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ISLAMABAD

Electric Supply Company Limited

Head Office, Street No.40, Sector G-7/4, Islamabad

No. 5404-11 /CEO/IESCO/CE(P&E)/HS-515

Date: 04/05/2023

Mr. Tariq Sharif Bhatti
Tariq Sharif Smart City
Housing Project Gujar Khan

Subject: TENTATIVE DEMAND NOTICE OF EXTERNAL ELECTRIFICATION WORK IN RESPECT OF TARIQ SHARIF SMART CITY HOUSING PROJECT GUJAR KHAN (ON SELF EXECUTION BASIS).

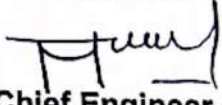
Reference: Your request dated 27.01.2023.

The Chief Executive Officer IESCO has been pleased to accord the approval / vetting of design for electricity infrastructure / external electrification work in the above subject scheme having ultimate load **6.846 KW** as requested by you.

You are therefore required to deposit the following amounts with Finance Director IESCO Islamabad through Bank Draft / Pay order in the name of Chief Executive Officer IESCO Islamabad within **30 days** positively from the issue date of this Demand Notice / letter under intimation to this office and other concerned as well.

Sr. No.	Name of Work	Estd. Amount	Remarks
1.	Capital cost (for source feeders work)	Rs.109,399,128/-	These payments should be made through pay orders / bank drafts in the name of Chief Executive Officer IESCO Islamabad within 30 days positively in the office of Finance Director IESCO Head Office lbd from the issue date of this Demand Notice / letter.
2.	Capital cost for Control room extension	Rs.19,100,876/-	
3.	1.5% Design vetting fee for Control room extension	Rs.5,447,092/-	
4.	50% Grid sharing cost amounting to @ 4474/ KW.	Rs.36,482,334/-	
5.	Design charges cost	Rs.485,162/-	
6.	1.5% Inspection / supervision charges	Rs.3,806,105/-	

- The Demand Notice is tentative amount of work may vary according to the site requirement and enhancement in the rates of material / civil work etc.
- The 50% Grid sharing cost as per assessed ultimate load will be recovered Rs.36,482,334/- @ 4953/KW against ultimate system load i.e. **6.846 KW** from the Sponsor in advance whereas no need of Grid sharing cost from individual consumer at the time of getting electric connection.
- Any cost if required additionally due to right of way problem or escalation in cost of material during construction work or any other unforeseen reason will have to be deposited by the applicant. The actual material and its installation charges for the network to be installed should be charged at the prevailing store issue rates at the time of execution of the job. Difference / variation if occurred (less/excess) shall be adjusted accordingly after completion of the entire work.
- The work shall be carried out by PD (CO) IESCO Islamabad after receipt of Capital cost, vetting fee and Grid sharing cost from the applicant.
- The work for construction of 03 No. overhead/underground 11 KV feeders upto the intake point of the Scheme emanating from 132 KV Gujar Khan Grid station will be carried out PD (CO) IESCO Islamabad after payment of demand notice.
- The work for control room extension shall be carried out by PD (GSC) IESCO lbd after payment of demand notice.
- The sponsor will furnish bank guarantee within 30 days positively from the issue date of this demand notice equivalent to 25% of the total cost of external electrification on self execution work amounting to Rs.63,435,078/- valid for the entire period upto completion work of housing Society.


Chief Engineer (P&E)
IESCO Islamabad

Copy to:

- Chief Engineer (MI) PPMC Building No.2, 5th Floor Awan-e-Iqbal Egerton Road Lahore.
 - Finance Director IESCO Head office Islamabad. He is requested to intimate this office as and when the above mentioned amounts received from the sponsor. Further the Capital cost at Sr.No.1 shall be credited to PD (CO) IESCO Islamabad and Capital cost at Sr.No.2 for control room extension shall be credited to PD (GSC) IESCO Islamabad.
 - Project Director (CO) IESCO Islamabad.
 - PD (GSC) IESCO Islamabad
 - SE (E) IESCO Jhelum Circle.
 - XEN (E) IESCO Division Gujar Khan
 - M/s Al Fanateer Consultants Islamabad.
- Master File
- } for information & necessary action.

