

Monitoring Report

Visit Date	11-11-2015
Report Submitted	01-01-2016

- 1). Name of Project: **Establishment of Cadet College Muzaffarabad**
- 2). Sector: **Education.**
- 3). Sub-Sector: **Cadet College Muzaffarabad,**
- 4). Location: **Chatter Kallas.**

District	Tehsil	Constituency	Village/Town Committee
Muzaffarabad	Muzaffarabad	LA-05	Chatter Kallas.

5.

Name of Contractor.	M.S Sultan Akber Kiani & co.	M.S Yaseen Mughal & Co.	M.S Ejaz & Co.	MAM International Islamabad.	Pak UK Associates.	Progressive Associates.
Work Order Amount	115671362	40734699	13388992	88448567	97442423	71902685
Work Order Date	30-04-2009	30-03-2009	20-03-2009	06-02-2013	06-06-2013	06-06-2013

6). (a) Time Line:

Status	Date of Approval	Date of Completion	Approved Duration of Project	Approved Cost In Million
Org:	18-09-2004	June,2008	48 months	171.351
Ist Rev.	June,2008	June,2011	36 months	381.421
2 nd Rev.	June,2011	June,2016	48 months	394.424

(b) Time Over: Yes

8. Financial Progress in terms of %: **93%**
9. Physical Progress in Terms of %:**90%**

10. Item wise Physical and Financial Progress of the Project:

S#	Name of Component	Covered Area (Sft)	Cost in Million	Date of Start	Physical Progress (%)	Financial Progress (%)	Remarks
1	Administration Block	3149	9.936	June 2009	100	100	Complete
2	Academic Block	23380	97.442	June 2013	44	44	Worked cancelled and the matter is in court
3	Cadet Hostel Remaining Work	46988	57.610	June, 2013	95	95	In progress
4	Mosque	5400	16.161	June, 2013	85	85	In progress
5	Services Block	3149	10.681	June, 2013	90	90	In progress
6	Gust House (Officer Mess)	3200	9.363	June, 2009	100	100	Complete
7	Bachelors Hostel	6200	14.9000	June, 2009	100	100	Complete
8	Residences Category -1 (Principal Residence)	14500	9.140	June, 2009	100	100	Complete
9	Main Gate/Boundary Wall/fencing	150000	18.327	June, 2009	100	100	Complete
10	External Work (Road, Footpaths, Sewerage, Water Supply, ext, Electrification)	-----	71.00	June, 2013	85	85	In progress

- 1). **Name of Project:** Construction of Cadet College Muzaffarabad (Phase II)
- 2). **Sector:** Education.
- 3). **Sub-Sector:** Cadet College Muzaffarabad,
- 4). **Location:** Chatter Kallas.

District	Tehsil	Constituency	Village/Town Committee
Muzaffarabad	Muzaffarabad	LA-04	Chatter Kallas.

5).

Name of Contractor.	MecTech International Islamabad.	Azhar Rashid Qureshi & Co.	AJK Development & co.	Raja Zain Akbar Khan & Co.
Work Order Amount	72623706	11131611	11129755	11127610
Work Order Date	01 July 2015	01 July 2015	01 July 2015	01 July 2015
Duration	24 Months	24 Months	24 Months	24 Months

6). (a) Time Line:

Status	As per PC-1		Approved Duration of Project	Approved Cost
	Date of Approval	Date of Completion		
Original	01 July 2015	03 June 2017	24 Months	201.444
Revised	N/A			

