



REGULAR MONITORING REPORT (RMR)

MEC Region	: SUKKUR
ADP #	: 1180/2025-26
Estimated Cost	: 48.951 (M)
Sub Sector	: Government Servants Housing
Admin Department	: Home Department Prison (Government of Sindh)
Executing Agency	: (Project Director) PMU Prison Department Sindh Karachi.

PROGRESS ASSESSMENT

Physical Progress %	: 87%
Financial Progress %	: 87%
Earned Value	: 42.59 (M)
SPI	: 1.313
CPI	: 1.00




REGULAR MONITORING REPORT (RMR)

INFRASTRUCTURE SECTOR

Sub-Sector: Government Servant Housing

Type of Scheme: (Independent)

PART - A: PROJECT PROFILE

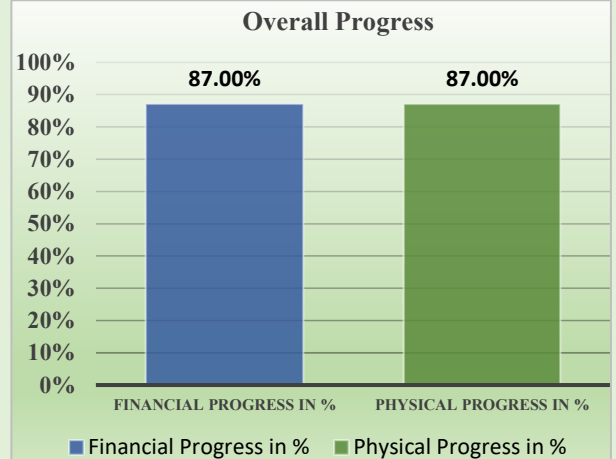
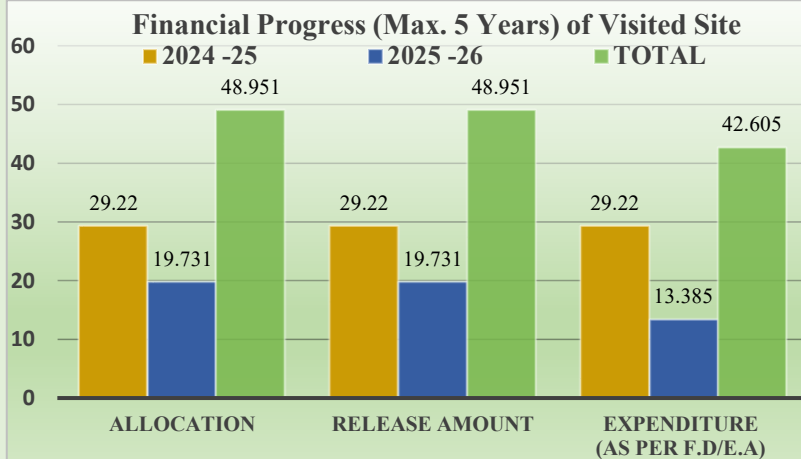
1.	Scheme / Unit Information					
a.	ADP / UID No.	1180 (2025-26) / HMDPN-PP-22-0503				
b.	Name of the Project / QRC	CONSTRUCTION OF BOUNDARY WALL AROUND STAFF RESIDENTIAL COLONY AT CENTRAL PRISON SUKKUR (REVISED).				
c.	Visit Location of the Project	UC/Town	Sukkur	District	Sukkur	
d.	GPS Location Coordinates	Lat (N):	27.668212	Long (E):	68.845521	
e.	Administrative Department	Home Department Prison (Government of Sindh)				
f.	Executing Agency	(Project Director) PMU Prison department Sindh Karachi.				
g.	Consultant / Design Engineer	N/A				
h.	Contractor (s)	M/S ARAZ MUHAMMAD SHAIKH				
i.	Date of A.A. Issued	07-01-2025	Completion Month/Year as per PC-I		June 2026	
j.	Revision of PC-I Status	Yes	Date of Revision (if any)		07.01.25	
k.	Project Objectives (as per PC-I)	The object of this scheme is for construction of boundary wall (up-to 10 ft) around the premises of Central Prison Sukkur, which is under need of boundary wall to avoid any encroachment on the premise of Central Jail Sukkur				