Mr. Tariq Sharif Bhatti
Tariq Sharif Smart City
Housing Project Gujar Khan

Subject: VETTING / APPROVAL FOR EXTERNAL ELECTRIFICATION SYSTEM ON SELF EXECUTION BASIS THROUGH SPONSOR IN RESPECT OF TARIQ SHARIF SMART CITY HOUSING PROJECT GUJAR KHAN (ON SELF EXECUTION BASIS).

Reference: Your request dated 27.01.2023.

The design for external electrification system of subject Housing Scheme prepared by M/s Al Fanateer Consultants Islamabad amounting to Rs.363,139,441/- with ultimate load 6.846 MW has been scrutinized and vetted subject to the terms, conditions and work detail mentioned below:-

1. SCOPE OF WORK:-

- a) Work for 11 KV Outgoing panel, 03 No. feeders upto intake point of the Society and Railway crossing charges to be executed by IESCO

Description	Quantity
11 KV Outgoing panel	03 Nos.
58' HT Structure	72 Nos
500 Mcm Cable S/core	4550 Mtrs
ACSR Osprey Conductor	32130 Mtrs
Termination Kits 500 Mcm S/core I/D	09 Nos.
Termination Kits 500 Mcm S/core O/D	63 Nos.

DUCT UPTO THE INTAKE POINT OF SCHEME ON COST DEPOSIT BASIS:

Description	Quantity
2x2 Duct line	360 Mtrs.
Man holes (2x2)	11Nos.

- b) Work of 11 KV feeder and Distribution system within the Scheme (To be executed by the Sponsor on self-execution basis)

Description	Quantity
Load Break Switch (LBS) 4-way	10 Nos.
HT Cable 500 MCM S/Core	19968 Mtrs
Termination Kit I/D for 500 MCM Cable	66 Nos.
Termination Kit O/D for 500 MCM Cable	09 Nos.
Straight Joint Kit for 500 MCM	162 Nos.

DUCT LINE INSIDE THE SCHEME ON SELF EXECUTION BASIS:

Description	Quantity
2x2 Duct line	300 Mtrs
Man holes (2x2)	05 Nos.
2x3 Duct line	1875 Mtrs.
Man holes (2x3)	31 Nos.

HT LOOP (ON SELF EXECUTION BASIS)

Description	Quantity
HT Cable 4AWG 3/Core	3756 Mtrs
Straight Joint Kit for 4AWG 3/Core	13 Nos.

SUB STATION AND LT MAIN (ON SELF EXECUTION BASIS)

Description	Quantity
100 KVA Pad mounted Transformer	16 No.
200 KVA Pad mounted Transformer	10 No.
Termination Kit for 4 AWG cable 3/Core I/D	58 No.
LT Cable 37/0.83 4/Core	6098 Mtrs.
LT Distribution box	183 Nos.

VETTING / APPROVAL FOR EXTERNAL ELECTRIFICATION SYSTEM ON SELF EXECUTION BASIS THROUGH SPONSOR IN RESPECT OF TARIQ SHARIF SMART CITY HOUSING PROJECT GUJAR KHAN (ON SELF EXECUTION BASIS).

