

**Abstract**

Accommodation of newly formed Electrical Section, Kumbidi under Electrical Circle, Shornur in a rented building – Sanctioned – Orders issued

CORPORATE OFFICE (SBU-D)

B.O.(FTD) No.356/2020 (D(D&IT)/D/AEC/Rent/21/2019) Dated, Thiruvananthapuram, 26/05/2020

- Read: 1. B.O.(DB) No. 594/2016 (D(D&S)/D6/AE2/New Section/2016) dated 24/02/2016
2. Letter Nos. TS5/Rent-Kumbidi/ dated 31/12/2018 & 11/04/2019 of the Chief Engineer (Distribution North), Kozhikode
3. Letter No. D(D&IT)/D/AEC/Rent/21/2019 dated 13/05/2019 of the Director (Distribution & IT) to the Chief Engineer (Distribution North), Kozhikode
4. Letter dated 17/06/2019 of the President, Anakara Grama Panchayat
5. Letter No. TS5/Rent-Kumbidi/19-20/774 dated 09/07/2019 of the Chief Engineer (Distribution North), Kozhikode
6. Letter dater 01/10/2019 of Sri. U.P. Sreedharan Nair, Oorath Palliyalil, Perumbalam, Kumbidi P.O. (owner of the building)
7. Letter No. DBC/Rent-Kumbidi/2019-20/1976 dated 03/12/2019 of the Deputy Chief Engineer, Electrical Circle, Shornur addressed to the Chief Engineer (Distribution North), Kozhikode
8. Letter No. TS5/Rent-Kumbidi/2019-20/2033 dated 31/12/2019 of the Chief Engineer (Distribution.North), Kozhikode
9. Letter No. DBC/Rent-Kumbidi/2019-20/2708 dated 11/03/2020 of the Deputy Chief Engineer, Electrical Circle, Shornur
10. Note No. D(D&IT)/D/AEC/Rent/21/2019 dated 19/05/2020 of the Director (Distribution, IT & HRM) to the Full Time Directors (Agenda No. 50/5/20)

ORDER

As per B.O. read 1st above, sanction was accorded for the formation of 30 new Electrical Sections including Electrical Section at Kumbidi. The Deputy Chief Engineer of Electrical Circles concerned was entrusted to explore the possibility of obtaining suitable building free of rent or minimum 10 cents of land free of cost for constructing the building to accommodate the new offices and to make alternate arrangements till the above materialize by requesting the authorities of local bodies in the respective area to provide rent free accommodation for the newly formed Electrical Sections. Also it was directed that the new sections be made functional as and when land is made available as above or rent free accommodation is provided.

As per letter dated 31/12/2018 read 2nd above, the Chief Engineer (Distribution North), Kozhikode reported that Electrical Section, Kumbidi started functioning in the building owned

Now, the owner has requested rent for the building after the rent free period. It is reported that no suitable building is available in the locality at free of rent to accommodate the Section office and requested sanction to allow rent for the existing building with effect from 01/08/2016.

The Chief Engineer (Distribution North) as per letter dated 11/04/2019 reported that no assurance was received from Anakkara Grama Panchayat on providing rent free building or 10 cents of land at free of cost for the construction of building for the new Section, at the time of its formation. Hence the office started functioning in the building of Sri. U.P. Sreedharan Nair, which was offered free of rent for a period of three months.

The Full Time Directors after considering the matter in the meeting held on 09/05/2019 resolved to take up the matter with the Panchayat authorities to provide land or free accommodation for the Section Office. Further resolved to close down the Section Office if there is no favourable response from the Panchayat authorities.

The Chief Engineer (Distribution North), Kozhikode was directed to take up the matter with the Panchayat authorities as per letter read 3rd above.

As per the letter read 4th above, the President, Anakkara Grama Panchayat has forwarded the resolution passed by the Panchayat on 29/05/2019 informing that there is no land or any public building available at free of rent under their ownership. Further, the Panchayat is financially poor and hence it is not in a position to pay rent for a building. The Panchayat want to retain the Section office at Kumbidi itself, since it is located at a very convenient location to the public. Hence the Anakkara Grama Panchayat requested KSEB Ltd to take necessary action for retaining the office at Kumbidi by paying rent for a suitable building by KSEB Ltd itself.