(b) Time Over: No

7. **Over all Financial Progress in terms of %:** 6%

8. **Over all Physical Progress in Terms of %:**6%

9. Item wise Physical and Financial Progress of the Project:

S#	Name of Component	Covered Area (Sft)	Cost in Million	Date of Start	Physical Progress (%)	Financial Progress (%)	Remarks
1	Auditorium	14500	71.325	July, 2015	20	20	In progress
2	Mosque (Remaining Works)	5400	11.997	----	----	----	-----
3	Residences Cat-II (2 Nos.)	5100	21.864	July, 2015	20	20	In progress
4	Residences Cat-IV (2 Block 8 Flats)	9926	35.572	----	---	---	Tender in progress
5	Library	3186	12.744	July, 2015	25	25	In progress
6	Generator Shed	100	0.221	---	----	---	----
7	Tube Well / Water Sources	--	0.877	---	----	----	Tender in progress
8	Fencing of Boundary Wall	6000 rft	6.231	----	-----	---	Tender in progress

- 1). Name of Project: Cadet Hostel Cadet College Muzaffarabad
- 2). Sector: Education.
- 3). Sub-Sector: Cadet College Muzaffarabad,
- 4). Location: Chatter Kallas.

District	Tehsil	Constituency	Village/Town Committee
Muzaffarabad	Muzaffarabad		Chatter Kallas.

5.

Name of Contractor.	Mectech International Islamabad.
Work Order Amount	86136599/=
Work Order Date	26 November 2012
Duration	36 Months.

6). (a) Time Line:

Status	Date of Approval	Date of Completion	Approved Duration of Project	Approved Cost
Org:	06 June 2012	03 June 2015	36 Months	98.568

(b) Time Over: Yes

8. Financial Progress in terms of %: 100%

9. Physical Progress in Terms of %:100%

10. Physical and Financial progress:

S#	Name of Component	Covered Area (Sft)	Cost in Million	Date of Start	Physical Progress (%)	Financial Progress (%)	Remarks
1	Construction of Cadets Hostel Building	23494	83.707	Nov, 2012	100	100	Complete

12). Supervision of Work:

Name of PD/Responsible officer	Ch. Mubashar-ul-Haq
Designation	Project Director
Full time/Additional	Full Time
Contacts	
Office	05822-921116
Residence	
Cell	
Fax	

General Findings:

1. The Director General (M&E) and monitoring team of P&DD was briefed by the SDO Cadet college regarding the physical and financial progress of the project. He informed that work on Cadet College Muzaffarabad is under progress through following three approved PC-1s namely:

S. No	Name of Scheme	PC-1 cost	Date of Approval	Covered Area	Source of funding
i.	Establishment of Cadet College Muzaffarabad	171.351 (Original) 394.424 (Rev.)	April,2005 (Federal Ministry of Edu.) May,2013 (AKCDC)	80563 Sft	Federal ADP
ii.	Construction of Cadet College Hostel No.3	98.568	Aug,2011 (AKDWP)	23494 Sft	ADP
iii.	Construction of Cadet College Muzaffarabad Phase-II	201.444	June, 2015 (AKCDC)	76092 Sft	ADP

2. He further informed that initially the project was approved in April 2005, but after devastating earthquake of 2005 project could not be started. The actual work started in 2009 after the acquisition of land and settlement of local issues .From 2005 to 2012 funding continued from Federal PSDP and Rs.118 million were released upto 2012.



DG (M&E) being Briefed



Cadet College Entrance Gate

3. During the site visit and information given by the project authorities it has been revealed that keeping in view the physical progress of the project as various facilities like Admin block, Hostel, Mosque, Guest House and Principal residencies have been almost completed which can accommodate the start up class of Cadet College.

3. There are certain issues which need to be addressed for the start of Cadet College which are as under.

a. Approval of rules for Cadet College Muzaffarabad

- b. Allocation of re-curing budget of Rs.58.811 million
- c. Sanction of Posts
- d. Constitution of Board of Governors
- e. Appointment of Principal
- f. Selection of Administrative staff
- g. Preparation of Prospectus

The Director General (M&E) and monitoring team of P&DD along with SDO Cadet college visited each facility the completed/under construction. Technical findings as per site visit of various facilities of Cadet College are as under.