**a) Cost of 11 KV feeder and Distribution system within the Scheme
(To be executed by the Sponsor on self-execution basis)**

Sr.No	Description	Amount
1.	Cost of 11KV underground 03 No. feeders	90,771,650/-
2.	Cost of HT loops	9,920,530/-
3.	Cost of HT/LT Loop and Sub Station	64,431,521/-
4.	Cost of LT main	21,153,727/-
Total cost		186,277,428/-
Total cost of Civil work		67,462,885/-
Grand Total		253,740,313/-

b) Cost of 11 KV Outgoing panel, 03 No. feeders upto intake point of the Society and Railway crossing charges to be executed by IESCO

Sr.No	Description	Amount
1.	Cost estimate of 11 KV O/G panel	18,731,659/-
2.	03 No. 11 KV feeders overhead section (From Grid to main gate of Society)	85,267,469/-
3.	Railway Charges for Railway track Crossing	5,400,000/-
Total		109,399,128/-

c) The extension of control room at 132 KV Gujar Khan Grid station shall be carried out by IESCO on cost deposit basis. The tentative estimate for control room extension received from PD (GSC) IESCO amounting to Rs.19,586,038/- (including design charges).

The 25% of Bank guarantee for Rs. 63,435,078/- on the total estimated cost of self-execution will be submitted by Sponsor which will remain intact for whole period upto completion of work and will be returned within 30 days after taking over the system by IESCO.

d) 1.5% Design Vetting fee & 1.5 % Inspection /Supervision charges

Sr	Description	Amount (Rs).
1.	1.5% design vetting fee on total estimated cost	5,447,092/-
2.	1.5 % Inspection/ Supervision Charges against Cost of self-execution work (i.e. 253,740,313/-)	3,806,105/-

TERMS AND CONDITIONS:

- The approval/ vetting of design for external electrification work / infrastructure for Tariq Sharif City Gujar Khan through underground system having 6.846 MW ultimate system load through 03 No. 11 KV feeders to be emanated from 132 KV Gujar Khan Grid station.
- The project consist of 581 No. residential plots having 2326 KW, 189 No. Commercial area having 3224 KW, Public buildings such as School, Masjid etc. having 1266 KW & Street light 30 KW, whereas the total load of the Scheme becomes 6.846 MW.
- Approval for external electrification work inside the Scheme on self-execution basis by the Sponsor as proposed by the Consultant from 132 KV Gujar Grid station, whereas the work for construction of 03 No. source feeders alongwith extension of control room at 132 KV Gujar Khan Grid station by IESCO on cost deposit basis.
- Admin: approval and Technical sanction of the BOQ/Cost estimate for external electrification work Rs.363,139,441/- in the light of IESCO book of financial power 2018, 1.5% vetting fee Rs.5,447,092/-, Inspection Supervision charges Rs.3,806,105/- and Grid sharing cost Rs.36,482,334/-.
- Admin approval and technical sanction of estimate for control room extension amounting to Rs.19,586,038/- (19.586 Million) at 132 KV Grid station Gujar Khan on cost deposit basis.
- The demand notices shall be issued by CE (P&E) for the following:
 - Capital cost amounting to Rs.109,399,128/- (for source feeders work).
 - Capital cost amounting to Rs.19,100,876/- (for control room extension).
 - Vetting fee amounting to Rs.5,447,092/-.
 - Grid sharing cost amounting to Rs.36,482,334/-.
 - Design charges for control room extension amounting to Rs.485,162/-.
 - Inspection supervision charges Rs.3,806,105/-.
- The work for control room extension shall be carried out by PD (GSC) IESCO lbd after payment of demand notice.
- The work for construction of 03 No. overhead/underground 11 KV feeders upto the intake point of the Scheme emanating from 132 KV Gujar Khan Grid station will be carried out PD (CO) IESCO Islamabad after payment of demand notice.

VETTING / APPROVAL FOR EXTERNAL ELECTRIFICATION SYSTEM ON SELF EXECUTION BASIS THROUGH SPONSOR IN RESPECT OF TARIQ SHARIF SMART CITY HOUSING PROJECT GUJAR KHAN (ON SELF EXECUTION BASIS).

