

ANALYSIS OF COST AND PROFIT MANAGEMENT OF MULTI-STOREY BUILDINGS IN MEERUT REGION



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ABSTRACT

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INTRODUCTION

House is one of the most important basic needs of human being. After fulfilling the needs of food and clothes every person desires to have its own roof under which he can live comfortably with his family members. More than 60% families of the country are bound to live in rented houses and more than 10% families have to pass their nights under the open sky. In India only 25% to 30% families are residing in their own houses and most of them are passing their time in very congested accommodations.

OBJECTIVES OF THE STUDY

1. To study the importance, scope and limitations of the proposed research work.
2. To analyse the cost of construction from different angles.
3. To analyse the factors affecting the cost of building construction.
4. To draw conclusion from the study.

RESEARCH METHODOLOGY

❖ SAMPLE DESIGN

To conduct the proposed research study the following sample design will be adopted-

SELECTION OF AREA

This study will be conducted at micro level; hence to keep the study feasible Meerut Region has been selected.

SELECTION OF SAMPLE UNITS

For the purpose of survey work, MDA, Avas-vikas, 5 organized private construction companies and 5 private builders will be taken as sample units.

PERIOD OF STUDY

2017-19.

❖ COLLECTION OF DATA

To collect primary data, a detailed questionnaire will be prepared.

TABULATION, ANALYSIS AND INTERPRETATION OF DATA

Collected data will be arranged in table. Further, data and information collected will be analyzed using necessary statistical and mathematical tools.

CONCLUSION

- ❖ In the modern economic structure it is the need of the time that the construction cost must be controlled and brought down to the justified and affordable level.
- ❖ The total cost of construction was found out Rs. 14278804.20 and after adding the predetermined profit i.e. 20% of selling price of G+5 multi-storey building, selling price of tower reached to Rs. 17848505.25. As the selected tower has five flats only, hence the selling price of each tower may be calculated Rs. 3569701.05 or Rs. 3600000.

SUGGESTIONS

- ❖ Generally the rooms, kitchen and verandas are constructed so spacious that they prove uneconomic with the view point to land cost. If these are constructed of normal sizes, the space may be saved from 25% to 40% and thus the cost of land can be reduced accordingly.
- ❖ With the help of frame structure technique the width of walls can be reduced to 4.5" in place of 9". It will increase the usable area.

- ❖ In rainy season only interior finishing work should be completed in place of outside construction work.
- ❖ It seems that the office overheads and selling are too high i.e. more than 3% and 9% of selling price respectively. These should be brought down up to 2% and 5% of the same respectively.
- ❖ Builders should keep their profits at reasonable level i.e. from 10% to 15% of the total cost. At present they are earning from 20% to 30% of the same.

The researcher has a full belief if sincere attention is paid to the above suggestions, the cost of multi-storey buildings can be reduced to a considerable level which will give reliefs to the buyers of flats.

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