



ABSTRACT

Information Technology Department – Electronics Corporation of Tamil Nadu (ELCOT) - Construction of an IT building at an estimated cost of Rs.114.16 crore in ELCOSEZ-Vilankurichi, Coimbatore and Construction of an IT Building at an estimated cost of Rs.48.10 crore in ELCOSEZ-Navalpattu, Trichy – Administrative Approval accorded - Orders - Issued.

INFORMATION TECHNOLOGY (B3) DEPARTMENT

G.O.(Ms). No.11

Dated:18.02.2020

விகாரி, மாசி-6,
திருவள்ளூர் ஆண்டு-2051.

Read:

1. G.O. (Ms.) No.752, Finance (BPE) Department, dated 26.12.1996.
2. G.O.(Ms.) No.288, Finance (BPE) Department, dated 15.2.2014.
3. From the Managing Director, ELCOT, Ref:ELCOT/ITPD/Feas-study/ Try & CBD/ 2018, dated 11.01.2019
4. From the Managing Director, ELCOT, Ref:ELCOT/ITPD/CBE-SEZ/IT BUILDING/ 2016, dated 04.07.2019
5. From the Managing Director, ELCOT, Ref:ELCOT/ITPD/TRY-SEZ/IT BUILDING/ 2018, dated 04.07.2019
6. From the Managing Director, ELCOT, Ref No. ELCOT/ITPD/TRY-SEZ/IT BLDG/2018, dated 01.10.2019
7. From the Managing Director, ELCOT, Ref No. ELCOT/ITPD/CBE-SEZ/IT BLDG/2016 dated. 01.10.2019.

ORDER:

The Hon'ble Chief Minister of Tamil Nadu, among other things has made the following announcement under Rule-110 in the floor of Legislative Assembly on 01.06.2018:-

“தொழில்முனைவோர்களுக்கு தகவல் தொழில் நுட்பவியல் மற்றும் அதனைச் சார்ந்த வணிகத்தை தொடங்க ஏதுவாக, கோயம்புத்தூர் மாவட்டம், விளாங்குறிச்சியில் உள்ள எல்கோசெஸ்ஸில் 2 இலட்சத்து 50 ஆயிரம் சதுர அடி பரப்பளவில் 100 கோடி ரூபாய் மதிப்பீட்டிலும் மற்றும் திருச்சியில் ஒரு இலட்சம் சதுர அடி பரப்பளவில் 40 கோடி ரூபாய் மதிப்பீட்டிலும், இரண்டு தகவல் தொழில்நுட்பக் கட்டடங்கள் கட்டப்படும்.”

2. Based on the above announcement, in the letters 3rd, 4th, 5th, 6th and 7th read above, the Managing Director, Electronics Corporation of Tamil Nadu Limited (ELCOT) has sent a detailed proposal, seeking administrative approval for construction of 2,66,710 sq.ft IT building at an estimated cost of Rs.114.16 crore in ELCOSEZ - Vilankurichi, Coimbatore and another proposal for construction of 1,16,064 sq.ft IT building at an estimated cost of Rs.48.10 crore in ELCOSEZ-Navalpattu, Trichy out of its own funds. The Board of ELCOT and Project Investment Committee (PIC) have approved the above proposal.

3. The salient features of the proposal are as follows:

A. 2.66 lakh sq.ft IT building at ELCOSEZ -Vilankurichi, Coimbatore:

ELCOT has earmarked 2 acres of land in ELCOSEZ for the proposed construction of IT Tower (Basement 2 level + Ground + 5 floors) with 2,66,710 sq.ft IT space in the IT Building.

Particulars	Total Value (Rs. in lakh)
Cost of land (2 acres.)	1094.00
Approximate Cost Estimate	
1a. Site Development	203.00
1b. IT & Administrative Building Civil Works	7,177.95
1c. Plumbing & Sanitary Works	160.00
2a. Electrical Works	693.00
2b. Diesel Generators (2 Nos.)	200.00
2c. Lifts (8 Nos.)	213.00
3. Heating Ventilation and Air-conditioning	1,067.00
4. Fire Protection Works	293.50
5. Building Management Services	347.00
Total	10,354.45
6. Unforeseen items & Contingencies	204.86
7. Facilities for Electrical through TNEB	20.00
8. Project Consultancy @ 1.75% of the Project Cost Excluding land cost	181.20
9. Project Report Preparation, etc.	10.00
10. Administrative Expenses (@ Rs.1 lakh for 24 months)	24.00
11. Price Adjustment Clause	517.72
12. Labour Welfare Fund (1%)	103.54
Grand Total	11,415.77
Means of Finance:	
Internal accruals of ELCOT	11,415.77
Total	11,415.77