9. The execution of external electrification work inside the Scheme by the Sponsor through IESCO/PEPCO approved contractors as per approved / vetted design prepared by M/s Al Fanateer Consultants Islamabad at his own cost and as per terms & conditions of self-execution mentioned in the PEPCO/IESCO Housing Policy in vogue, whereas 01 No. 11 Overhead feeder from Grid station upto intake point of Scheme will be constructed by IESCO on cost deposit basis.
10. Provision of Right of Way for the 11 KV feeder from Grid station upto intake point of Scheme shall be the sole responsibility of Sponsor from Administrative Authority as well as from private land owners.
11. Interim electricity 03 No. connections (200 KVA each) as requested and applied on proper A&A form, upto 600 KVA for Office, tube well and street light as per applicable tariff by the field formation from the existing system if found feasible on cost deposit basis, till permanent arrangement. Further the connection will be subject to the condition that applicant will not resale the electricity in the light of NEPRA rules and regulations and if so the IESCO will disconnect the electricity connection without any notice. The applicant shall provide the undertaking in this regard on the non judicial stamp paper to the respective field formation. These connections will be processed by concerned field formation after payment of Grid sharing cost, inspection charges and vetting fee.
12. The interim arrangement shall be adjusted/ used as permanent after completion / handing taking over of entire external electrification work inside the Housing Scheme by sponsors.
13. The metering will be carried out on individual basis in the name of allottees as provided by the sponsor after taking over the system by IESCO on full satisfaction of the standing committee.
14. The sponsor shall not extend the electrical network outside the plan approved by IESCO without the permission of IESCO.
15. The execution of external electrification system inside the Society is allowed to be carried out by the sponsor at his own cost through PEPCO / IESCO approved contractor subject to the following conditions:-
 - (A) The contractor shall not be the same who prepared the design for external electrification system of the Society as consultant, and the contractor should be on approved list of PEPCO / IESCO.
 - (B) The work shall be carried out strictly in accordance with PEPCO / IESCO Standard Design Instructions, specifications and as per design vetted by IESCO.
 - (C) The sponsor shall furnish bank guarantee within 30 days positively from the issue date of this letter, equivalent to 25% of the total electrification cost against self execution work amounting to Rs.63,435,078/- (253740313x25%), valid for the entire period upto completion of full electrification work / energization of the colony.

(D)-PROCUREMENT OF MATERIAL

1. Sponsor will be fully responsible for the procurement of material and installation of quality material according to PEPCO / IESCO approved specifications from the manufactures approved by PEPCO / IESCO. The colour code of such material shall be different from that of PEPCO / IESCO sponsor's name & name of Colony shall be embossed on cables and all other electrical equipment/material. In case DISCO's / IESCO's material is found installed, IESCO reserve the right to lodge FIR and to impose the penalty as deemed fit or revoked/withdraw the approval.
2. Sponsor will not purchase / use any material bearing DISCO's / IESCO monogram or DISCO's / IESCO's colour Scheme or identification.
3. The procurement of the material will be done by the sponsor from IESCO's approved manufacturer, alternatively contractor appointed by the sponsor may also purchase the material after getting the purchase order vetted by the sponsor before it is submitted to IESCO for further vetting, however responsibility for purchase made by the contractor will rest with sponsor.
4. Sponsor will keep and pass on the following record to this office while procuring the material:
 - (a) Purchase order showing clearly the name of the manufacturer, quality type and make, cost and equipment identification.
 - (b) Invoice bearing the name of Tariq Sharif Smart City Gujar Khan with cost of material and sales tax paid.
 - (c) Delivery Order, Gate pass.
5. All purchase orders shall be got vetted by the sponsor from the office of CE (P&E) IESCO before issuing to the firms / manufactures.
6. In case DISCO's / IESCO material found installed, IESCO reserves the rights to lodge FIR against the sponsor.

(E)- MODE OF PAYMENT TO MANUFACTURER.

Sponsor will prepare a demand notice draft / pay order in favour of the manufacturer and will pass on the copy of draft and its acknowledgement by the Manufacturer to this office.