2.	Monitoring Visit History					
	a.	Last Visit Date (if any)	N/A		Last Visit's Assessment Status	N/A
	b.	Planned Visit Date	28-10-2025		Current Visit Date	28-10-2025
	c.	Reason for Delay (if any)	N/A			
	d.	A.D/E.A Officer(s) on Site	Name	Ghulam Abbas Soomro	Designation	Executive Engineer (PMU) Sukkur
	e.	MEC Team During the Visit	Name	Engr. Muhammad Hanif Abro	Designation	MEO Buildings
	f.	Any local Community member interviewed/engaged for visit	Name	Not Engaged.	Occupation	N/A

3.	Financial Progress (FP). (Amounts in PKR, million)						
a.	Funding Agency Share (%)	GoS Share	100%	GoP Share	0%	FPA Share	0%
b.	Approved Cost of the Project (M)	Capital	35.00	Revenue	-	Total	35.00
c.	Revised Cost of the Project (if any)	Capital	48.951	Revenue	-	Total	48.951
d.	Unit Cost of the Project (if applicable)	Capital	-	Revenue	-	Total	-

e.	Financial Progress (Up to 5 Years) of Scheme	Up to 2021-22	2022-23	2023-24	2024 -25	2025 -26	TOTAL
	i. Allocation	-	-	-	29.220	19.731	48.951
	ii. Releases (as per F.D. Data)	-	-	-	29.220	19.731	48.951
	iii. Expenditure (as per F.D/E.A Data)	-	-	-	29.220	13.385	42.605
f.	Overall Financial Progress in %	87%		FP variance vs PP		0%	

4. Financial/Physical Progress Graph. (Amounts in PKR, million)



PART - B: PROJECT ANALYSIS

1. Quantitative Breakdown (Provided by EA and verified by MEO)

S#	Domain	Activity / Material	Name of the Test	Required	Achieved	GAP (if any)	Unit	Standard	Remarks
a.	Building & Road	Earth Work	Excavation		N.A.	N.A.	Cft		-
			Back Fill		N.A.	N.A.	Cft		-
b.	Building, Road & Hydraulic Structures	Compaction	FDT	95%	N.A.	N.A.	%	AASHTO	-
			Sieve Analysis		N.A.	N.A.		ASTM C- 136	-
		Soil	Sp. Gravity	2.6 > 2.7	N.A.	N.A.		ASTM C-128	-
			Water Absorption	3%	N.A.	N.A.	%	BS 812-2	-
c.	Building & Road	Cement Concrete	Slump Test	80 > 150	N.A.	N.A.	Mm	ASTM C 143	-
			Temperature	75 > 95	N.A.	N.A.	°F	ACI 305	-
			Water-Cement Ratio	0.45 (Max)	N.A.	N.A.			-
d.	Building	Steel Rebar Gr-40	Tensile Test	40000	N.A.	N.A.	Psi	ASTM A-615	-
		Steel Rebar Gr-60	Tensile Test	60000	N.A.	N.A.	Psi	ASTM A-615	-
e.	Reinforced CC	NDT	Schmidt Hammer Test	30 > 50	N.A.	N.A.	N/mm2	ASTM C-39	-
		DT	Core Cutter Test	25000	N.A.	N.A.	Psi	ASTM C-40	-
		DT	Cube Compressive Strength	25000	N.A.	N.A.	Psi	ASTM C-41	-

f.	Discrepancy in Dimension in / Quality of material against design parameters/Structure	No
g.	Discrepancy/deficiency in quality test against approved PC-I / PEC standards	N.A.

