

HIMACHAL PRADESH  
PUBLIC WORKS DEPARTMENT

No.PW-CTR-32-20/General Instructions/2012-768-850 Dated: 10-04-2012.

From:

Engineer -in-Chief.

To

All the Chief Engineers/Superintending Engineers  
in H.P.PWD.

Subject: -

Maintenance of buildings & Roads.

In Supersession of Chief Engineer (I) H P PWD Shimla letter No. PW(B)56-7/57-7231-7400-A Dated 20.02.70 and to stream line and rationalize the expenditure on the maintenance of the buildings the maintenance norms of various buildings are fixed as follows.

<u>Type of building</u>		<u>Age of Building</u>	
A	<u>Annual Repair</u>	More than 20 years	1 to 20 years.
1.	Residential		
(a)	Permanent	3.2%	1.9%
2	Non-Residential		
(a)	Permanent	2.8%	0.95%
(b)	Monumental	1.2%	0.30%
B	<u>Special Repair</u>	More than 20 years	8 to 20 years.
1.	Residential		
(a)	Permanent	1.2%	0.63%
2.	Non-Residential		
(a)	Permanent	1.2%	0.63%
(b)	Monumental	0.45%	0.31%

The above %ages for S/R are subject to a maximum of 8% (of its completion cost) for a particular building in a year under exceptional circumstances. No special repair shall be admissible during the first 8 years of the life of the building.


The estimates for annual repair and maintenance of building shall be sanctioned by the Executive Engineer (Manual Para 5.33(5)) subject to the availability of funds. The estimates under special repair, subject to the availability of funds, shall require the approval of Superintending Engineer (up to RS 4.00 lac) and beyond that shall be approved by the concerned Chief Engineer.

Contd.P. 2.

It is further decided that building register may be updated in each Division on the Performa-I enclosed herewith, so that maintenance cost is determined. Executive Engineer of each Division will compute the maintenance cost of each building on the Performa-II and send the same to concerned Superintending Engineer at the beginning of every financial year i.e. in the month of April/ May. The Superintending Engineer will further compile the requirement of funds for his circle on the Performa-III for further submission to the concerned Zonal Chief Engineer.

You are requested to accordingly work out the maintenance cost of all buildings of all Divisions for the year 2012-13 and submit the requirement of funds on performa-III for allotment.

Encl. As above (3 Nos.)

  
Engineer-in Chief, 10/4/12  
Himachal Pradesh, PWD,  
Shimla-171002.

Copy forwarded to :

- 1 All the Executive Engineers in H.P. PWD.
- ✓ 2 The I.T. Section in this office for posting the same on Departmental web site.

Engineer-in Chief,  
Himachal Pradesh, PWD,  
Shimla-171002.





Requirement of funds for repair/maintenance of buildings in respect of  
for the year 2012-13

Performa-III

Circle

Sl. No.	Name of Divn.	Residential		Non-Residential		R.H./C.H.		Remarks
		No. of Units	Requirement of funds as per norms	Nos. of Unit	Requirement as per norms	Nos.	Funds required	
1	2	3	4	5	6	7	8	

Note: In the case of RH/CH also add cost of electricity/ telephone/water charges/ housing keeping etc.

Superintending Engineer