B. 1.16 lakh sq.ft IT building at Navalpattu, Trichy:

ELCOT has earmarked 2 acres of land in ELCOSEZ for the proposed construction of IT Tower (Ground + 4 floors) with 1,16,064 sq.ft

Particulars	Total (Rs. in lakhs)
Cost of land (2 acres)	50.00
Approximate Cost Estimate	
1a. Site Development	71.31
1b. IT & Administrative Building Civil works	3241.28
1c. Plumbing & Sanitary Works	20.00
2a. Electrical Works	456.86
2b. Diesel Generators (2 Nos.)	85.67
2c. Lifts (3 Nos.)	54.09
3. Heating Ventilation and Air-conditioning	415.27
4. Fire Protection works	109.20
5. Building Management Services	116.71
Total	4570.39
6. Unforeseen items & Contingencies	105.96
7. Facilities for Electricity through TNEB	20.00
8. Project Consultancy @ 1.75% of the Project Cost Excluding land cost	79.98
9. Project Report Preparation, etc.	10.00
10. Administrative Expenses	24.00
(@ Rs. 1 lakh for 24 months)	
Grand Total	4810.33
Means of Finance:	
Internal accruals of ELCOT	4810.33
Total	4810.33

4. The Government after careful examination of the above proposal of the Managing Director, ELCOT, accord administrative approval to Electronics Corporation of Tamil Nadu Limited (ELCOT) for construction of 2,66,710 sq.ft. IT building at an estimated cost of Rs.114.16 crore in ELCOSEZ-Vilankurichi, Coimbatore and for the construction of 1,16,064 sq.ft. IT Building at an estimated cost of Rs.48.10 crore in ELCOSEZ-Navalpattu, Trichy from its own funds subject to the following conditions:-

- i. ELCOT should undertake the construction work by Public Works Department wing of Government of Tamil Nadu.
- ii. ELCOT should ensure structural safety of such high rise structures.
- iii. ELCOT should ensure the structural stability certificate signed by the designated Structural Engineers are obtained wherever necessary.

- iv. ELCOT should ensure that the development control rules are not violated in a manner that could endanger not only the lives of its occupants but also neighbours.
- v. ELCOT should explore the possibilities of constructing such high-rise buildings to be energy efficient solar / green buildings and at the same time Tamil Nadu Transparency in Tenders Act and Tender Rules / PWD schedule of rates are strictly followed wherever necessary.
- vi. ELCOT shall look to provide plug and play services which are preferred now.

(By Order of the Governor)


HANS RAJ VERMA
Additional Chief Secretary to Government

To
The Principal Secretary to Government,
Public Works Department, Secretariat, Chennai-9
The Managing Director, ELCOT, Chennai-35.

Copy to:-

The Principal Accountant General, Chennai-18
The Account General (Audit), Chennai-18
The Account General, Secretariat, Chennai-9
The Resident Audit Officer, Secretariat, Chennai-9
The O/o Hon'ble Chief Minister, Secretariat, Chennai-9
The Office of Hon'ble Minister for Revenue and Disaster Management and
Information Technology Department, Secretariat, Chennai-9
The Senior Private Secretary to Chief Secretary to Government, Secretariat, Chennai-9.
The Senior Private Secretary to Additional Chief Secretary to Government,
Finance Department, Chennai-9.
The Finance (Industries/BPE) Department, Secretariat, Chennai-9
The Principal Private Secretary to Additional Chief Secretary to Government,
Information Technology Department, Secretariat, Chennai-9
The Content Creator/Moderator/Nodal Officer (CMS),
Information Technology Department, Secretariat, Chennai-9.
Sf/Sc.

// Forwarded / By Order //


18/12/2020
Section Officer
R.P.S. Srinivasan
18/12/2020