRETARY TO GOVERNMENT**

To
The Project Director, Tamil Nadu Urban Health Care Project, Chennai – 6
The Executive Engineer, Public Works Department, Chennai-10
The Director of Medical Education, Chennai-10.

The Dean, Concerned Medical College Hospitals
The Accountant General, Chennai -18.
The Pay and Accounts Officer, Chennai-35
The Pay and Accounts Officer, Madurai.
The District Treasury Officer, Coimbatore.

Copy to:

The Finance (Health-I) Department, Chennai-9.

✓ The Health and Family Welfare (DC) Department, Chennai-9.

✓ Stock File / Spare Copy.

//Forwarded by Order//

L.D. Chinn
22/10/19
SECTION OFFICER