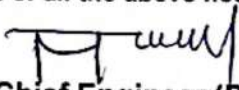
(F)- MATERIAL INSPECTION

- ii) Inspection of material will be carried out by Chief Engineer (QA&I) Lahore or his authorized representative not below the rank of Director Inspection. The Director will record on Inspection Certificate that the above-mentioned material has been inspected by him personally at the work premises of the manufacturer.
- iii) The Chief Engineer (QA&I) will charge 2.5% on the cost of material to be inspected. The Chief Engineer (MI) will properly seal the material inspected and have it indelibly marked before it is moved to site of work.

VETTING / APPROVAL FOR EXTERNAL ELECTRIFICATION SYSTEM ON SELF EXECUTION BASIS THROUGH SPONSOR IN RESPECT OF TARIQ SHARIF SMART CITY HOUSING PROJECT GUJAR KHAN (ON SELF EXECUTION BASIS).

- (G)- After procuring the material Sponsor will give information to this office that the material procured bears all the identification marks as desired above.
- (H)- The Sponsor will submit the construction schedule for the external electrification work in the Society to this office well before taking the work in hand.
- (I)- The electrical network and civil work for the same including Gate, Path and Road crossing shall be constructed / carried out by the Sponsor as per IESCO's approved design and conform to the PEPCO/IESCO SDI.
16. The stage inspection / supervision will be carried out by the Technical Committee of IESCO which will ensure that the material is in accordance with the instructions given in the Housing Policy and work is being carried out according to approved / vetted design and as per PEPCO/IESCO SDI. The inspection team comprising of following:-
- | | | |
|----|---|------------|
| 01 | SE (E) IESCO Jhelum | (Convener) |
| 02 | XEN (E) IESCO Construction Jhelum | (Member) |
| 03 | XEN (E) IESCO Operation Div: Gujar Khan | (Member) |
17. After completion of the electrical network, Sponsor will submit completion report to (P&E) Directorate IESCO showing complete inventories of the material installed at the site alongwith built in drawings as per approved design to IESCO prepared by the Consultant of the Sponsor for proper taking over of the system.
18. The work of external electrification completed by the sponsor as per design shall be properly taken over by IESCO after full satisfaction of the Standing Committee comprising of following:-
- | | | |
|----|-----------------------------------|------------|
| 01 | SE (E) IESCO Islamabad | (Convener) |
| 02 | PD (CO) IESCO Islamabad | (Member) |
| 03 | Dy.Manager (MM) IESCO Head Office | (Member) |
19. Watch and ward will be the responsibility of sponsor of housing Society.
20. The proposed distribution Transformer may not be above 80% loading.
21. The radial length of LT line from distribution transformer must be less than 800 feet.
22. Right of way for the electrical network to be constructed from the Administrative Authority as well as from the private land owners in the way is the sole responsibility of the applicant / Sponsor.
23. Any dispute arising out of the implementation / interpretation of terms of sanction / approval will be referred to Chief Executive Officer IESCO Islamabad and his decision will be final.
24. All requirements dictated by PPMC/NEPRA/IESCO Commercial Procedure, Standard design instructions, electricity rules, tariff applicable should be strictly met with according to the latest instructions.
25. All other departmental formalities must be observed before / while execution of the subject work.

XEN (E) Operation Division Gujar Khan shall monitor/pursue the implementation of all the above noted terms and conditions in true letter and spirit.


Chief Engineer (P&E)
IESCO Islamabad

DA/As above:

Copy to:-

1. Chief Engineer (MI) PPMC Building No.2, 5th floor Awan-e-Iqbal Egerton Road Lahore
 2. Chief Engineer (MM) IESCO Islamabad
 3. PD (CO) IESCO Islamabad
 4. PD (GSC) IESCO Islamabad
 5. S.E (E) IESCO Jhelum
 6. Manager (CM&O) IESCO Islamabad
 7. XEN (E) IESCO Operation Division Gujar Khan
 8. XEN (E) IESCO Construction Jhelum
 9. M/s Al Fanateer Consultants Islamabad
 - > Master file
- } for information and necessary action.