



SANCHAR NIGAM EXECUTIVES' ASSOCIATION

KERALA CIRCLE

(Recognised Majority Association of Executives in BSNL)
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No.SNEA/Kerala/2018-19/II/81 dated 04/03/2020

To
The CGMT,
BSNL, Kerala Circle
Trivandrum

Sir,

Sub: Effective utilization of Executives in Civil Wing reg:

Real estate management has become one of the major business area in the BSNL revival policy 2019 and DOT is expecting BSNL to raise 1000 Crores per year on renting out BSNL buildings. The corporate office has started monitoring the progress of this portfolio on weekly basis and almost all BAs are failing to make some inroad to this new opportunity. Many of our buildings are in dilapidated condition which needs comprehensive maintenance before leasing out. Many buildings require some alterations/modifications for leasing out to external clients. With the upgradation of telephone exchanges and reduction of staffs/revamping of maintenance works, most of our rented accommodation of TEs requires optimisations of space, which will save us huge money on building rent. Instead of pressurising the executives in main stream who are finding it difficult to run the core network with lean structure post-VRS scenario, these works shall be entrusted to civil engineers who are experts in the area. This will ensure smooth delivery of business and a single point contact under the profit centre concept of BAs.

At present, three Executive Engineers are only available against a pre-VRS scenario of 14 EEs. If all BAs are to be allotted an EE/AGM(L&B) each, with whom statutory powers are vested for the above activities, minimum of 11 plus one at circle office under GM(L&B) shall be posted. This can be easily achieved by issuing looking after orders for the senior most SDE in each BA who have already crossed E5/E4 scales. Where ever external projects are not there, these EEs can be given additional duties of AGMs of non-core businesses as per the guidelines issued by the corporate office.

As the external projects are in progress following CPWD procedures for which SE is the authority vested with statutory powers, and many external clients are compelling for the presence of GM/DGM level officer in coordination meetings/discussions with ministers and department heads Two SEs, One at TVM under CE(Civil) / GM (L&B) and one at EKM may be posted. These SEs can be utilised as DGMS in main stream under GM (L&B) for other activities too.

Finalisation of external projects/ settlement of accounts: Huge quantity of cable duct pipes are lying at various places. Unwanted materials in various store yards may be disposed off to free the compounds. It is not only losing its scrap value but also occupying the commercially important plots.

Amounts for external project works deposited by various clients with BSNL accounts shall be gathered and pending bills including refund to the client department shall be made immediately. These delayed refunds may attract penal interest from next financial year. The accounts for already completed and handed over buildings may be settled so that accounts are cleared in full and final. This may be monitored by the EE(P&D) under SE Trivandrum.

Diploma/B Tech apprentices may be employed for major projects to fill the gap of JTOs.

Thanking You

Sincerely Yours



Jithesh.K.P

Circle Secretary

SNEA Kerala

Copy to

Shri.R.Sathesh, GM (HR&Admin), Kerala Circle