Technical Findings:

A.) Establishment of Cadet College Muzaffarabad

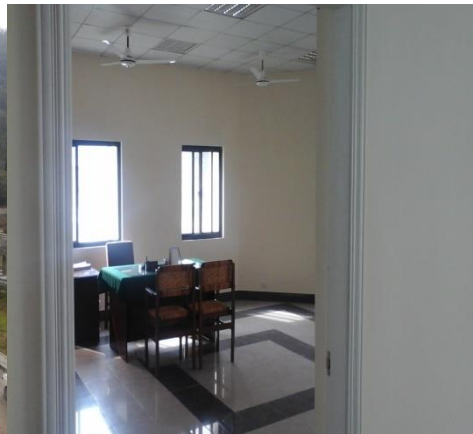
1. This scheme comprises of Administration block, Academic block, Cadets Hostels, Mosque, Services block, Guest House, Bachelors Hostel, Residences, Boundary wall and external works.

Administration Block

The work on Administration block is complete.



View of Admin block



Inner view of Admin block

Academic Block

Work was not under progress on Academic Block. The Project authorities informed that work for Academic block was awarded in June, 2013 but the contractor failed to deliver the project in time. Hence the awarded work was cancelled in August, 2015 for retendering, but in the meanwhile Contractor has

taken matter to the High Court and right now the High Court has issued status quo regarding Construction of Academic block.



Views of Academic block with no construction activity at site

Cadets Hostel No. 02

1. Structural work and plastering of Cadet Hostel no. 02 has been done. However finishing work i.e. flooring, internal/external painting, fixing of windows and doors etc is yet to be done.



View of Cadet College Hostel No.02



Staircase of Cadet College Hostel No.02



Monitoring team being briefed by the Contractor



Steel reinforcement of top floor columns left opened not following the engineering standards



Carpenter busy in wood work for cupboard

Mosque

1. Structural work, plastering and flooring of the Mosque has been done. However finishing work i.e. internal /external painting, fixing of windows and doors etc and sanitary fitting and electrical fixtures are yet to be done.



Views of under construction Mosque



Inner views of Mosque

Cadet College Hostel No. 03

1. Construction work of Cadet College Hostel No 03 has been completed.



View of Cadet College hostel 03



Inner view of hostel building



Furniture has been purchased



Sanitary fixtures in bath room



Seepage observed along the dome inner sides



Roof treatment not done yet

Cadet College Hostel No. 01

Work was not under progress on Cadet College Hostel 01. The Project authorities informed that work for Cadet College Hostel 01 was awarded in June, 2009 as a part of revised PC-1 but the contractor failed to deliver the project in time. Hence the awarded work was cancelled in 2012. Meanwhile scheme was re-revised at the cost of Rs.394.00 million and this Hostel was dropped from scheme to economize the cost.

Remaining work of this project was included in Phase-II PC-1 but this facility was again dropped by AKDWP to economize the cost. Now the PMU is planning to include the remaining work of this hostel in new scheme.



Work stopped at site



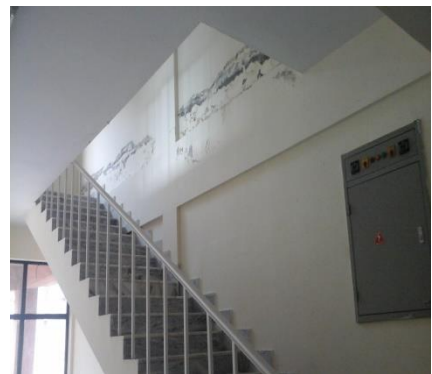
Construction up to plinth level done

Bachelor's Hostel

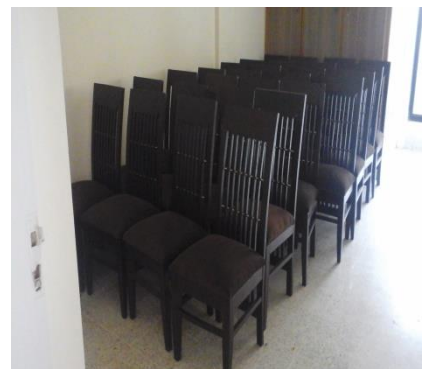
1. Construction work of Bachelor Hostel has been completed.