Considering the above, the Chief Engineer (Distribution North) requested necessary action to maintain the Section Office, Kumbidi and requested sanction for accommodating the office in a rented building. Also sanction was requested for executing agreement with Sri. U.P. Sreedharan Nair, the owner of the rented building presently accommodating Electrical Section, Kumbidi with effect from 01/08/2016. Further, the owner of the building is demanding a monthly rent of ₹15,000/- with effect from 01/08/2016. The Electrical Section, Kumbidi is functioning in the building owned by Sri. U.P. Sreedharan Nair with effect from 01/05/2016 with out paying any rent.

The owner of the building, Sri. U.P. Sreedharan Nair had again requested rent for his building with effect from 01/08/2016, after the rent free period of 3 months from 01/05/2016 as per letter read 6th above, and requested necessary action for paying the rent arrears.

As per read 7th above, the Deputy Chief Engineer, Electrical Circle, Shornur reported that the Anakkara Panchayat has informed that at present there is no suitable buildings for accommodating Electrical Section, Kumbidi. They have started construction of a new building which will be completed in an year. The matter of accommodation of Electrical Section, Kumbidi can be considered on completion of the new building.

It is also reported that the Electrical Section, Kumbidi having a consumer strength of about 12,000 is providing good service and closing down of the office will lead to public as well

Considering the above, the Deputy Chief Engineer, Electrical Circle, Shornur requested sanction for paying rent for the existing building, till the office is shifted to the new building of Anakkara Grama Panchayat, which is under construction.

The Deputy Chief Engineer, Electrical Circle, Shornur was directed to obtain written consent from the local body that it will allot sufficient space for the functioning of Electrical Section, Kumbidi on the completion of the new Panchayat building. As per letter read 9th above, the Deputy Chief Engineer, Electrical Circle, Shornur has forwarded the resolution No. 6(2) dated 24/01/2020 of Anakkara Grama Panchayat resolving that the Panchayat will allot space on completion in the first floor of the building being constructed for storing crops, opposite to existing office of the Grama Panchayat. Further, the owner of the existing building Sri. U.P. Sreedharan Nair had consented to rent out the building at a monthly rent of ₹12,000/-.

In the circumstances, the Deputy Chief Engineer, Electrical Circle, Shornur has requested necessary sanction for paying the rent for the building accommodating Electrical Section, Kumbidi with effect from 01/08/2016, after the rent free period of three months.

The matter was placed before Full Time Directors as per note read as 10th above.

Having considered the matter in detail, the Full Time Directors in the meeting held on 22/05/2020, resolved to accord sanction for paying rent for the building owned by Sri. U.P. Sreedharan Nair, Oorath Palliyalil, Perumbalam, Kumbidi P.O. accommodating Electrical Section, Kumbidi under Electrical Circle, Shornur.

Further resolved to direct the Executive Engineer, Electrical Division, Pattambi to execute the rent agreement with the owner of the building with effect from 01/08/2016 and only upto 31/12/2020 and that the Section Office shall be shifted to the PRI building by that time.

Further resolved to pay a monthly rent of ₹12,000/- for the building till it is shifted to the building owned by Anakkara Grama Panchayat

Orders are issued accordingly.

By Order of Full Time Directors,
Sd/-
Lekha G.
Company Secretary (In charge)

To:

The Chief Engineer (Distribution North), Kozhikode
The Deputy Chief Engineer, Electrical Circle, Shoranur
The Executive Engineer, Electrical Division, Pattambi

Copy to:

The Chief Engineer (IT&CR)
The Financial Adviser/The Chief Internal Auditor
The RCAO/The RAO/The LLO
The TA to Chairman & Managing Director
The TA to Director (Distribution, IT & HRM / Transmission, System Operation & Safety /
Generation-Electrical & Supply Chain Management / Generation-Civil)
The PA to Director (Finance)/ Senior CA to Secretary (Administration)
The Fair Copy Superintendent/Library/Stock File

Forwarded/By Order