2. Project Progress/Component-wise breakdown								
S#	Major Unit/Component as per PC-I	Physical/Financial Progress						
		Quantity as Per PC-I	Quantity as Per T.S	Total Cost	Payment as per MB	PP (%)	FP (%)	Variance Between PP & FP
a.	Compound Wall	44.062	45.683	45.683	40.1087	87%	87.7%	1%
b.	Gate Pillar and Gate	0.864	0.936	0.936	0.4684	50%	50%	No
c.	TOTAL	44.926	46.619	46.619	40.5771	-	-	N.A.
d.	ADD OF ESCALATION	1.036	-	-	-	-	-	N.A.
e.	ADD CONTINGENCY	0.657	-	-	-	-	-	-
f.	TOTAL	46.619	46.619	-	40.5771	-	-	N.A.
g.	ADD 5% S.R.B	2.331	2.330	-	2.0288	-	-	-
G-TOTAL		48.951	48.951	48.951	42.605	87%	87%	-

PART - C: QUALITY MANAGEMENT

Note: Addition of other relevant checks/tests may be included by initiating MEO in the following tables as per the type of structure/scheme.

1. General Check						
Domain	Activity / Material	Name of the Test	Readings Actual at Site (YES/NO)	Found in # of Places	Standard	Remarks (+ / -)
Buildings / Roads / Bridges / Underpasses / Irrigation Banks	Observed Defects	Honey Combing	No	N/A	IS	+
		Visible Cracks	No	N/A	IS	+
		Misalignment	No	N/A	IS	+
		Salinity	No	N/A	IS	+
		Seepage	No	N/A	IS	+
		Uneven Plaster	No	N/A	IS	+
		Uneven Tiling	N/A	N/A	IS	N/A
		Tor Steel used	Yes	N/A	IS	+
		Termite Found	No	N/A	IS	+
		Low Quality Paint	N/A	N/A	IS	N/A
		Dumped Rusted Steel	No	Quantity in Tons	IS	+
				N/A		

PART - D: DOCUMENTS

1. Project Approval Documents (Provided by E/A)			
Item #	Items	Availability (Yes/No)	Observation
a.	PC-I / PC-II (If framed)	Yes	PC-I
b.	Administrative Approval (AA)	Yes	-
c.	Bid Evaluation Report (BER)	No	-
d.	Work Order Issued to contractor(s)	Yes	-
e.	Technical Sanction (TS)	Yes	-
f.	Construction / Architecture Drawings	N/A	-
g.	SEPA EIA/EA/NOC	N/A	-
h.	Any Other Document (_____)	N/A	-

2. Project Implementation Documents (Provided by E/A)			
Item #	Items	Check (Yes/No)	Observation
a.	Implementation Schedule / Annual Work Plan (As per RBM)	Yes	Refer PC-I , Implementation Schedule / Annual Work Plan is included in PC-I while RBM indicators were not set.
b.	Measurement Book (MB)	Yes	Copy of Abstract of 5 th RA bill was provided by E/A.
c.	Soil investigation report	No	-
d.	HSE Audit (whether activities have been carried out through HSE audit or not)	No	-

PART - E: MONITORING ANALYSIS/ASSESSMENTS

1. Earned Value Analysis			
S#	Items	Result	Remarks
a.	Planned Value or BCWS	32.43	Budgeted Cost of Work Scheduled
b.	Earned Value or BCWP	42.59	Budgeted Cost of Work Performed
c.	Actual Cost of Work Performed (ACWP)	42.605	Current Financial Progress
d.	Schedule Performance Index (SPI)	1.313	SPI = 1.0: The project is exactly on schedule. SPI > 1.0: The project is ahead of schedule, completing more work than planned. SPI < 1.0: The project is behind schedule, completing less work than planned.
e.	Cost Performance Index (CPI)	1.00	CPI > 1.0: The project is under budget and performing efficiently. CPI = 1.0: The project is exactly on budget. CPI < 1.0: The project is over budget, spending more than planned.

2. Field Officers Analysis			
	a.	MONITORING & EVALUATION OFFICER (MEO)	
		<u>OBSERVATIONS</u>	
	i. Physical	a) Scope of scheme was construction of boundary wall (up to 10 Ft) around the staff residential colony central prison Sukkur.	