View of Bachelor's Hostel



Seepage observed along the walls of stair case



Furniture has been purchased

Guest House

1. Construction work of Guest House has been completed.



Views of guest house



Sanitary fixtures in bath room

Residences

1. Residences comprise of Cat-I,II (Nos) & Cat-IV (2 Blocks 8 Flats).
2. Construction of Cat-I for Principal has been completed, however construction work of Cat-II is in progress.
3. Construction of Cat-IV has not been started yet however tendering is in progress.

A. Category-I House (Principal)



Views of Principal's residence

B. Category-II House

1. Construction work of Cat-II house was in progress.
2. Project authorities failed to present the structural drawing to check the length of dowel bars of columns.
3. Concrete strength was checked with concrete testing hammer and was found satisfactory however project authority was conveyed to furnish the concrete test reports.



Construction work up to plinth beam done



Concrete strength being checked with concrete testing hammer

Library

1. Scope for construction of library was included in a scheme approved in July, 2015.
2. As per site construction work upto plinth level has been done.
3. Almost half ground floor columns have been constructed and formwork for rest of column was in position and ready for concreting.
4. Formwork of some columns was removed day before and curing was in progress.



Watering/curing being done



Concrete strength being checked with concrete testing hammer

Auditorium

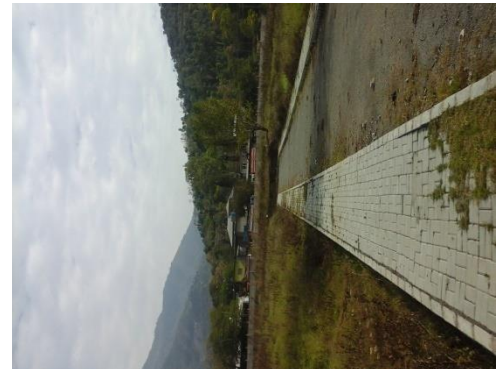
1. Scope for construction of Auditorium was included in a scheme approved in July, 2015.
2. As per site construction work upto plinth level has been done.
3. Steel fixing of various ground floor columns have been done and formwork of some columns was in position and ready for concreting.
4. Concreting of some columns was in progress.



Steel fixing and concreting in progress

External Services

1. Scope for external work includes construction of roads, footpaths, sewerage, water supply and external electrification etc.
2. Work for construction of roads, footpath sewerage and water supply is almost 85% complete. However external Electrification has not yet been started as its work will be done by Electricity Deptt.



Main Gate Boundary Wall & Fencing

1. Construction work of main gate, fencing boundary wall has been completed.



Recommendations:

1. To operationalize/start the Cadet College Muzaffarabad following issues should be resolved at fast track basis.
 - a. Approval of Rules for Cadet College Muzaffarabad
 - b. Allocation of recurring Budget
 - c. Sanction of posts
 - d. Constitution of Board of Governors
2. Matter regarding construction of Academic block is prejudice in the High Court which may be pursued vigorously for issuance of judgement.
3. Construction work on Cadet College Hostel No. 01 may be included in development strategy to prevent the deterioration of construction work up to foundation level already done.
4. Issue regarding provision of external electricity may be pursued vigorously with Electricity Deptt.
5. Seepage problem observed in Guest House building may be treated immediately to prevent deterioration of finishing works.
6. Test reports of concrete, steel etc may be furnished to the P&DD for further evaluation.
7. Structural design of vertical reinforcement of columns may be furnished to P&DD to check the dowel length observed at site.
8. Roof treatment may be done where required.