		<div>b) Quantities were calculated in RCE as per standard units (CFT, CWT, SFT) for various work items like Excavation, Rubble Stone Masonry, Brick Masonry, RCC Work, Cement Plaster and surface painting however for measuring progress E/A informed that roughly the length of wall is 3800 RFT.</div> <div>c) Boundary wall was found constructed on 2 sides out of 3 sides of colony and roughly it was constructed up to 10 feet height and 2800 RFT length while for remaining 1000 RFT work was found in progress at foundation level.</div> <div>d) Brick masonry was 9 inches thick and two coat of plastering were applied in most of the length while remaining work was found in progress.</div> <div>e) MEC team verified dimensions of columns (1.25'*1.25') and found them as per design and specification.</div> <div>f) E/A informed that work was hampered on road side due to underlying sensitive cable networks and encroachment however issues were resolved and work was found in progress.</div> <div>g) Rubble stone masonry was found provided below plinth beam level.</div> <div>h) Quality of bricks and plastering were found to be up to the mark.</div> <div>i) Color/painting work found remaining.</div> <div>j) Steel gate pillars were constructed while the steel gate was not provided yet</div> <div>k) Barbed wire laser cut fencing was not provided yet.</div>	
	ii. Financial	a) Financial progress of scheme as shared by E/A and verified from FD releases position was 87%.	
	iii. Earned Value Analysis	CPI = 1.0: Which reflects that the project is exactly on budget. 1.313 Value of SPI reflects that the project is ahead of schedule, completing more work than planned.	
	iv. PC-I / T.S Compliance	Work was found to be carried out in accordance with approved PC-I/T.S.	
	v. Institutional Support / Project Management	There was good support in terms of Project management of said scheme as the staff of E/A like EXEN. and AEN were actively engaged in maintaining progress and quality of scheme.	
	vi. Good practices	The work of scheme was observed to be effectively executed.	
	vii. Specific	Reflected at PART - F along with Site Pictures	
	RECOMMENDATIONS (to mitigate the above observations/risks)		
	a) E/A should complete the remaining scope of work like remaining portion of boundary wall, steel gate, and barbed-wire fencing.		
	b) Finalize plastering and painting works without delay.		
	c) Maintain continuous work progress now that site constraints are resolved.		
	b.	REGIONAL MEO	
		i. Observations	Not visited in person, however by going through the contents of report, the concerned visiting officer reported that the quality of executed work was up to the mark, relevant documents were provided, and PP is same as the FP, hence the concerned visiting officer declared the report as Satisfactory
ii. Recommendations		E/A should complete the remaining work of the scheme with maintaining quality of work.	
c.	SECTOR MEO		
	i. Desk Review Points	a) Project on budget and on schedule b) Test reports not provided. c) Issued For Construction (IFC) stamped drawings not provided	
	ii. Recommendations	RMEO assessment endorsed.	
d.	FINAL ASSESSMENT OF THE PROJECT / SCHEME / UNIT		
	MEO	RMEO	SMEO
	Satisfactory	Satisfactory	Satisfactory

PART - F: PICTORIAL OBSERVATIONS

Note: MEO to add only relevant pictures / corroborating major project deficiencies / deviation, etc, and performance indicators/achievements.

S#	Specific Observations	Pictures	
1.	Satellite / Arial / Drone Shot Pictures of Visited Scheme / Project / Unit Satellite / Arial View of Scheme Area		
2.	Plastering Work was in Progress.		
3.	View of Plastering Work		

4.	Plastering Work on Inside Surface of Wall.		
5.	MEC Team Verified the dimensions of Column.		
	View of Boundary Wall on Faiz Wah/Canal Side.		

GENERAL ABSTRACT SHEET			
CONSTRUCTION OF BOUNDARY WALL AROUND STAFF RESIDENTIAL COLONY AT CENTRAL PRISON SUKKUR (ADP No.1414 OF 2024-25)			
S.#	Name of Building	Cost of Each Unit	No. of Unit Total required
1	Construction of Compound Wall	440628381	44062838/-
2	Gate Pillers & Gate	4322682	864536/-
		Sub Total:-	44927374/-
		SAY	44,927(M)
	Add cost of Escalation	RS.	1.036(M)
	Add Contingency	RS.	0.657(M)
		Total:-	46.620(M)
	Add 5% S.R.B Tax	RS.	2.331(M)
		G. Total:-	48.951(M)
		Say:-	48.951(M)

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